BOOK 11042 PAGE 65

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ [illegible]

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF July 19 98

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: May 27 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ERIC S. ALEXANDER (NAME)	FIRST REPUBLIC MORTGAGE CORP. (NAME)	87-1-A-93CO
3021 GLENBORO DRIVE (ADDRESS)	3212 WEST END AVENUE, SUITE 500 (ADDRESS)	04D-95441
HERMITAGE, TN 37076 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37203 (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., D/B/A PHILLIPS BUILDERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERIC S. ALEXANDER AND WIFE, ELIZABETH R. ALEXANDER

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. 135, on the Plan of SECTION TWO, CHESNEY GLEN, A PLANNED UNIT DEVELOPMENT, of record in Plat Book 9700, page 434, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to PHILLIPS BUILDERS, INC., by deed from David Carmack Binkley, James Everette Binkley, Richard Neil Binkley, Raymond Edward Binkley, and Mary Ann Binkley Organ, now Luffman, of record in Book 10017, page 699, 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, Register's Office for DAVIDSON County, Tennessee.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of SECTION TWO, CHESNEY GLEN, A PLANNED UNIT DEVELOPMENT, as said areas are set forth and defined in Restrictions of record in Book 10278, page 279; Book 10449, page 215; Book 10449, page 217; Book 10528, page 73; and Book 10640, page 944;

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 3021 GLENBORO DRIVE, HERMITAGE, TN 37076
(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 24th day of July 19 98

BEAZER HOMES CORP., D/B/A PHILLIPS BUILDERS
By: Ruth Lyon, VP
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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared RUTH LYON and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the VICE PRESIDENT and _____ respectively of the BEAZER HOMES CORP., D/B/A the within named bargainor, and corporation, and that he 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 NASHVILLE, TN on this the 24th day of July 19 98.

My commission expires May 27, 2001

I. DYKE TATUM
Notary Public

*** **CONTINUATION**

and Charter of record in Book 10290, page 256; Register's Office for DAVIDSON County, Tennessee, and to which reference is hereby made for more particulars.

SOURCE OF DESCRIPTION: Survey dated July 24, 1998, made by:
JOHN B. KOHL, III, License No. 100
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

0468538
IDENTIF. + REFERENCE
98 JUL 30 AM 10:30
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0080 07/30 01:01 03CHECK 456.45

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

RECEIVED OF _____

FOR _____

BOOK 11042 PAGE 67

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	
	120392.00
CON TX	445.45
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	456.45
CHECK	456.45

07/30/98 01 10:31 0001 0080

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0468538
IDENTIF. ← REFERENCE

98 JUL 30 AM 10:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1325704