This instrument prepared by: Tune, Entrekin & White, P.C., 21st Floor, First American Center, Nashville, TN 37238

mail

BOOK 10184 PG 660

WARRANTY DEED

Address New Owner as follows:	Send tax bills to:	Map-Parcel:
Beazer Homes Corp. d/b/a Phillips Builders, Inc. 2910 Kraft Drive Nashville, TN 37204	SAME	Map 163, Parcel 183 and most of 155 Map 164, Parcel 182

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $144,000.00.

AFFIANT

Sworn to and subscribed before me this 6th day of September, 1996.

NOTARY PUBLIC

My commission expires: 9/27/97

BARBARA WATSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHARLES W. HILL and wife, CLAUDIA M. HILL, LUTHER ALVIN HILL and wife NANCY P. HILL** collectively "Grantor" have bargained and sold, and by these presents does transfer and convey unto **BEAZER HOMES CORP., a Tennessee corporation D/B/A PHILLIPS BUILDERS, INC.**, hereinafter called Grantee, Grantee's successors and assigns, certain real property lying and being situated in Davidson County, Tennessee, being more particularly described as follows:

See Exhibit A attached hereto.

Being a portion of the property conveyed to Charles W. Hill and wife, Claudia R. Hill by deed of T. B. Hill and wife, Vonnie B. Hill of record in Book 3534, page 287, Register's Office for Davidson County, Tennessee and all of the property conveyed to Luther Alvin Hill and wife Nancy Hill by deed of T. B. Hill and wife, Vonnie B. Hill of record in Book 4657, page 546, and by deed to Luther A. Hill and Nancy Hill from Charles W. and Claudia M. Hill of record in Book 4657, page 548, said Register's Office.

TO HAVE AND TO HOLD the said tract of land, together with the appurtenances, easements, estate, title and interest thereto belonging to the said Grantee, Grantee's successors, representatives and assigns forever.

AND GRANTOR COVENANTS with the said Grantee that they are lawfully seized and possessed of said property, that they have a good right to convey it, and that the same is unencumbered except for 1996 property taxes which are being prorated and power line easement of record in Book 1224, page 257, said Register's Office.

AND GRANTOR further covenants and binds themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever. Whenever used the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 6 day of September, 1996.

LUTHER ALVIN HILL

NANCY P. HILL

CHARLES W. HILL

CLAUDIA M. HILL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of this county, LUTHER ALVIN HILL and wife, NANCY P. HILL, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of September, 1996.

NOTARY PUBLIC

My Commission Expires: 9/27/97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of this county, CHARLES A. HILL and wife, CLAUDIA M. HILL, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of September, 1996.

NOTARY PUBLIC

My Commission Expires: 9/27/97

EXHIBIT A

Land in the 2nd Civil District of Davidson County, Tennessee and more particularly described as follows:

Beginning at a point in the southerly right of way of Cedar Ash Crossing, a public street shown on the recorded plat of Section One, Asheford Crossings, said point also being a common corner of subject owner and Phillips Builders, Inc.

Thence, leaving said right of way, S 36° 35' 40" W, 113.31 feet to a point, said point being a common corner of subject owner, Phillips Builders, Inc. and Paul B. Rainey;

Thence, with Rainey's line, N 82° 45' 50" W, 50.01 feet to a point;

Thence, N. 82° 31' 24" W, 347.44 feet to a point in the Hill-Rainey line;

Thence, along a new line created by this description across the Hill property, N 29° 30' 00" E, 107.39 feet to a point;

Thence, N 33° 03' 51" E, 84.52 feet to a point;

Thence, N 45° 22' 30" W, 27.39 feet to a point;

6197 09/10 0101 03CHECK 545.80

Thence, N 54° 28' 20" W, 45.94 feet to a point;

Thence, N 87° 00' 00" W, 70.87 feet to a point;

Thence, N 53° 15' 27" W, 172.39 feet to a point;

Thence, N 36° 44' 33" E, 183.18 feet to a point in the southerly margin of Mt. View Road;

