03

Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $132,343.00

Affiant

Subscribed and sworn to before me, this 18th day of August, 2006.

Notary Public
My commission expires: 02/22/09

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN

03-0606-33756

Address of New Owner:	Send Tax Bills to:	Tax Information
Meredith Anne Burgin	Eastman Credit Union	161-00-0-272
5845 Nolensville Pike, #416	201 S Wilcox Drive	
Nashville TN 37211	Kingsport, TN 37662	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Beazer Homes Corp., a Tennessee corporation, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Meredith Anne Burgin and husband Joshua Eugene Burgin, hereinafter called the Grantees, their successors 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 Lot No. 77, on the Plan of Townhomes of Shadow Glen, shown as an Exhibit "A" to the Declaration of Covenants, Conditions & Restrictions of record in Instrument No. 20060124-0009112, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Beazer Homes Corp., a Tennessee Corporation, by deeds from Shadow Glen Residential Partnership, a Tennessee General Partnership, of record in Instrument Nos: 20040312-0028654; 20040709-0082047; 20041019-0125714; 2050114-0005176; 20050315-0028399; 20050422-0044870; 20050916-0111735; 20051103-0133144; 20051202-0145071; and 20060118-0006579, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5845 Nolensville Pike, #416, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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: 08/28/06 08:28 2 pgs
Fees:13.00 Taxes:489.67
20060828-0105575

Beazer Homes Corp., a Tennesses Corporation

By: Ruth Lyon, agent
Ruth Lyon, Agent

State Of Tennessee
County Of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, , with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the agent of Beazer Homes Corporation, a Tennessee Corporation, the within named bargainor, and that she is authorized by Beazer Homes Corporation, a Tennessee Corporation to execute this instrument on its behalf.

Witness my hand in Nashville, TN, this 18th day of August, 2006.

Vickie Carver

My Commission expires: 5-24-08

