WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 287,383.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August 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
Allen D. Mosley	Advanced Home Funding	128-10A-016
(NAME)	(NAME)	
8013 Pine Forest Drive	7003 Chadwick Drive, Ste 221	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Brentwood, TN 37027	
(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

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Allen D. Mosley and wife, Victoria V. Mosley

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. 16 on the Plan of Pine Forest, Section One, a Planned Unit Development of record in Plat Book 9700, page 712 and 713, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

BEING part of the same property conveyed to Beazer Homes Corp. dba Phillips Builders and/or Phillips Builders, Inc. by Deed from Bettye Duncan, Clyde Lee Rust, Mamie Vogel, James R. Rust, Charles L. Rust, Jr., Michael Jared Rust, Richard Rust, Jr., Joyce Rust McKelvey, Evelyn Sinor Lenard Putman, James T. Putman, Andrew G. Putman, Barbara Jean Clark, Robert Martin, Marylin Harris, Judy Martin, Jean P. Miller, James P. Miller, James Putman and Terry D. Putman, of record in Book 10629, Page 766, Register's Office for Davidson County, Tennessee and further by Quitclaim Deed of record in Book 11518, Page 791, said Register's Office.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 11072, Page 248, 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.

4864 08/11 0101 03CHECK 1074.31

unimproved ( )
This is improved (X) property, known as 8013 Pine Forest Drive, Nashville, TN 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 9th day of August 19 99

Beazer Homes Corp dba Phillips Builders

By: Ruth Lyon, VP
Ruth Lyon, Vice President

99 AUG 11 PM 2:19
BILL BOYNTON REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 06231651

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 her oath(s) acknowledged herself to be the Vice President and _____ respectively of the Beazer Homes Corp dba Phillips 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 NASHVILLE, TN on this the 9th day of August 1999.

My commission expires May 26, 2002 _____
Notary Public

DEBORAH H. BERRIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
My Commission Expires 5-6-02

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11615 PAGE 762

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

0623165

IDENTIF. ← REFERENCE

99 AUG 11 PM 2:19

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	287382.00
CON TX	1063.31
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	1074.31
CHECK	1074.31

08/11/99 01 14:18 0001 4864

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1503034