MB 116 Pg 86

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

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

Plaintiff,

v.

THE **2004** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

ROY & JENNIFER NEIDERWERFER

Control Number: **123296400**
Map & Parcel No: **16302001200**

Defendant(s)

RECEIVED
OCT - 8 2009
Dav. Co. Chancery Court

NF

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

THE AMOUNT PAID TO REDEEM THIS PROPERTY IS $ 66696.01

DEPUTY CLERK & MASTER

FILED
2009 OCT 19 PM 1:38
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

DECREE FOR REDEMPTION

It appearing to this Honorable Court that **ROY & JENNIFER NEIDERWERFER,** by and through **AMERIQUEST,** have exercised the right of redemption in accordance with Tenn. Code Ann. § 67-5-2701 and paid into the Court the amount required in order to redeem the property described as:

4305 WINTON DRIVE
Map & Parcel No: 16302001200

BILL GARRETT, Davidson County
Trans:T20100001015 ROS
Recvd: 01/06/10 12:39 2 pgs
Fees:13.00 Taxes:24.78
20100106-0001189

It is, therefore, ORDERED:

1. That all the right, title and interest of the purchaser(s), **PRATCHER PROPERTY LLC,** and said parcel of land be divested out of **PRATCHER PROPERTY LLC** and be vested into **ROY & JENNIFER NEIDERWERFER.**

2. That the Clerk and Master will make, acknowledge for registration and deliver to Defendant a deed conveying all the right, title and interest of all the parties to this suit to the defendant in and to said tract of land or will give the defendant, if preferred, a certified copy of this decree for registration.

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

3. That the purchaser(s) be refunded the purchase amount, interest as called for by law, and all other lawful charges.

Russell T. Perkins
CHANCELLOR

APPROVED FOR ENTRY:

Jenny L. Howard
J. Brooks Fox, # 16096
Christopher M. Lackey, # 26419
Jenny L. Howard, #24480
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 October 2009
CRISTI SCOTT, Clerk & Master
By Latoya Stafford Deputy

CERTIFICATE OF SERVICE

I hereby certify that copies of the foregoing *Decree for Redemption* were forwarded by U.S. Mail to the following this 8th day of October 2009.

Braulio Atanacio Sanchez
4305 Winton Drive
Antioch, TN 37013

Pratcher Property, LLC
Samuel W. Baron
1109 17th Avenue South
Nashville, TN 37212

Comerica/FNIS Payment Processing Center
ATTN: Chrystal Maldonado
3100 New York Drive, Ste. 100
Pasadena, CA 91107

David W. Houston, IV
Katherine Knight Layhew
Burr & Forman LLP
3102 West End Avenue, Suite 700
Nashville, TN 37203

Glenn B. Rose
J. David McDowell
Harwell Howard Hyne Gabbert & Manner, P.C.
315 Deaderick Street, Suite 1800
Nashville, TN 37238

METRO MAIL

Metropolitan Trustee
Metropolitan Tax Assessor

New Owner and Send Tax Bills To:
Braulio Atanacio Sanchez
4305 Winton Drive
Antioch, TN 37013

Jenny L. Howard
Jenny L. Howard

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 66992.01
Heidi Sisson
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF JAN 2010
Deputy Register