RVD 108 pg 640

IN THE CHANCERY COURT FOR 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,

Plaintiff,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE 2005 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

JIM COUNTS

Control No. 202597
Map/Parcel 09316001500

Defendant(s)

RECEIVED
[illegible]
Davidson County Chancery Court

NF

File - Tax Civil Action Number **07-539-IV**

Notice of Entry Requested

Davidson County ROS
Recvd: 03/10/08 10:54 5 pgs
Fees:28.00 Taxes:37.47
20080310-0023820

CLERK & MASTER DAVIDSON CO. CHANCERY CT. D.C.&M.

FILED
2008 FEB 14 PM 12:37

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) **JIM COUNTS** 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) **R SPENCER CONSTRUCTION, INC** 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.

CHANCELLOR

APPROVED FOR ENTRY:

Jenny L. Hayes

Jenny L. Hayes, # 24480
J. Brooks Fox, # 16096
Elizabeth A. Sanders, # 23873
Assistant Metropolitan Attorneys
Metropolitan Courthouse, Suite 108
P. O. Box 196300
Nashville, TN 37219
615-862-6343

I hereby certify that this is a true copy of original instrument filed in my office.
This 21st day of November, 2006
CRISTI SCOTT, Clerk
By: Deputy

R:\L\L\L-14000+\L-14518\Orders\Final Confirming Sale\Final Decree '05 (Jim Counts).doc

METROPOLITAN GOVERNMENT ETC. FILE NO. 07-539-IV

VS. CONTROL NO. 202597

DELINQUENT TAXPAYERS ETC. (JIM COUNTS) MAP & PARCEL No: 093-16-0 015.00

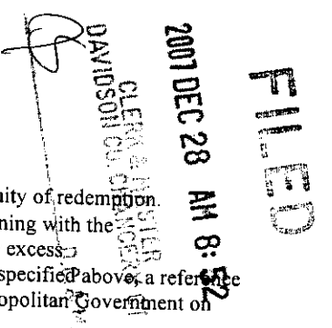
REPORT OF SALE

To the Chancellor:

An order was entered in this case on NOVEMBER 2, 2007, on page 49 of Tax Minute Book 108 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

118 CLAIBORNE ST
.13 Acres
Map and Parcel Number 093-16-0 015.00
Deed Book , Page or Instrument Number
20060620 0073533



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 2006, 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 refund 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 $320.09 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 mezzanine of the Historic Courthouse, 1 Public Square in Nashville, at 12:00 o'clock noon, on WEDNESDAY, DECEMBER 19, 2007, 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 R SPENCER CONSTRUCTION, INC for $10,127.32. The purchaser(s) complied by paying $10,127.32.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 10,127.32
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 20th DAY OF MAR 20 08
Deputy Register

Respectfully Submitted,
CRISTI SCOTT
Clerk and Master

By _____
Deputy Clerk and Master

R Spencer Construction, Inc
Attn: Roland Spencer
2521 Oak Forest Dr
Antioch TN 37013

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

FILED
2008 JAN 16 PM 1:28
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M.

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

PLAINTIFFS

vs.

DELINQUENT TAXPAYERS AS SHOWN ON THE 2005 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

JIM COUNTS

DEFENDANTS

File No. 07-539-IV

Control No. 202597

Map & Parcel No. 093-16-0 015.00

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the Order of Reference entered in Tax Minute Book 108, Page 49, on November 2, 2007, 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, December 19, 2007.*

2004	*$540.45*
2005	*$505.80*
Parks Lien	*$532.70*
Parks Lien	*$498.73*
Codes Lien	*$7040.79*
2006 (No excess funds to pay this year.)	
2007 (No excess funds to pay this year.)	
	$9118.47

2. *Court costs due and payable to the Clerk and Master on the date of sale, December 19, 2007.*

$1008.85

Respectfully submitted,
CRISTI SCOTT
Clerk and Master

By _____
Deputy Clerk and Master

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 8 day of February, 2008.

R Spencer Construction Inc
ATTN: Roland Spencer
2521 Oak Forest Dr
Antioch, TN 37013

New Owner Send Tax bill to

Jim Counts
3940 Kings Ln
Nashville, TN 37218

Occupant or Property Owner
118 Claiborne St
Nashville, TN 37210

METRO MAIL

Metropolitan Trustee
Metropolitan Assessor

Jenny L. Hayes

Jenny L. Hayes

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