BOOK 11630 PAGE 395

WARRANTY DEED

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

X Bradley E. Smith 9-27-99
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF September 1999

Notary Public
Exp 03 24 2001

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 308, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bradley E. Smith	Fifth Third Bank, Kentucky Inc	MAP 164-13
(NAME) 837 Forest Hills Drive	(NAME) 250 W. Main Street	PARCEL 128
(ADDRESS) Nashville, TN 37220	(ADDRESS) Lexington, KY 40507	
(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 d/b/a Phillips Builders

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bradley E. Smith and wife, Gretchen B. Smith

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. 71 on the Plan of Asheford Crossing, Section Three, of record in Book 9700, page 545, Register's Office for Davidson County, Tenessee to which Plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Phillips Builders, Inc., a Tennessee corporation by deed of record in Book 9336, page 227, said Register's Office. Phillips Buildres, Inc., changed its name to Beazer Homes Corp d/b/a Phillips Builders by Amendment to the Corporate Charter of Phillips Builders, Inc., of record in Book 9922, page 901, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 9700, page 545, said Register's Office; (c) restrictive covenants of record in Book 9651, page 90, Book 9980, page 482, Book 10301, page 180, Book 10353, page 575, Book 10640, page 941 and Book 10717, page 97, said Register's Office; (d) Charter of record in Book 10079, page 172, said Register's Office; (e) Bylaws of record in Book 9651, page 925, said Register's Office; and (f) powerline easement of record in Book 1224, page 257, said Register's Office.

unimproved ( )
This is improved (X) property, known as 5625 Murphywood Crossing, Antioch, Tennessee 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 27th day of September 1999

Beazer Homes Corp d/b/a Phillips Builders
By: Ruth Lyon, Vice President
Ruth Lyon, Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Beazer Homes Corp d/b/a Phillips Builders

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 Nashville, Tennessee, this 27th day of September 1999.

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 d/b/a Phillips Builders 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, Tennessee on this the 27th day of September, 1999.

My commission expires _____

KATHY SNIDER NOTARY PUBLIC Exp 07/27/2002 DAVIDSON COUNTY, TN

Kathy Snider
Notary Public

0640806

RECEIVED FOR REFERENCE

99 SEP 29 PM 2:05

REGISTER
DAVIDSON COUNTY, TN.

$7.45 09/29/99 0101 03CHECK 517.90

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11630 PAGE 100

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

640806
IDENTIFICATION REFERENCE

99 SEP 29 PM 2:05
REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	137000.00
CON TX	506.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	517.90
CHECK	517.90

09/29/99 01 14:08 0001 3745

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1521658