WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 253,616.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: July 12, 1999
(AFFIX SEAL)

NOTARY PUBLIC
RUTH MAYFORAN
STATE OF TENNESSEE
LARGE

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| John M. Hull | Mortgage Investors Group, L.P. | MAP 141-14-0-A |
| (NAME) | (NAME) | |
| 7805 Haydenberry Cove | 320 N. Cedar Bluff Road #200 | PARCEL 047 |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37221 | Knoxville, TN 37923 | |
| (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, Corp. dba, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Hull and wife, Jayme L. Hull

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. 47 on the Plan of Hanover Park of Sheffield Revised, of record in Book 9700, Page 154, 155, and 156, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being part of the same property conveyed to Phillips Builders, Inc. a Tennessee Corporation, by deed from James David Abernathy, Jr. et al, of record in Book 9825, Page 84, Register's Office for Davidson County, Tennessee. Phillips Builders, Inc. is now known as Beazer Homes Corp. pursuant to a Charter Amendment of record in Book 9922, Page 901, Register's Office for Davidson County, Tennessee, and is doing business under the assumed corporate name of Beazer Homes Corp. , dba Phillips Builders, pursuant to application filed with the Secretary of State and by Corporate Resolution of record in Book 10079, Page 172, Davidson County, Tennessee.

This conveyance subject to taxes for 1998 and subsequent years, restrictions and easements of record.

unimproved ( )
This is improved ( X ) property, known as 7805 Haydenberry Cove, Nashville, Tennessee 37221
(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 and 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 my hand this 30th day of June 19 98

Beazer Homes, Corp. dba, Phillips Builders, Inc.
By: Ruth Lyon
Ruth Lyon, Vice President

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____ Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Ruth Lyon with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the Vice President and _____ respectively of the Beazer Homes, Corp. dba the within named bargainor, and corporation, and that she as such Vice President and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Ruth Lyon as such Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 30th day of June 19 98.

My commission expires July 12, 1999

Ruth M. Foran
Notary Public

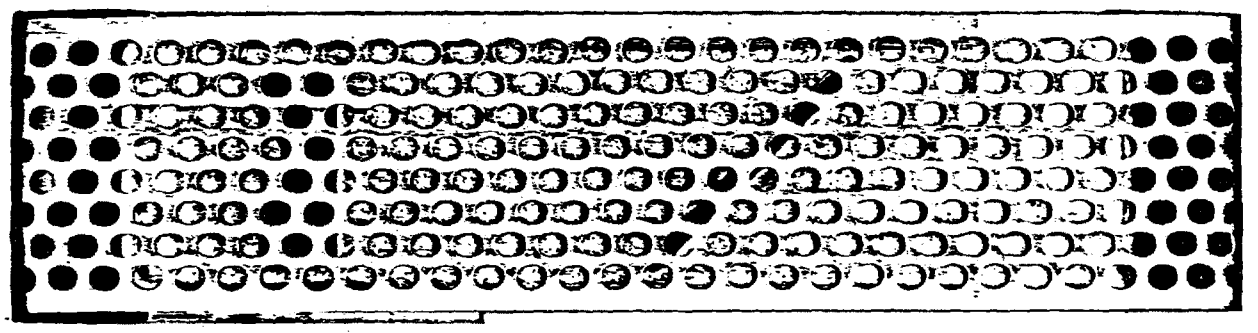
RUTH M. FORAN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE



04612814
IDENTIF. & REFERENCE

98 JUL 13 AM 9:28
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

2293 07/13 0101 03CHECK 949.38



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

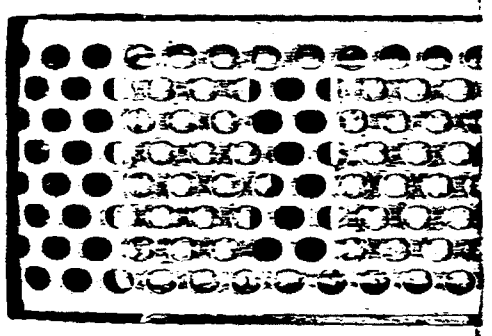
RECEIVED OF _____

FOR _____

BOOK 11016 PAGE 978

| | | |
|---|---|---|
| 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 | 253616.00 |
| CON TX | 938.38 |
| PRFEE | 1.00 |
| MDEED | 8.00 |
| BANK | 2.00 |
| TOTAL | 949.38 |
| CHECK | 949.38 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/13/98 01 09:29 0001 2293

98 JUL 13 AM 9:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0461284
IDENTIF. # REFERENCE

**No.** 1318003