Box 1

BOOK 10826 PG 326

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $131,000.00

Frank K. Vickers Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF FEBRUARY, 1998.

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank K. Vickers Jr.	Norwest Mortgage, Inc.	164-1377
(NAME) 3741 Asheford Trace	(NAME) P.O. Box 31728	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Charlotte,North Carolina 28231	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **BEAZER HOMES, INC., D/B/A PHILLIPS BUILDERS** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **FRANK K. VICKERS JR. AND WIFE MIA M. VICKERS** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 251 on the Plan of First Revision, Asheford Crossing Section 2 of record in Plat Book 9700, Page 171, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Beazer Homes Inc. d/b/a Phillips Builders by deed of record in Book 9336, Page 227, Register's Office for Davidson County, Tennessee.

This is improved (X) property, known as 3741 Asheford Trace, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 9th day of February, 1998.

Beazer Homes, Inc., d/b/a Phillips Builders
By: Jackie Alexander, Sr. V.P.
~~Ruth Lyons, Vice President~~
Jackie Alexander, Sr. Vice President
~~Attest~~:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Lori Holloway, a Notary Public in and for said County and State, personally appeared ~~Ruth Lyons~~ Jackie Alexander, Vice President and with whom I am personally acquainted and who upon ~~their~~ her oath acknowledged ~~themselves~~ herself to be the ~~and respectively~~ Sr. Vice President, of the Beazer Homes, Inc., d/b/a Phillips Builders, the within-named bargain, and corporation, and that ~~they~~ she as such Sr. Vice President being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said ~~Ruth Lyons, Vice President~~ Jackie Alexander as such Sr. Vice President, ~~and attesting the same by the said as such~~.

Witness my hand and official seal at Antioch, Tennessee this 9th day of February, 1998

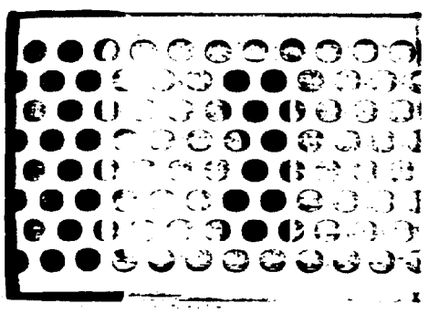
Commission expires: October 9, 1999

Lori Holloway
Lori Holloway Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

98 MAR -6 AM 9:57

IDENTIF. # REFERENCE



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

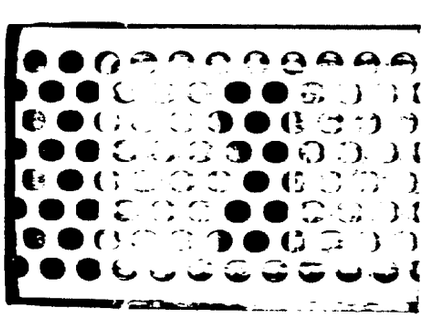
RECEIVED OF _____

FOR _____ BOOK 10826 PG 327

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



98 MAR -6 AM 9:5

0408767
IDENTIF. ← REFERENCE

No. 1262395