WARRANTY DEED

B-BHC-05-0117

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,855.20

Sanetta Whitelow
Affiant

Subscribed and sworn to before me, this 24th DAY OF June, 2005.

Notary Public

NOTARY PUBLIC AT LARGE — PATRICK MOORE — SUMNER COUNTY, TENNESSEE

MY COMMISSION EXPIRES: 4-25-06
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/07/05 09:07 2 pgs
Fees:13.00 Taxes:613.66

20050707-0077963

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sanetta Whitelow	Countrywide Home Loans	
117 Trellis Way, Lot 72 (ADDRESS)	3011 Armory Drive, Suite 120 (ADDRESS)	33-0-43.00
Goodlettsville, Tennessee 37072 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BEAZER HOMES CORP., hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto SANETTA WHITELOW, _____, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING LOT #72, AS SHOWN ON THE FINAL PLAT OF DRY CREEK FARMS, SECTION 2, OF RECORD AS INSTRUMENT #20040421-0045040, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING PART OF THE SAME PROPERTY CONVEYED TO BEAZER HOMES CORP., A TENNESSEE CORPORATION BY SPECIAL WARRANTY DEED FROM IVY HILL PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, RECORDED ON THE 17TH DAY OF MAY, 2004 IN INSTRUMENT NO. 20040517-0057352, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 117 Trellis Way, Lot 72, Goodlettsville, Tennessee 37072
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 24th day of June, 2005.

Beazer Homes Corp.

By: Teresa Sloman, agent

Title: _____

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me the undersigned a Notary Public for said County and State, Teresa Shipman, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged her self to be the Agent of Beazer Homes Corp., the within named bargainor, a corporation, and that she as such Agent being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by her self as Agent.

Witness my hand and official seal at Nashville TN on this 24th day of June, 2005.

NOTARY PUBLIC

My Commission Expires: _____

RACHEL WILSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 31, 2007

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903