Davidson County DEEDWARR
Recvd: 06/20/06 10:57 2 pgs
Fees:13.00 Taxes:503.62

20060620-0073405

WARRANTY DEED	STATE OF TENNESSE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,113.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS 6/15/2006 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

SHEILA McCORD NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. 9/03/2007

THIS INSTRUMENT WAS PREPARED BY:

U.S. Title Partners, Inc. 1105 Newman's Trail Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melinda N. Seifert	Countrywide Home Loans, Inc.	**161-00-272.00**
(NAME) **5845 Nolensville Pike, # 401**	(NAME) 750 Old Hickory Blvd.	
(ADDRESS) **Nashville, TN 37211**	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Beazer Homes Corp., a corporation**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Melinda N. Seifert and Matthew L. Porter**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Unit 118, Bldg. 19, TOWNHOMES OF SHADOW GLEN, as shown on Exhibit "A" of Seventh Supplementary Declaration of Covenants, Conditions and Restrictions recorded in Instrument No. 20051107-0134921, in the Register's Office, Davidson County, Tennessee.

Being part of the same property conveyed by Special Warranty Deed from Shadow Glen Residential Partnership, a Tennessee general partnership, formerly known as Shadow Glen Residential, L.P., a Tennessee li mited partnership to Beazer Homes Corp., a Ten nessee corporation as recorded on the 3rd day of November, 2005 in Instrument No. 20051103-0133144 and part of Deed from Alaric Development Company, Inc., a Tenness ee Corporation to Shadow Glen Residential, L.P., a Tennessee Limited Partnership as recorded on the 26th day of June, 2003 in Instrument No. 20030626-0089015, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to taxes which have been assumed by Grantee, any and all restrictions of record, all easements of record, any visible easements, all matters appearing on the plan of record, and all applicable governmental and zoning regulations.

☐ Unimproved
☒ This is Improved property known as: **5845 Nolensville Pike, # 401, Nashville, TN 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 we do covenant with the said GRANTEES 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 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 our hand this 15th of June, 2006.

Beazer Homes Corp.

Ruth Lyon, agent

BY: Ruth Lyon, Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary in and for said County and State, personally appeared the within named Ruth Lyon, whom I am personally acquainted and who upon his/her/their oath acknowledged himself/herself/themselves to an Agent of Beazer Homes Corp., and that he/she/they being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing on behalf of Beazer Homes Corp.

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day of June, 2006.

NOTARY

MY COMMISSION EXPIRES: _____

SHEILA McCORD
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.
EXPIRES 03/03/2007