NB 117 Pg 203

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

RECEIVED
MAR 19 2010
Dav. Co. Chancery Court

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.

DELINQUENT TAXPAYERS AS SHOWN ON THE **2006** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

ESTATE & HEIRS OF: EARLINE WHITTESEY

Control No: **217514**
Map/Parcel: **09206000700**

Defendant(s)

File - Tax Civil Action Number **08-572-I**

Notice of Entry Requested

FILED
2010 MAR 25 AM 10: 25
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
DC&M

BILL GARRETT, Davidson County
Trans:T20100026118 ROS
Recvd: 04/30/10 16:04 5 pgs
Fees:22.00 Taxes:0.00
20100430-0033252

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) **ESTATE & HEIRS OF: EARLINE WHITTESEY** 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 be vested into the purchaser(s) **JAMES E. BROWN,** 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 Final Decree for

registration. This Final Decree shall convey good title to the tax sale purchaser(s) against any conveyance of the property while it was under the jurisdiction and control of the Chancery Court, after the Decree for Sale was entered, but prior to this Final Decree being signed and available for recording by the tax sale purchaser. Tenn. Code. Ann. § 66-3-101.

The costs of the said deed or certified Final 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 according to the Order Forcing Compliance with bid at tax 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 **2007** 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. Howard

Lora B. Fox, # 17243
Jeff Campbell, # 22455
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 25th day of March 2010
CRISTI SCOTT, Clerk & Master
By Deputy

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 19th day of March, 2010.

Estate & Heirs of: Earline Whittesey
c/o Oteys R. E.
2701 Jefferson Street, Ste. 205
Nashville, TN 37208

James E. Brown New Owner - Tax Bills
1400 Pelican Point
Madison, TN 37112-6515

Nancy A. Vincent
Commerce Center, Suite 1000
211 Commerce Street
Nashville, Tennessee 37201

METRO MAIL

Metropolitan Trustee
Metropolitan Assessor

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
$ 420000
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 20th DAY OF Apr 20 10
Deputy Register

METROPOLITAN GOVERNMENT ETC. FILE NO. 08-572-I

VS. BILL NO. 217514

DELINQUENT TAXPAYERS ETC. MAP & PARCEL No: 09206000700
(Earline E. Whittesey)

REPORT OF SALE

To the Chancellor:

An order was entered in this case on October 14, 2008 on page 151 of Tax Minute Book 112 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

929 30th Ave
0.18 Acres
Map and Parcel Number 09206000700
Deed Book 00000000, Page 0000748

FILED
2009 NOV 20 PM 1:51
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M.

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 2007, 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 $2170.95 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 on the ground floor in the jury assembly room of the Metropolitan Courthouse in Nashville, at 12:00 o'clock noon, on December 10, 2008, 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 Ronald W. Brown & James E. Brown for $4,000.00. The purchaser(s) complied by paying $4,000.00.

Respectfully Submitted,

CRISTI SCOTT

Clerk and Master

By Jessica Davey

Deputy Clerk and Master

SEND TAX BILL TO NEW OWNER:

JAMES E. BROWN
1400 PELLICAN POINT
MADISON, TN 37115

Bill Garrett

Davidson Register of Deeds

CUSTOMER RECEIPT - RECORDING SERVICES

Receipt Number: **T20100011012**
Date/Time: 02/24/2010 14:58:22
Method Received: Walk-In
Clerk: ahite

Customer Name : JAMES

HOLD AT COUNTER

Transaction Detail

Instrument Number	Instrument Type	Gen. Fee	Equip. Fee	Transfer Tax	Mortgage Tax	Copy	Cert. Copy	Total Copy Fee	# Pgs	Consideration	Subtotal
201002240014175	ROS	$16.00	$2.00	$14.80	$0.00	N	N	$0.00	3	$4,000.00	$32.80

First Party Name	Second Party Name
CHANCERY COURT CLERK CRISTI SCOTT	BROWN, JAMES E

Payment Information

Method of Payment	Payment Control ID	Authorized Agent	Company	Amount
Check	8707			$32.80

AMOUNT PAID:	**$32.80**
LESS AMOUNT DUE:	$32.80
CHANGE RECEIVED:	**$0.00**