PBOC Pg 184

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

Davidson County ROS
Recvd: 11/29/06 11:17 5 pgs
Fees:28.00 Taxes:41.07
20061129-0147200

THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY IN ITS OWN BEHALF AND FOR THE USE AND BENEFIT OF THE STATE OF TENNESSEE,

Plaintiff,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE **2004** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

TEASLEY, JR., GEORGE & D. E. TEASLEY

Control No. **0597-4700-**
Map/Parcel **048-00-0 131.00**

Defendant(s)

File - Tax Civil Action Number **06-801-III**

2006 NOV -7 PM 4:33

I hereby certify that this is a true copy of original instrument filed in my office.
This 9th day of November 2006
CRISTI SCOTT, Clerk & Master
By Tiffany Stafford, Deputy

FINAL DECREE CONFIRMING SALE

This cause came to be heard upon motion of Plaintiff to confirm the Report of Sale of the Clerk and Master. It appearing to the Court that this Report has been on file more than five (5) days and is without exception.

It is, therefore, ORDERED by the Court that the Motion to Confirm be, and the same hereby is, granted. All rights, title and interest of the Defendant(s) **GEORGE TEASLEY JR. AND D. E. TEASLEY** and any and all unknown heirs-at-law or devisees, and of all other interested parties to this suit and to said parcel of land be divested out of them and each of them and be vested in the purchaser(s) **LEON & KEITH BOWMAN** subject to the equity of redemption.

In the names of the parties, the Clerk and Master will make, acknowledge for registration and deliver to said purchaser a deed conveying all the right, title and interest of all the parties to this suit to the purchaser(s) in

and to said tract of land or will give the purchaser(s), if preferred, a certified copy of this Decree for registration.

The costs of the said deed or certified decree will be paid by said purchaser(s), and on application, a writ of possession will issue to put the purchaser(s) in possession of said parcel of land at purchaser's(s') cost.

Out of the proceeds of said sale, the Clerk and Master will make disbursements in the following order:

1. The costs of this cause.

2. All real property taxes, penalty, interest, statutory attorney fees, and costs due and payable to the Metropolitan Government on the date of the sale.

3. Any parks or other liens held by the Metropolitan Government which are of record in the Register's Office for Davidson County, Tennessee.

The Clerk and Master will retain, subject to rightful claims, whatever balance may remain after the above payments. The purchaser(s) shall be liable for the taxes assessed against the property beginning with the year **2006** and continuing so long as he shall own the property.

All other matters are reserved.

The Report of Sale of the Clerk and Master follows and is incorporated herein.

Ellen Hobbs Lyle
CHANCELLOR

APPROVED FOR ENTRY:

Margaret O. Darby #20701
Metropolitan Attorney
108 Metropolitan Courthouse
P. O. Box 196300
Nashville, TN 37219
615-862-6380

CERTIFICATE OF SERVICE

I hereby certify that a true and correct copy of the foregoing **Final Decree Confirming Sale** has been forwarded by U.S. Mail to the following, this 24th day of October 2006.

George Teasley, Jr. and D. E. Teasley
416 NW 68th Street
Lawton, OK 73505-5402

Leon and Keith Bowman
3223 West Hamilton Avenue
Nashville, TN 37218

Margaret O. Darby

METROPOLITAN GOVERNMENT ETC. FILE NO. 06-801-III

VS. CONTROL NO. 105974700

DELINQUENT TAXPAYERS ETC. MAP & PARCEL 048-00-0 131.00
(GEORGE TEASLEY JR & D E TEASLEY)

REPORT OF SALE

To the Chancellor:

An order was entered in this case on 10TH day of JULY 2006 on page 587 of Tax Minute Book 105 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

0 DRAKES BRANCH RD
3.0 Acres
Map and Parcel Number 048-00-0 131.00
Deed Book 00005271, Page 0000718

2006 SEP 20 AM 8:3
DAVIDSON COUNTY TENN

TERMS OF SALE: Cash. To the highest and best bidder. Subject to the right of equity of redemption. The purchaser(s) shall be liable for payment of taxes assessed against the property beginning with the year 2005, and continuing so long as purchaser(s) shall own the property. If there are any excess funds remaining from the proceeds of said sale after distribution of all taxes and costs as specified above, a reference will be made to pay any full year's taxes, interest and penalty due and payable to the Metropolitan Government on the date of sale. Judgment in this cause is in the amount of $234.24 plus interest, penalty, statutory attorney's fees and costs as provided by law.

I respectfully report that I advertised for the required time in the Tennessean, a newspaper published in Nashville, stating that at the second floor of the First Image Building, 501 Great Circle Rd. (Metro Center) in the Part III Courtroom in Nashville, at 12:00 o'clock noon, on WEDNESDAY, SEPTEMBER 13, 2006, I would sell the above described property upon the stated terms. I held the sale as ordered and the property was fairly struck off and sold to LEON & KEITH BOWMAN for $11,100.00. The purchaser(s) complied by paying $11,100.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 11,100.00
Leon Bowman
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 29 DAY OF Nov. 20 06
Brandi Wells
Deputy Register

Respectfully Submitted,

CRISTI SCOTT

Clerk and Master

By Crystal Sanford

Deputy Clerk and Master

LEON & KEITH BOWMAN
3223 WEST HAMILTON AVE
NASHVILLE TN 37218

IN THE CHANCERY COURT, PART III, DAVIDSON COUNTY, TENNESSEE

THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, IN ITS OWN BEHALF AND FOR THE USE AND BENEFIT OF THE STATE OF TENNESSEE,

PLAINTIFFS

File No. 06-801-III

vs.

Control No. 105974700

DELINQUENT TAXPAYERS AS SHOWN ON THE 2004 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

Map & Parcel No. 048-00-0 131.00

GOERGE TEASLEY JR. & D.E. TEASLEY

DEFENDANTS

FILED
ON 9/20/06
DAVIDSON CO. CHANCERY

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the Order of Reference entered in Tax Minute Book 105, Page 587, on July 10, 2006, I find as follows:

1. *The total amount of taxes, interest, penalty and statutory attorney's fee due and payable to the Metropolitan Government on the date of sale, September 13, 2006.*

2004	*$372.45*
2005	*$391.75*
	$764.20

2. ***Court costs due and payable to the Clerk and Master on the date of sale, September 13, 2006.***

$1085.71

Respectfully submitted,
CRISTI SCOTT
Clerk and Master

By *Jeffrey Stafford*
Deputy Clerk and Master