Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20080630-0067054

This instrument prepared by:
Alvin L. Harris, Esq.
Hubbard, Berry, & Harris, PLLC
201 Fourth Avenue, North, Suite 1420
Nashville, Tennessee 37219

# QUITCLAIM DEED

| Address New Owner(s) | Send Tax Bills To: | Map/Parcel Nos. |
|---|---|---|
| The Villages of Riverwood Homeowners Ass'n, Inc.<br>1018 Elm Hill Pike<br>Nashville, Tennessee 37210 | Same | common area |

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, BEAZER HOMES CORP., a Tennessee corporation (hereinafter referred to as "Grantor"), does hereby quitclaim, transfer and convey unto The Villages of Riverwood Homeowners Association, Inc., a Tennessee non-profit corporation (hereinafter referred to as "Grantee"), and to the said Grantee's heirs, successors, and assigns, all of Grantor's right, title and interest in certain real estate in the County of Davidson, State of Tennessee, and more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by this reference.

Being a part of the same property conveyed to Beazer Homes Corp., by deeds recorded as Instrument Numbers 20051219-0152198, 20051219-0152199 and 20051219-0152200, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF, we have hereunto set our hands, this 25 day of June, 2008.

BEAZER HOMES CORP.

By: _____
David L. Hughes, Division President,
Nashville Division

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared David L. Hughes, with whom I am personally acquainted (or upon proof to me of satisfactory evidence), and acknowledged himself to be Division President, Nashville Division, of Beazer Homes Corp., the within named bargainor, and that he, as such Division President, Nashville Division, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing his name as Division President, Nashville Division.

Witness my hand and seal, at office in NASHVILLE, Tennessee, this 25th day of JUNE, 2008.

Notary Public

KELLY SLOAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires:

3-10-12

The actual consideration for this transfer of property is One Dollar ($1.00) and no other monetary consideration.

AFFIANT

Sworn to and subscribed before me
this 25th day of JUNE, 2008.

Notary Public

KELLY SLOAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires:

3-10-12

**EXHIBIT A**

Being all of the property designated as the Common Elements, Limited Common Elements, Open Space, Common Area, Amenities Area(s), or such similar designation as shown on the plat for the Villages of Riverwood recorded as Instrument Number 20080610-0059689, Register's Office for Davidson County, Tennessee, to which plat is hereby made for a more complete and accurate description, but including without limitation the following parcels shown on the plat:

Open Space A - .06 acres
Open Space B - .18 acres
Open Space C - .29 acres
Open Space D - .25 acres
Open Space E - .95 acres
Open Space F - .04 acres
Open Space G - .04 acres
Open Space H - .04 acres
Open Space I - .04 acres
Open Space J - .05 acres
Open Space K - .06 acres
Open Space L - .06 acres
Open Space M - .05 acres
Open Space N - .04 acres
Open Space O - .04 acres
Open Space P - .04 acres
Open Space Q - .04 acres
Open Space R – 2.00 acres
Open Space S - .05 acres
Open Space T - .08 acres
Open Space U - .05 acres
Open Space V - .78 acres

Total Open Space +/-5.23 acres.

Being a part of the same property conveyed to Beazer Homes Corp. by deeds recorded as Instrument Numbers 20051219-0152198, 20051219-0152199 and 20051219-0152200, Register's Office for Davidson County, Tennessee.