LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 265,550.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF August 19 98

Notary Public

MY COMMISSION EXPIRES: 5-28-00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bernard Bowden	Goodrich & Pennington Mortgage	141-14A
(NAME)	(NAME)	
7908 Haydenberry Ct	5800 State Farm Drive	4CO
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	Rohnert Park, CA	9D 83088
(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 dba Phillips, Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bernard Bowden and wife, Myra A Bowden

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. 4 on the Plan of Hanover Park of Sheffield of record in Plat Book 9700, pages 154-156, said Register's Office to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Phillips Builders, Inc. by deed from James David Abernathy, Jr., Robert W. Abernathy, unmarried and Mary Jane Abernathy Baird of record in Book 9825, page 84, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Subject to declaration of covenants, conditions and restrictions of record in Book 10020, page 110, said Register's Office.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
98 SEP -3 AM 9:00

IDENTIF. + REFERENCE
0483732

unimproved ( )
This is improved (X) property, known as 7908 Haydenberry Ct. 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 28th day of August 19 98

Beazer Homes dba Phillips Builders, Inc.
By: Ruth Dyson, VP

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 _____ and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the _____ and _____ respectively of the Beazer Homes dba Phillips the within named bargainor, and corporation, and that he as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, TN on this the 28th day of August 19 98.

My commission expires 5-28-00

_____
Notary Public

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

On this,_____ day of _____, 19 ____, personally appeared before me,_____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of_____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____day of _____, 19 ____

My commission expires _____

_____
Notary Public

6293 09/03 0101 03CHECK 993.54

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11097 PAGE 343

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 265550.00
CON TX 982.54
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 993.54
CHECK 993.54

09/03/98 01 09:03 0001 6293

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0483732
IDENTIF. ↑ REFERENCE

98 SEP -3 AM 9:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1341732