WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 258,922.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF October, 2002.

Notary Public

My Commission Expires:

(AFFIX SEAL)

RUSSELL JOHN McCANN NOTARY PUBLIC AT LARGE COMMISSION EXPIRES AUG. 14, 2005 WILLIAMSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 11/05/02 13:35 2pgs
Fees:13.00 Taxes:958.01

20021105-0135835

THIS INSTRUMENT WAS PREPARED BY
SETTLEMENT SERVICES OF TENNESSEE, LLC, 121 FIRST AVE. SUITE 210, FRANKLIN, TENNESSEE 37064 (615) 591-1156

Address of New Owners As Follows:	Send Tax Bills To:	Map Parcel No.
Nathan R. Horton 317 Camille Court Antioch, TN 37013	Bank Of America, N.A. 9000 Southside Blvd., #700 Jacksonville, FL., 32256	Map 174-11-0-A Parcel 160

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 consideration, the receipt of which is hereby acknowledged, We, **NVR , INC., T/A RYAN HOMES, A VIRGINIA CORPORATION**, hereinafter called Grantor have bargained and sold, and by these presents do transfer and convey unto **NATHAN R. HORTON, UNMARRIED**, hereinafter called Grantees, their heirs and and assigns, a certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit.

Land in Davidson County, Tennessee, being Lot No.448 as shown on the Subdivision Plat of Cane Ridge Farms, Phase Two of record in Instrument No. 20020712-0084131, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to NVR, Inc. t/a Ryan Homes, a Virginia Corporation, by deed from Cane Ridge Farms, LLC, of record in Instrument No. 20020813-0098070 , Register's Office for DAVIDSON County, Tennessee.

This conveyance is made subject to:

a. Taxes for the year 2003 and subsequent years, a lien not yet due or payable.

b. All matters as set out on the Plan of record in Instrument No. 20020712-0084131, Register's Office for Davidson County, Tennessee.

c. Declaration Of Covenants, Conditions and Restrictions of record in Instrument Number 2000 090500 87103, Register's Office for Davidson County, Tennessee.

d. First Amendment to Declaration of Covenants, Conditions and Restrictions for Cane Ridge Farms of record in Instrument No. 20001204-0119093, Register's Office for Davidson County, Tennessee.

e. Second Amendment to Declaration of Covenants, Conditions and Restrictions for Cane Ridge Farms of record in Instrument No. 20010815-0088370, Register's Office for Davidson County, Tennessee.

f. Charter of Cane Ridge Farms Homeowners Association, Inc. of record in Instrument No. 20010815-0088360, Register's Office for Davidson County, Tennessee.

g. By-Laws of Cane Ridge Farms HOA of record in Instrument No. 20000905-0087103, Register's Office for Davidson County, Tennessee.

h. Conveyance of common areas for Cane Ridge Farms of record in Instrument No. 20010815-0088361, Register's Office for Davidson County, Tennessee.

i. Easement for Transmission Lines of record in Book 4428, page 565, Register's Office of Davidson County, Tennessee.

j. Easement for Utilities of record in Book 5078, page 476, Register's Office of Davidson County, Tennessee.

k. Rights of others in and to the common areas and elements of Cane Ridge Farms.

l. Subject to Lien for special assessments as contained in the Restrictions for Cane Ridge Farms.

m. Easement conveyed to United Telephone Company by Cane Ridge Farms, LLC across common areas of Cane Ridge Farms Phase One of record in Instrument No. 20020123-0009340, Register's Office for Davidson County, Tennessee.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

unimproved: ( )
This is improved: (X) property, known as **317 Camille Court, Antioch, TN 37013.**

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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 person 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 31 day of October, 2002.

NVR, Inc. t/a Ryan Homes, a Virginia corporation

R. P. Smithwick, II
Division Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared R. P. Smithwick, II, Division Manager, who, being by me duly sworn, says that he is Division Manager of NVR Homes, Inc., t/a Ryan Homes, a Virginia corporation; that he signed and sealed said instrument on behalf of said NVR Homes, Inc., t/a Ryan Homes by its authority duly given, and the said Division Manager, acknowledged said instrument to be the act and deed of said NVR Homes, Inc., t/a Ryan Homes and the corporate seal was hereby affixed.

WITNESS my hand and notarial seal this 31 day of October, 2002.

NOTARY PUBLIC

My Commission expires:

RUSSELL JOHN McCANN NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES AUG. 14, 2005 WILLIAMSON COUNTY, TN