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Dav. Co. Chancery Court

IN THE CHANCERY COURT OF DAVIDSON COUNTY, TENNESSEE
TWENTIETH JUDICIAL DISTRICT

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,

ROY & JENNIFER NEIDERWERFER,

Control No. 123296400
Map/Parcel: 163-02-0 012.00,

Defendants.

Case No. 06-801-III

FILED
2009 DEC 21 AM 9:47
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. &M.

BILL GARRETT, Davidson County
Trans:T20100001015 ORDER
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ORDER DECLARING PROPERTY VESTED IN INTERVENORS

This cause came before the Court upon the motion of Redeeming Party Ameriquest Mortgage Company's ("Ameriquest") and Braulio Atanacio Sanchez, Gabriel Gomez Aragon, and Southeast Financial Federal Credit Union's ("Intervenors") Joint Motion to Enter Order, moving the Court to enter an Order declaring the subject Property fully redeemed and vested in the Intervenors.

The Court, having considered the memoranda and submission of the parties, finds and concludes as follows:

(1) On August 5, 2009, the Court entered an Order ("August 5 Order") granting Ameriquest Motion for Relief from Order, relieving Ameriquest from the Court's Order of December 12, 2007 denying redemption of the subject Property. The August 5 Order permitted Ameriquest to complete redemption of the subject Property by paying $15,689.86 to the Clerk and Master's Office within fourteen days of the entry of the August 5 Order.

(2) Ameriquest timely paid $15,689.86 to the Clerk and Master's Office on August 12, 2009 to complete the redemption process and timely paid all court costs.

(3) Counsel for the Metropolitan Government submitted a Decree of Redemption for the subject Property, which Decree was subsequently entered by the Court.

(4) Pursuant to the August 5 Order, upon completion of redemption, the subject Property was to vest as provided in:

> (a) that certain Special Warranty Deed executed on April 17, 2007 in favor of Intervenor Braulio Atanacio Sanchez by AMC Mortgage Services Inc. as attorney in fact for Deutsche Bank National Trust Company, trustee of Ameriquest Mortgage Securities, Inc., Asset Backed Pass-Through Certificates, Series 2004-R4 under the Pooling and Servicing Agreement dated as of May 1, 2004, which Special Warranty Deed was recorded on April 24, 2007 under Instrument No. 20070424-0048972 in the Register's Office of Davidson County, Tennessee; and as further provided in
>
> (b) that certain Deed of Trust executed in favor of Intervenor Southeast Financial Federal Credit Union by Intervenors Braulio Atanacio Sanchez and Gabriela Gomez Aragon, recorded April 24, 2007 under Instrument No. 20070424-0048973 in the Register's Office of Davidson County.

(5) Because Ameriquest has completed the contingencies required to complete redemption of the subject Property, and a Decree of Redemption has been issued, upon recording the Decree of Redemption and a certified copy of this Order in the Register's

Office of Davidson County, the subject Property shall be vested in the Intervenors, as described in Paragraphs 4(a) and 4(b) of this Order.

IT IS SO ORDERED this ____ day of _____, 2009.

Chancellor Ellen Hobbs Lyle

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE
THIS 4th DAY OF January 20 10
CRISTI SCOTT, CLERK & MASTER
BY _____ DEPUTY

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CERTIFICATE OF SERVICE

I hereby certify that a copy of the foregoing has been served on the following by directing same to their office addresses by facsimile and through first-class, United States mail, postage prepaid and facsimile/e-mail on this the 3rd day of ~~November~~ December, 2009:

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