MB 134 Page 321

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

RECEIVED
FEB 24 2014
Dav. Co. Chancery Court

FILED
2014 FEB 28 PM 3:19
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

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 **2011** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE

ESTATE & HEIRS OF FOX, LAURA Y

Bill No: 152423
Map & Parcel No: 12100013500

REAL PROPERTY

Tax Civil Action
No. **13-299-II**

BILL GARRETT, Davidson County
Trans:T20160003586 ROS
Recvd: 01/14/16 10:07 5 pgs
Fees:28.00 Taxes:55.50
20160114-0003923

FINAL DECREE CONFIRMING SALE

This cause came to be heard on February 21, 2014 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 FOX, LAURA Y,** 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), **WP STEVENSON, TRUSTEE OF STEVENSON TRUST #8,** subject to the equity of redemption.

Upon request, the Clerk and Master will provide a certified copy of this Final Decree available to the purchaser for recording with the Register of Deeds. 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 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 on the date of the 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 **2012** 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.

I hereby certify that this is a true copy of original instrument filed in my office.
This 10th day of March 2014
CRISTI SCOTT, Clerk & Master
By _____ Deputy

FILED FEB -3 PM 12:45

METROPOLITAN GOVERNMENT ETC. FILE NO. 13-299-II

VS. BILL NO. 152423

DELINQUENT TAXPAYERS ETC. (ESTATE & HEIRS OF FOX, LAURA Y) MAP & PARCEL No: 12100013500

AMENDED REPORT OF SALE

To the Chancellor:

An order was entered in this case on NOVEMBER 18, 2013, on page 623 of Tax Minute Book 133 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

1661 REYNOLDS RD
1.48 Acres
Map and Parcel Number 12100013500
Deed Book , Page 00000058 0000040

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 2012, 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 $2889.63 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 in the Jury Assembly Room, Ground Floor of the Metropolitan Courthouse, One Public Square, Nashville TN 37201, at 12:00 o'clock noon, on WEDNESDAY, JANUARY 22, 2014, 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 W.P. STEVENSON, TRUSTEE FOR THE STEVENSON TRUST #8 for $15,000.00. The purchaser(s) complied by paying $15,000.00.

Respectfully Submitted,

CRISTI SCOTT

Clerk and Master

By _____

Deputy Clerk and Master

W.P. Stevenson, Trustee for the Stevenson Trust #8
4124 Franklin Road
Nashville TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 13th DAY OF January, 2016.

Notary Public

MY COMMISSION EXPIRES: 1/13/17

(AFFIX SEAL)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WP Stevenson, Trustee	New Owner	12100013500
(NAME)	(NAME)	
4124 Franklin Road	Same	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FILED

2014 JAN 30 PM 3:09

CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C.&M.

IN THE CHANCERY COURT, PART II, DAVIDSON COUNTY, TENNESSEE

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

PLAINTIFFS

vs.

DELINQUENT TAXPAYERS AS SHOWN ON CONSOLIDATED 2011 PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

ESTATE & HEIRS LAURA Y. FOX

DEFENDANTS

File No. 13-299-II

Control No. 152423

Map & Parcel No. 12100013500

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the Order of Reference entered in Tax Minute Book 133 Page 623 on November 18, 2013, I find as follows:

1. *The total amount of taxes, interest, penalty, statutory attorney's fee, clerk's filing fee and initial certified mail fee due and payable to the Metropolitan Government on the date of sale, January 22, 2014.*

2009	*$777.90*
2010	*$862.86*
2011	*$794.51*
2012	*$530.64*
2013	*$410.96*
	$3376.87

2. *Court costs due and payable to the Clerk and Master on the date of sale, January 22, 2014.*

$2121.70

Respectfully submitted,
CRISTI SCOTT
Clerk and Master

By Jeff Stafford
Deputy Clerk and Master

1-29-14

CHANCELLOR By INTERchange

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

Jason P. Bobo, #29756
Assistant Metropolitan Attorneys
Metropolitan Courthouse, Suite 108
Nashville, TN 37201
(615)862-6343

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 24th day of February, 2014.

NAME	Address	City	ST	Zipcode
ESTATE & HEIRS OF FOX, LAURA Y	1661 REYNOLDS RD	NASHVILLE	TN	37217
KING, DAVID	1449 OTTER CREEK RD	NASHVILLE	TN	37215
KENT, BROCK	720 LITTY CT #301	MEMPHIS	TN	38103
FOX, DOROTHY	932 EVANS RD	NASHVILLE	TN	37204
ESTATE & HEIRS OF EMMA RUTH FOX	932 EVANS RD	NASHVILLE	TN	37204
JOHNSON, SARAH FOX	932 EVANS RD	NASHVILLE	TN	37204
FOX, REBECCA	932 EVANS RD	NASHVILLE	TN	37204
KING, MYRON L JR	1449 OTTER CREEK RD	NASHVILLE	TN	37215
WIENEKE, EMILY CATHERINE	PBM #298, 23852 PACIFIC COAST HWY	MALIBU	CA	90265
TULEY, MARY JO LODEN	121 PROSPECT HILL	NASHVILLE	TN	37205
GOODPASTURE, SARA	942 CALDWELL LN	NASHVILLE	TN	37204
KING, MICHAEL	1449 OTTER CREEK RD	NASHVILLE	TN	37215
GOODPASTURE, JOHN CLIETT	942 CALDWELL LN	NASHVILLE	TN	37204
KING, LISA LYNN	1449 OTTER CREEK RD	NASHVILLE	TN	37215
JOHNSON, WENDY	19402 STAR RIDGE RD	BORDEN	IN	34601
EVERETT, BOBBY	105 MOUNT FAIR RD	BROOKSVILLE	FL	34601
FOX, MIRIAM	932 EVANS RD	NASHVILLE	TN	37204
FOX, LAURINE	932 EVANS RD	NASHVILLE	TN	37204
EVERETT, BILL	1027 BALHARBOUR DR	APOLLO BEACH	FL	33592
FOX, THOMAS CLAIBORNE	932 EVANS RD	NASHVILLE	TN	37204
KENT, JOHN	932 EVANS RD	NASHVILLE	TN	37204
FOX, TOM	101 WOODCRAFT CT	NASHVILLE	TN	37214
FOX, DON	502B BROADMOOR AVE	NASHVILLE	TN	37216
FOX, ELIZABETH	932 EVANS RD	NASHVILLE	TN	37204
WP STEVENSON, TRUSTEE OF STEVENSON TRUST #8	4124 FRANKLIN RD	NASHVILLE,	TN	37204

METRO MAIL
Metropolitan Trustee
Metropolitan Assessor

Jason P. Bobo