RE_RECORDED TO CORRECT LEGAL DESCRIPTION

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,460.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 21st day of November, 2001.

Notary Public

My Commission Expires: 11-22-05

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/13/02 11:16 3pgs
Fees:17.00 Taxes:0.00
20020213-0019108

RE-RECORD

THIS INSTRUMENT WAS PREPARED BY

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 11/29/01 18:42 2pgs
Fees:13.00 Taxes:549.30
[redacted]
20011129-0131335

ADDRESS NEW OWNER(S) AS FOLLOWS:
Craig A. Mason
7033 Lexington Point Drive
Nashville, Tennessee 37211

SEND TAX BILLS TO:

MAP-PARCEL NUMBERS:
126-0-66

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Beazer Homes d/b/a Phillips Builders** hereinafter referred to as Grantors, hereby transfers and conveys to **Craig A. Mason, an unmarried man**, hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

SEE EXHIBIT A

(P)

Being a parcel of land in the Twenty-third Civil District of Metropolitan Nashville and Davidson County, Tennessee, and being property conveyed to Cecil D. Branstetter as of record in Deed Book 9937, page 247, Register's Office for Davidson County, Tennessee.

PART OF

Being the same property conveyed to Beazer Homes Corp. d/b/a Phillips Builders, a Tennessee corporation by deed from Cecil D. Branstetter of record in Book 11669, Page 837, said Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2002, and subsequent years, a lien not yet due and payable.

The Plan of record in Instrument No. 20010515-0049954, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Instrument No. 20001018-0103445, as supplemented by Instrument No. 20010522-0052909, Register's Office for Davidson County, Tennessee.

Subject to an Easement for ingress and egress over the subject property for the purposes of vehicular access of record in Book 11669, Page 837, Register's Office for Davidson County, Tennessee.

Charter and By-Laws of Lexington Point Homeowners Association, Inc. of record in Instrument No. 20001020-0104424, said Register's Office.

Application for Greenbolt Assessment-Agricultural of record in Book 9996, Page 579, said Register's Office.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

All other easements and restrictions of record in said Register's Office.

County and/or City taxes for the year 2001 are a lien currently due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTEES paying their prorata share thereof to GRANTORS who will be responsible for payment of said taxes.

This is improved property known as 7033 Lexington Point Drive, Nashville, Tennessee 37211.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 21st day of November, 2001.

Ruth Lyon, agent
Beazer Homes d/b/a Phillips Builders

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Beazer Homes d/b/a Phillips Builders, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of November, 2001.

Notary Public

11-22-05
My Commission Expires

B. GARRETT, JR. NOTARY PUBLIC AT LARGE

04271-BP

Exhibit A

Being Lot No. 12 on the plan of Section Two, Lexington Point Subdivision as of record as Instrument No. 20010515-0049954 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.