FILE BOX 57

Davidson County DEEDWARR
Recvd: 05/10/02 15:16 3pgs
Fees:18.00 Taxes:185.00

20020510-0058108

THIS INSTRUMENT PREPARED BY:
Hugh W. Entrekin
TUNE, ENTREKIN & WHITE, P.C.
21st Floor, AmSouth Center
315 Deaderick Street
Nashville, Tennessee 37238
(615) 244-2770

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $50,000.00

AFFIANT

Subscribed and sworn to before me, this 26 day of April, 2002.

NOTARY PUBLIC

My Commission Expires: 7-30-05

Address New Owners as Follows: Beazer Homes Corp. d/b/a Phillips Builders 2910 Kraft Drive Nashville, TN 37204

Send Tax Bills To: SAME

Map-Parcel Number: Map 173 P/O Parcel 174

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

TONY W. WEATHERFORD and wife TINA R. WEATHERFORD (collectively "Grantor") do hereby bargain, sell, transfer and convey unto Beazer Homes Corp. d/b/a Phillips Builders, a Tennessee corporation ("Grantee") its successors and assigns, property located in Nashville Davidson County, Tennessee and more particularly described as follows:

SEE EXHIBIT A attached hereto.

Being a portion of the same property conveyed to TONY W. WEATHERFORD and wife TINA R. WEATHERFORD by deed from David E. Stephens and wife Sherry J. Stephens by deed of record Book 8030, Page 218, and deed from Ruth P. Stephens of record in Book 8030, Page 221 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

AND TONY W. WEATHERFORD and wife TINA R. WEATHERFORD do hereby covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it and that the same is unencumbered, except for current year's taxes which are being prorated and will be paid by Grantor.

AND TONY W. WEATHERFORD and wife TINA R. WEATHERFORD do further covenant and bind themselves, their heirs, representatives and assigns to warrant and forever defend the title to said land to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this Warranty Deed has been executed this 26th day of April, 2002.

Tony W. Weatherford
TONY W. WEATHERFORD

Tina R. Weatherford
TINA R. WEATHERFORD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named TONY W. WEATHERFORD and wife TINA R. WEATHERFORD, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 26 day of April, 2002.

Yvonne Norman
NOTARY PUBLIC

My commission expires: 7-30-05

EXHIBIT A
Property Description
Tony W. Weatherford, et ux

Parcel 1

Being a portion of a parcel of land shown as Parcel 174 on Davidson County Tax Map 173, Nashville, Davidson County, Tennessee, generally located south of Mill Creek and east of Old Hickory Boulevard, and more particularly described as follows:

BEGINNING at a point in the centerline of Indian Creek approximately 132 feet south of its confluence with Mill Creek;
THENCE along the northerly property line of the subject tract the following calls:
S 61°46'58" E 147.04 feet to a point;
S 73°35'48" E 93.00 feet to a point;
S 87°04'00" E 82.08 feet to a point at the southerly right-of-way of the proposed roadway;
THENCE along said proposed right-of-way S 60°25'15" W 63.36 feet to a point at the beginning of a curve to the right;
THENCE continuing along said proposed right-of-way, along said curve 142.66 feet to a point, said curve having a central angle of 15°25'18" and a radius of 530.00 feet;
THENCE continuing along said proposed right-of-way S 75°50'33" W 51.38 feet to a point in the centerline of Indian Creek;
THENCE along said Indian Creek centerline the following calls:
N 12°20'28" E 22.35 feet to a point;
N 10°53'16" W 40.02 feet to a point;
N 26°25'52" W 94.26 feet to a point;
N 18°31'48" W 45.38 feet to a point;
N 29°37'37" W 9.49 feet to the point of beginning;

CONTAINING 21,893 square feet or 0.50 acres more or less.

Parcel 2

Being a portion of a parcel of land shown as Parcel 174 on Davidson County Tax Map 173, Nashville, Davidson County, Tennessee, generally located south of Mill Creek and east of Old Hickory Boulevard, and more particularly described as follows:

BEGINNING at a point at the northeast corner of said parcel 174, also being a common corner with property conveyed to David E. Stephens, of record in Book 5169, Page 482, R.O.D.C.;
THENCE leaving said northeast corner, along a severance line the following calls:
S 87°02'11" W 41.05 feet to a point;
S 67°52'29" W 99.46 feet to a point;
N 62°41'26" W 112.28 feet to a point in the northerly line of parcel 174;

THENCE along said northerly line S 87°04'00" E 233.20 feet to the point of beginning;

CONTAINING 4,733 square feet of 0.11 acres more or less.