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MAR 12 2008

Dav. Co. Chancery Court

IN THE CHANCERY COURT FOR
DAVIDSON COUNTY, TENNESSEE

FOUR MAPLES HOMEOWNER'S ASSOCIATION. INC.

Plaintiff,

vs.

DANIEL W. SEWELL, JR.

Defendant.

Case Number 07- 816-III

07-816-III

FILED
2008 MAR 24 AM 10:57
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

FINAL DECREE CONFIRMING SALE

This cause came to be heard upon motion of the 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) Daniel W. Sewell, Jr. and any and all 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 Four Maples Homeowner's Association, Inc. not subject to any equity of redemption. Said parcel of land is described as follows:

A certain condominium in Davidson County, Tennessee described as follows, to wit: Unit No. 913 in Four Maples Condominiums, a Horizontal Property Regime, as shown on the plat of record in Book 5200, Page 283, and otherwise known as 913 Coarsey Drive, Nashville, Tennessee 37217, Register's Office for Davidson County, Tennessee, to which plan reference is here made.

Being the same property conveyed to Danny W. Sewell, Jr. by Warranty Deed from Gary M. King of record in Book 10804, Page 992, Register's Office for Davidson County, Tennessee.

This is improved real property commonly known as 913 Coarsey Drive, Nashville, Tennessee 37217.

Davidson County ROS
Recvd: 04/01/08 13:23 3 pgs
Fees:18.00 Taxes:15.54
20080401-0032566

OK
CD

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 in and to said tract of land or will give the purchaser, 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, and on application, a writ of possession will issue to put the purchaser in possession of said parcel of land at purchaser'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. Any fees and costs due to the Clerk and Master.
3. The remaining purchase proceeds shall be applied to satisfy outstanding homeowner's fees and assessments owed to the Plaintiff.

The purchaser(s) shall be liable for the taxes assessed against the property and continuing so long as it shall own the property.

All other matters are reserved.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 41,200
First notice
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME THIS
THE 1 DAY OF April 20 08
Deputy Register

Ellen Hobbs Lyle
ELLEN HOBBS LYLE
CHANCELLOR

I HEREBY CERTIFY THAT THIS IS A TRUE COPY
OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 21 DAY OF March 20 08
CRISTI SCOTT CLERK & MASTER
BY Cristi Scott
DEPUTY

APPROVED FOR ENTRY:

ROBERT J. NOTESTINE III
BPR #12195
4515 Harding Pike
Suite 315
Nashville, TN 37205
(615) 297-1568, Ext. 11

CERTIFICATE OF SERVICE

I hereby certify that a true and correct copy of the foregoing Final Decree Confirmation Sale has been forward by U. S. Mail to Danny W. Sewell, Jr. 913 Coarsey Drive, Nashville, TN 37217 this 7th of March, 2008.

Robert J. Notestine III