This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Scott Lincoln
1728 Hickory Bark Lane
Nashville, Tennessee 37211

Davidson County DEEDWARR
Recvd: 12/16/02 14:15 2pgs
Fees:13.00 Taxes:860.25
20021216-0154660

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Countrywide Home Loans, Inc.
155 North Lake Avenue
Pasadena, CA 91109

MAP **172**
GROUP **14**
PARCEL **A**

146.00 Co.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Beazer Homes Corp. d/b/a Phillip Builders** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Scott Lincoln and wife, Valerie Lincoln**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 75 on the Plan of Section 3, Wexford Downs of record in Instrument # 200008100079246, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Beazer Homes Corp. d/b/a Phillip Builders by deed from Wexford Downs LLC of record in Instrument no.20011211-0136176, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

Real property taxes for 2002 have been paid. This conveyance is made subject to real property taxes for 2003 and subsequent years.

This is improved property known as 1728 Hickory Bark Lane, 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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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 the 22nd day of November, 2002.

Beazer Homes Corp. d/b/a Phillip Builders

By: Ruth Lyon, agent
Ruth Lyon, Secretary

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Ruth Lyon** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself to be **Secretary** of **Beazer Homes Corp. d/b/a Phillip Builders**, the within named bargainor, a corporation, and that she as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal this 22nd day of November, 2002.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $232,500.00.

AFFIANT

Subscribed and sworn to before me on this 22nd day of November, 2002.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004