14-F

WARRANTY DEED

KIMBERLY R. DOUGHTER 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 $ 150,235.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL B. HAMILTON (NAME)	BEAZER MORTGAGE CORPORATION (NAME)	MAP 164-13
6025 Monroe Crossing (ADDRESS)	2910 Kraft Drive (ADDRESS)	PARCEL 143.00
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (CITY) (STATE) (ZIP)	02DX-10338

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 MICHAEL B. HAMILTON AND WIFE, SHELLEY N. HAMILTON

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. 133 on the Plan of Asheford Crossing, Section Three, a Planned Unit Development, as of record in Book 9700, Page 545, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to Phillips Builders, Inc., a Tennessee corporation, by Installment Deed from Luther A. Hill, Oly R. Hill, and Charles W. Hill, as Co-Trustees, of record in Book 9336, Page 227, Register's Office for Davidson County, Tennessee.
The corporate name of Phillips Builders, Inc., has been changed to Beazer Homes Corp., by Articles of Amendment to the Charter, as recorded in Book 9922, Page 902, Register's Office for Davidson County, Tennessee. A corporate resolution reflecting said change is of record in Book 10079, Page 172, said Register's Office. The said Beazer Homes Corp. has filed an assumed name as Phillips Builders with the Tennessee Secretary of State on May 24, 1996.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of record in Book 9651, Page 900, amended in Book 9980, Page 482, Second Amendment in Book 10301, Page 180, Third Supplement in Book 10353, Page

CONTINUED ON PAGE TWO

unimproved ( )
This is improved (X) property, known as 6025 Monroe Crossing, 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 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 23rd day of April 19 99

BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS

By: Jackie Alexander, Jr 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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who and upon her oath(s) acknowledged herself to be the _____ and _____ respectively of the BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS the within named bargainor, and corporation, and that she as such _____ and being authorized so to do, executed 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 NASHVILLE, TN on this the 23rd day of April 1999.

My commission expires May 27, 2001

Notary Public

CONTINUATION OF LEGAL DESCRIPTION

575, Third Amendment in Book 10640, Page 941, and Second Supplement in Book 10717, Page 97, said Register's Office; By-Laws of record in Book 9651, Page 925, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

05 78902
IDENTIF. & REFERENCE
99 APR 27 AM 10:15
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
7521 04/27/ 0101 CASHIER 566.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11448 PG. 385

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

05789902

IDENTIFICATION REFERENCE

99 APR 27 AM 10:15

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAHT

	150235.00
CON TX	555.87
PRFEE	1.00
MREED	8.00
CFEE	2.00
TOTAL	566.87
CHECK	566.87

04/27/99 01 10:18 0001 7521

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1477452