prepared by
RETURN TO
TRANSCONTINENTAL TITLE CO
LAKEVIEW RIDGE II
2630 ELM HILL PIKE. SUITE 100
NASHVILLE, TN 37214
TNTI15845

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 187,940.00 - 187,940.00

Affiant

Andrea Baker

Subscribed and sworn to before me, this 24th day of July, 2000.

My commission expires: _____

Notary Public

GIB VAN DEVENDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires July 26, 2003

WARRANTY DEED

Instr:200007240072788 Page: 1 OF 2
REC'D FOR REC 07/24/2000 10:59:22AM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $695.38

Address of New Owner & Send Tax Bills to:	Prepared By: Robbie L. McLean, 5342 Western Ave., Knoxville, TN 37921
2605 WELSHCREST DRIVE, ANTIOCH, TN 37013	Return To: TransContinental Title Company, 2630 Elm Hill Pike, Ste. 100, Nashville, TN 37214

map & parcel no. 149-15-0-A/088.0000

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

BEAZER HOMES CORP D/B/A PHILLIPS BUILDERS INC

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

JARROD JOHNSON AND WIFE, SONYA JOHNSON

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

LOT 118, SECTION 3, ON THE PLAN OF CAMBRIDGE FOREST, PLAN OF RECORD IN PLAT BOOK 11700, PAGE 44, ALL OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING A PORTION OF THE SAME PROPERTY CONVEYED TO BEAZER HOMES CORP D/B/A PHILLIPS BUILDERS INC, BY WARRANTY DEED FROM DOUBLE M. PARTNERS, DATED JANUARY 17, 2000, AND RECORDED JANUARY 21, 2000 IN BOOK 200001210007210, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 2605 WELSHCREST DRIVE, ANTIOCH, TN 37013

This conveyance is made subject to:

1. 2000 taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book ____, page ____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 14th day of July, 2000.

Ruth Lyon, Asst Sec
RUTH LYON

State of Tennessee
County of Davidson

On this 14TH day of July, 2000, before me personally appeared RUTH LYON, ASST. Secretary, for and duly authorized by Beazer Homes Corp dba * to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her/its free act and deed.

* Phillips Builders

Witness my hand and official seal.

My Commission expires:

GAIL VAN DER HEYDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE My Commission Expires July 26, 2003

Notary Public

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.