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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.

DELINQUENT TAXPAYERS AS SHOWN ON THE **2010** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE

NIXON, WILLIAM F. ETUX

Bill No: 52209
Map & Parcel No: 07111017600

RECEIVED
DEC 20 2013
Dav. Co. Chancery Court

REAL PROPERTY

Tax Civil Action
No. **12-368-I**

FILED
ON 12-30-13
DC&M
DAVIDSON CO. CHANCERY CT

BILL GARRETT, Davidson County
Trans:T20150060033 ROS
Recvd: 07/23/15 08:44 4 pgs
Fees:23.00 Taxes:115.86
20150723-0072116

DECREE FOR REDEMPTION

It appearing to this Honorable Court that **NIXON, WILLIAM F. ETUX,** by and through **CITIFINANCIAL,** 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:

322 PULLEN AVE NASHVILLE 37207
Map & Parcel No: 07111017600

1. That all the right, title and interest of the purchaser(s), **CHAN MCCULLOUGH** and said parcel of land be divested out of **CHAN MCCULLOUGH** and be vested into **NIXON, WILLIAM F. ETUX.**

2. That, upon request, the Clerk and Master will provide a certified copy of this decree for recording with the Register of Deeds.

The costs of the 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.

THE AMOUNT PAID TO REDEEM THIS PROPERTY IS $ 31,313.46

DEPUTY CLERK & MASTER

I hereby certify that this is a true copy of original instrument filed in my office.
This 3rd day of January 2014
CRISTI SCOTT, Clerk & Master
By Jeff Stafford Deputy

CHANCELLOR

Approved for Entry:

THE DEPARTMENT OF LAW OF THE METROPOLITAN
GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY
SAUL SOLOMON, #11689, DIRECTOR OF LAW

J. Brooks Fox, # 16096
Margaret O. Darby, #20701
Jason P. Bobo, #29756
Assistant Metropolitan Attorneys
Metropolitan Courthouse, Suite 108
P. O. Box 196300
Nashville, TN 37219
(615) 862-6343
Attorneys for Plaintiff

CERTIFICATE OF SERVICE

I hereby certify that copies of the foregoing *Decree for Redemption* were forwarded by U.S. Mail to the following this 19th day of December 2013.

NIXON, WILLIAM F. ETUX
322 PULLEN AVE
NASHVILLE, TN 37207

CHAN MCCULLOUGH
905 TRAVELERS CT
NASHVILLE, TN 37220

CITIFINANCIAL
6400 LAS COLINAS BLVD
IRVING, TX 75039

METRO MAIL
Metropolitan Assessor
Metropolitan Trustee

JASON P. BOBO

CHANCERY COURT
DAVIDSON COUNTY
OFFICE OF CLERK AND MASTER
NASHVILLE, TENNESSEE

METROPOLITAN GOVERNMENT, ETC

12-368-I VS. 07111017600 52209

DELINQUENT TAXPAYERS ETC.
(WILLIAM F NIXON ETUX)

TO: CHAN MCCULLOUGH
905 TRAVELERS CT
NASHVILLE, TN 37220

FILED
2013 OCT 11 PM 12:39
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

NOTICE OF REDEMPTION PROCESS

YOU ARE HEREBY NOTIFIED THAT ON 10/11/13, FUNDS WERE TENDERED TO REDEEM THE PROPERTY SOLD IN THIS CAUSE. You have 30 days from the date of the tender to file the attached claim requesting additional amounts to be paid to compensate you for any lawful charges or monies you have expended to preserve the value of the property. If you protest the redemption on other grounds, you must explain your objection in papers filed with the Clerk and Master pursuant to the Tennessee Rules of Civil Procedure.

CRISTI SCOTT, CLERK & MASTER

BY Claire Ponder
Deputy Clerk and Master

DATE 10/11/13

Payer of Funds to Redeem:
CITIFINANCIAL
6400 LAS COLINAS BLVD
IRVING, TX 75039

Purchase Price:	$ 28,000.00
Date Purchase Paid:	10/24/12
Redemption Date:	10/11/13
Redemption Amount Paid:	$ 6,674.87
Interest to Date:	$ 2,565.12

Ready for Order of Redemption: 12/13/13

TAX ID/PARCEL #: 07111017600

PROPERTY ADDRESS: 322 Pullen Avenue
Nashville, TN 37207

*NEW OWNER: Mary L. Nixon
(*As of 12/20/2013) 322 Pullen Avenue
Nashville, TN 37207

SEND TAX BILLS TO: Mary L. Nixon
322 Pullen Avenue
Nashville, TN 37207

STATE OF GEORGIA
COUNTY OF GWINNETT

I or we do herby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer is: $31,313.46.

Affiant

Sworn to and subscribed before me this 20th day of July, 2015.

Notary Public

My Commission Expires: 3/10/2018

MELANIE ONEAL NOTARY PUBLIC FULTON COUNTY GEORGIA EXPIRES March 10, 2018