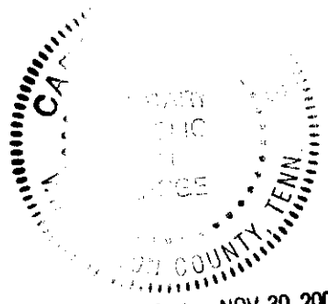
File #200310212



My Commission Expires NOV. 30, 2004

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 151,400.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of May, 2003.

Notary Public

MY COMMISSION EXPIRES: 11/3-04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ryan Meyer and Elizabeth H. Meyer	Merrill Lynch Credit Corp.	Map: 173-11-A-78.00CO
(NAME) 2142 Blake Drive	(NAME) 2001 Bishops Gate Blvd	Parcel:
(ADDRESS) Antioch TN 37013	(ADDRESS) Mount Laurel, NJ 08054	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, BEAZER HOMES CORP. D/B/A PHILLIPS BUILDERS, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto RYAN MEYER AND WIFE. ELIZABETH H. MEYER, hereinafter called the GRANTEES, their heirs 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 all of Lot No. 57, on the Plan of Section Three, Stanford Village, as shown by plat appearing of record in Plat Book Instrument Number 20011217-0139079, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being a portion of the same property conveyed to Beazer Homes Corp. d/b/a Phillips Builiders by Special Warranty Deed of record in Instrument Number 20010912-0099610, said Register's Office.

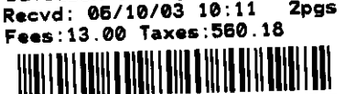
This conveyance is subject to the following:
Declaration of Covenants, Conditions and Restrictions of record in Instrument Number 20000203-001283, as amended in Instrument Number 20000228-0019107, and Instrument Number 20000301-0020280; By-Laws of record in Instrument Number 20000217-0016311; Charter for Stanford Village Homeowners' Association of record in Instrument Number 20000217-0016310; Sewer Easement of record in Book 7466, page 794; Right-of-Way Deeds granted to Davidson County of record in Book 2739, page 637, and Book 2740, page 181; Gulf Interstate Gas Transmission Company of record in Book 2590, page 545; Right-of-Way agreements granted to Columbia Gulf Transmission Company of record in Book 4218, page 425, and Book 4229, page 43; Sanitary Sewer and/or Storm Drainage Easement of record in Book 9466, page 794; Agreement Regarding Use of Property for Flood Plain Calculations of record in Book 11493, page 254; Right-of-Way Easement of record in Book 11263, page 503; and, any and all matters shown on plat of record in Instrument Number 20011217-0139079; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 2142 Blake Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 covenants 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 the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantor further covenants and binds itself, its successors and assigns, 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.

Davidson County DEEDWARR
Recvd: 06/10/03 10:11 2pgs
Fees:13.00 Taxes:560.18



20030610-0079752

Witness our hands this 30th day of May, 2003.

Beazer Homes Corp.

Dba Phillips Builders

BY: Ruth Lyon, agent

Ruth Lyon

Agent

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, 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 the Agent of Beazer Homes Corp. d/b/a Phillips Builders, the within named bargainor, a corporation, and that she as such Agent, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Agent.

Witness my hand and official seal, this 30th day of May, 2003.

Carol R Rivers

Notary Public

My Commission Expires: 11/30/04

(SEAL)

CAROL R. RIVERS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires NOV 30, 2004

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027