THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 18942**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $248,500.00. Affiant Subscribed and sworn to before me this 17th day of APRIL, 2002. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires September 25, 2004

WARRANTY DEED

Address New Owner: Ursula D. Norfleet-Beecher and Ludlow A. Beecher 1609 Braebury Circle Nashville, TN 37211	**Send Tax Bills To:** AMSOUTH BANK 2050 Parkway Office Circle Birmingham, AL 35244	**Tax Information:** MAP 172-14-A PAR 84.00 CO FB 06D 78681

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, BEAZER HOMES CORP. DBA PHILLIPS BUILDERS, A TENNESSEE CORPORATION ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to URSU LA D. NORFLEET-BEECHER AND HUSBAND LUDLOW A. BEECHER ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1609 Braebury Circle, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 17th day of APRIL, 2002.

Davidson County DEEDWARR
Recvd: 04/22/02 10:17 2pgs
Fees:13.00 Taxes:919.45
20020422-0049299

BEAZER HOMES CORP.
DBA PHILLIPS BUILDERS

Ruth Lyon, agent
BY: RUTH LYON, AGENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, RUTH LYON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that SHE executed the within instrument for the purposes therein contained and who further acknowledge that SHE is the AGENT of BEAZER HOMES CORP., DBA PHILLIPS BUILDERS, the maker, or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker..

Witness my hand, at office, this 17th day of APRIL, 2002.

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires September 25, 2004

My Commission Expires: _____

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Section Two Wexford Downs, as of record in Plat Book 9700, pages 593 and 594, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Beazer Homes Corp. d/b/a Phillips Builders by deed from Wexford Downs, LLC, a Tennessee limited liability company of record in Book 11561, Page 426, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 10295, page 51, Book 10792, page 822; (3) Dedication of record in Book 10937, page 791; (4) Charter of record in Book 10500, page 444; (5) Easements of record in Book 10359, page 615, Book 9700, pages 593 and 594; (6) Agreement of record in Book 10357, page 925; (7) Agreement of record in Book 10357, page 925; and (8) All matters appearing on the Plan of record in Plat Book 9700, page 221, said Register's Office.