This instrument was prepared by:

Overland Title Company, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 02/03/06 10:29 2 pgs
Fees:13.00 Taxes:567.21

20060203-0013537

STATE OF TENNESSEE
COUNTY OF Williamson

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 16, 2007

The actual consideration or value, whichever is greater, is $153,300.00

Sworn to and subscribed before me this 31st day of January, 2006

Affiant

Notary Public

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Gilda Y. Linder 3900 Stephens Ridge Way Antioch, TN 37013	LoanCity 3420 Toringdon Way, Suite 230 Charlotte, NC 28277	PART OF 173-142

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Beazer Homes Corp., a Tennessee corporation**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Gilda Y. Linder and Joy D. Linder, joint tenants with right of survivorship**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 195, on the Final Plat of Hidden Creek, Phase 3, Section 2, as shown by plat appearing of record in Instrument No. 20050714-0081683, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being part of the same property conveyed to Covenant Community, a partnership by Installment Deed from Ruth P. Stephens dated October 30, 1979 of record in Book 5522, Page 614, and by Quitclaim Deed from James W. Burton and Ann W. Burton dated August 30, 1984 of record in Book 6372, Page 17, Register's Office for Davidson County, Tennessee. Said property also being part of the same property conveyed to Beazer Homes Corp., a Tennessee corporation by Warranty Deed from Covenant Community, a Tennessee General Partnership dated August 12, 2005 of record in Instrument No. 20050815-0096258, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; 2006 real property taxes; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

All matters on the plan of record in Instrument No. 20050714-0081683, Register's Office for Davidson County, Tennessee.

This is improved property known as 3900 Stephens Ridge Way, Antioch, TN 37013.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 31st day of January, 2006

Beazer Homes Corp.,

Ruth Lyon, agent

By: Ruth Lyon, Agent

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned, a Notary Public of the state and county mentioned, 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 Agent of Beazer Homes Corp., the within named bargainor, a corporation, and that [s]he as such Agent, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by herself as Agent.

Witness my hand, at office, on this 31st day of January, 2006.

Notary Public

My Commission Expires: _____

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 16, 2007