Thence, along said margin with a curve to the left, having a radius of 994.94 feet, an arc distance of 67.61 feet to a point, said point being a common corner of property shown as "Asheford Crossings Future Development on the Final Plat of Section One, Asheford Crossings of record in Book 7900, page 937, Register's Office for Davidson County, Tennessee;

Thence, N 36° 44' 56" E, 53.79 feet to a point;

Thence, leaving said margin with the Asheford Crossings line, S 53° 48' 34" E, 290.44 feet to a point;

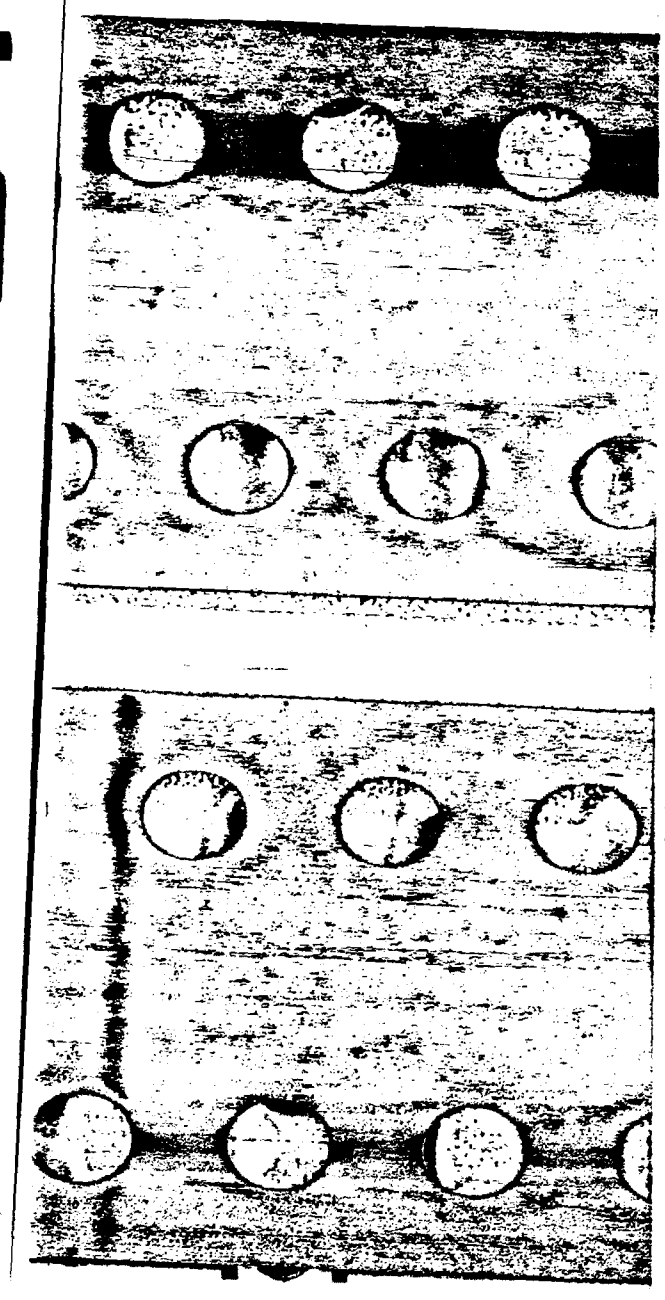
Thence, with the Asheford Crossings line, S 53° 24' 20" E, 263.59 feet to a point, said point being a common corner of subject owner and Phillips Builders, Inc.;

Thence, with Phillips Builders, Inc., and crossing the aforementioned right of way of Cedar Ash Crossing, S 36° 35' 40" W, 150.00 feet to a point in the southerly right of way of said Cedar Ash Crossing;

Thence, with said southerly right of way, S 53° 24' 20" E, 90.24 feet to the point of beginning, and containing 4.68 acres.

02230811
IDENTIF. & REFERENCE

96 SEP 10 AM 10:09
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10184 PG 663

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 144000.00
CON TX 532.80
PRFEE 1.00
WDEED 12.00
TOTAL 545.80
CHECK 545.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/10/96 01 10:10 0001 6197

0223081
IDENTIF. REFERENCE

96 SEP 10 AM 10: 10
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1028673