Davidson County DEEDWARR
Recvd: 02/25/05 12:40 3 pgs
Fees:18.00 Taxes:176.68
20050225-0021030

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:		SEND TAX BILLS TO:	
Name	**Drees Premier Homes Inc.**	Name	**New Owner**
Address	**1604 Westgate Circle**	Address	
City/State/Zip	**Brentwood, TN 37027**	City/State/Zip	

FOR AND IN CONSIDERATION of the sum of **$10.00. Cobblestone Landing LLC, an Ohio limited liability company** has this day bargained and sold, and does hereby transfer and convey unto **Drees Premier Homes Inc., an Ohio Corporation, their** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

See Exhibit A attached hereto and made a part hereof.

This conveyance is subject to taxes for the year 2005 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Part of Map 87 Parcel 133

This is unimproved property known as: 6321 North New Hope Road, Hermitage, TN 37076.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **16th** day of **February, 2005.**

Cobblestone Landing LLC

By: Joseph F. Farruggia, Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me, Christopher M. Corriveau, of the state and county mentioned, personally appeared Joseph F. Farruggia, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the Chief Manager of Cobblestone Landing LLC, the within named bargainor, a limited liability company, and that such Joseph F. Farruggia, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the limited liability company as Chief Manager.

WITNESS MY HAND and official seal at office, this **16th** day of **February, 2005.**

Commission expires **06/18/05**

Notary Public

CHRISTOPHER M. CORRIVEAU NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

The actual consideration or value whichever is greater, for this transfer is **$47,750.00**

Affiant

Subscribed and sworn to before me, this the 16th day of February, 2005

My commission expires: 06/18/05

Notary Public - Register

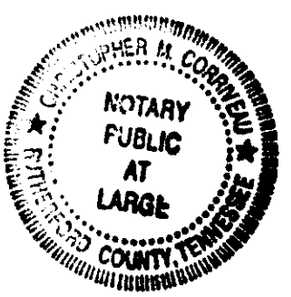


Exhibit A

Being a tract of land in the Twelfth Councilmanic District of Nashville, Davidson County, Tennessee, being the proposed Lot 2 of Cobblestone Landing, Phase Two, and being more particularly described as follows: Beginning at a point in the easterly margin of New Hope Road, said point being the southwest corner of the herein described lot: Thence, along the margin of said road North 08 deg. 46' 55" East, a distance of 70.97 feet to a point; Thence, North 12 deg. 48' 44" East, a distance of 71.53 feet to the beginning of a curve to the right at the intersection of the westerly right-of-way of the proposed road "A" in Cobblestone Landing, Phase Two; Thence, along said curve to the right having a radius of 25.06 feet, an arc distance of 39.16 feet to a point in a southerly right-of-way of said proposed Road "A"; Thence, continuing with said proposed right-of-way South 80 deg. 51' 43" East, a distance of 68.29 feet to a point at the beginning of a curve to the right; thence, along said curve to the right, having a radius of 327.00 feet, an arc distance of 139.91 feet to a point; Thence, South 56 deg. 20' 49" East, a distance of 69.68 feet to a point, said point being the northeast corner of the herein described lot; Thence leaving the southerly right-of-way of the proposed Road "A" South 08 deg. 52' 55" West, a distance of 107.56 feet to a point near the northerly line of Stephen K. and Susan Felts, Instrument No. 200005310054024, R.O.D.C., Thence, along or near the said line North 81 deg. 07' 05" West, a distance of 297.00 feet to the point of beginning, containing 44,980.00 square feet or 1.03 acres more or less.

Being all of the same property conveyed to Cobblestone Landing, LLC., by Warranty Deed from Kenard V. Peterman and wife Anita Louis Peterman, dated February 27, 2004, of record in Instrument No. 20040305-0025590, and by Warranty Deed of record in Instrument No. 20030702-0091229,Register's Office for Davidson County, Tennessee.