BOX #14A

WARRANTY DEED

State of Tennessee)
County of Davidson)

G#22231-4

The actual consideration or value, whichever is greater, for this transfer is **$210,706.20.**

Affiant

BILL GARRETT, Davidson County
Trans:T20090072413 DEEDWARR
Recvd: 10/26/09 09:23 2 pgs
Fees:13.00 Taxes:779.61
20091026-0098440

Subscribed and sworn to before me, this the 22nd day of October, 2009.

Notary Public

My commission expires: 2/24/13

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Kendra L. Rushing and Robert M. Caldwell	**Bank of America, N.A.**	**Map 141-06-O-C Parcel 137.00co**
4208 Blackwater Drive	**P. O. Box 660694**	
Nashville, TN 37221	**Dallas, TX 75266-0694**	

FOR AND IN 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,

Beazer Homes Corp. d/b/a Phillips Builders n/k/a Beazer Homes Corp., a Tennessee corporation

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

Kendra L. Rushing, an unmarried person, and Robert M. Caldwell, an unmarried person, as joint tenants with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 151 on the Final Plat of Riverbridge, Phase 2, Section 1, of record in Instrument No. 20090205-0009854, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being part of the same property conveyed to Beazer Homes Corp. d/b/a Phillips Builders, a Tennessee corporation, by Deed from The Vanderbilt University, a Tennessee not for profit corporation, of record in Instrument No. 20020912-0110994, dated September 10, 2002, Register's Office for Davidson County, Tennessee. The said Beazer Homes Corp. d/b/a Phillips Builders is now known as Beazer Homes Corp., a Tennessee corporation.

This conveyance is subject to Declaration of Restrictive Covenants, of record in Instrument No. 20030205-0016044, amended in Instrument No. 20030303-0027396 and Supplemental for Phase 2, Section 1, of record in Instrument No. 20090317-0023975, said Register's Office; By-Laws of record in Instrument No. 20030218-0020999, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor herein in parent acreage.

This is IMPROVED (__X__) unimproved (____) property, known as: **4208 Blackwater Drive, Nashville, TN 37221**.

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 its hand by its duly authorized officer this **22nd** day of **October, 2009.**

Beazer Homes Corp., a Tennessee corporation

By: Ruth Lyon VP Mid West & Mid Atlantic Region
Ruth Lyon, Vice President, Mid West & Mid Atlantic Region

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, 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 the Vice President, Mid West & Mid Atlantic Region, of **Beazer Homes Corp.**, the within named bargainor, a Tennessee corporation, and that she as such Vice President, Mid West & Mid Atlantic Region, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as such officer.

Witness my hand and official seal at Nashville, Tennessee, this **22nd** day of **October, 2009.**

KATHY HAND NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Notary Public

My Commission Expires: 10-21-12