WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 271,856.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June 2001

Notary Public

MY COMMISSION EXPIRES: 9/25/2004 (AFFIX SEAL)

JUDY S WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN My Commission Expires September 25, 2004

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mike Mammarelli (NAME)	Beazer Mortgage Corporation (NAME)	128-10A 41
312 Summerwood Lane (ADDRESS)	4344 Kenilwood Drive (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (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, d/b/a Phillips Builders

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mike Mammarelli and wife, Jody A. Mammarelli

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, TN, BEING Lot No. 24 on the Plan of Pine Forest, Section 2, of record in Book Plat 11700, pages 3, 4, 5 and 6, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being part of the same property conveyed 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 Putman and Terry D. Putman, as of record in Book 10629, page 766, Register's Office for Davidson County, TN; and further conveyed to Beazer Homes d/b/a Phillips Builders, by quitclaim deed from Beazer Homes Corp. d/b/a Phillips Builders, a Tennessee corporation and Phillips Builders, Inc., a Tennessee corporation, of record in Book 11518, page 791, said Register's Office.

This conveyance is subject to the following: Taxes for the year 2001 have been prorated and payment thereof is expressly assumed by the herein Grantee; Declaration of Covenants, Conditions and Restrictions of record in Book 11072, page 248 and Book 11515, page 987; Plan of record in Plat Book 11700, pages 3, 4, 5 and 6; all in the Register's Office for Davidson County, TN.

Davidson County DEEDWARR
Recvd: 06/27/01 09:48 2pgs
Fees:11.00 Taxes:1005.87

20010627-0067930

unimproved ( )
This is improved (X) property, known as 312 Summerwood Lane, 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 22nd day of June 2001

Beazer Homes, d/b/a Phillips Builders
By: Kelli Lyons, Asst Sec

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 _____. _____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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 and who upon her oath(s) acknowledged herself to be the Assistant Secretary of the Beazer Homes Corp. the within named bargainor, and corporation, and that she as such Assistant Secretary 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 Assistant Secretary.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 22nd day of June, 2000.

My commission expires 11/24/01

_____
Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
My Commission Expires
November 24, 2001

My Commission Expires
November 24, 2001