STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $198,215.00.

Subscribed and sworn to before me, this 28TH day of AUGUST, 2000.

My Commission Expires: 1-25-03

Affiant

Notary Public

Davidson County DEEDWARR
Recvd: 09/07/00 11:20 2pgs
Fees:11.00 Taxes:733.40

20000907-0088521

WARRANTY DEED

N09275

THIS INSTRUMENT WAS PREPARED BY
FIRST NATIONAL FINANCIAL TITLE SERVICES, INC.
15 CENTURY BOULEVARD
SUITE 101
NASHVILLE, TN 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
ELLIOT L. PAYNE AND WIFE, DEBRA L. PAYNE 2360 EDENCREST DRIVE ANTIOCH, TN 37013 MAP & PARCEL NO. 149-15-0/A-062.00 CO	CHASE MANHATTAN MORTGAGE CORPORATION P.O. BOX 78824 PHOENIX, AZ 85062-8824

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS, INC.,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

ELLIOT L. PAYNE AND WIFE, DEBRA L. PAYNE,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 56, Section Two on the Plan of Cambridge Forest, plan of record in Plat Book 9700, Pages 672 and 673, of record in the Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being a part of the same property conveyed unto Beazer Homes Corp. d/b/a Phillips Builders, Inc., dated July 15, 1999, recorded July 16, 1999, in Book 11575, Page 609, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 2360 EDENCREST DRIVE, ANTIOCH, TN 37013.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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, 2000.

Ruth D Lyon, Asst Sec

BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS, INC.
BY: RUTH LYON
ASSISTANT SECRETRAY

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, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be the ASSISTANCE SECRETARY of BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS, INC., the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29TH day of AUGUST, 2000.

My Commission Expires:
1-25-03

Notary Public

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WARRANTY DEED

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