BILL GARRETT, Davidson County
Trans:T20160096496 DEEDQC
Recvd: 11/01/16 11:59 5 pgs
Fees:27.00 Taxes:0.00
20161101-0115415

This instrument prepared by:
Bettie Winton
Grissim and Hodges, Attorneys
323 Union Street
Nashville, Tennessee 37201

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Brown's Farm 24 White Bridge Road Nashville, TN 37205	Same	Map: 97 Parcel: 158

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **BEAZER HOMES, LLC, a Delaware limited liability company** (successor-in-interest to BEAZER HOMES CORP., a Tennessee corporation) (the "Grantor") has bargained and sold, and by these presents does transfer, quitclaim and convey unto **BROWN'S FARM, a Tennessee general partnership** (the "Grantee"), its successors and assigns, all of Grantor's right, title and interest in and to that certain land in Davidson County, Tennessee, as more particularly described on Exhibit "A" and as shown on Exhibit "B", attached hereto and incorporated herein by reference.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Signature Page to Follow

IN WITNESS WHEREOF, the Grantor has executed this instrument as of the 28th day of October, 2016.

BEAZER HOMES, LLC, a Delaware limited liability company

BY: _____
Geoffrey R. Hart

Title: President Divisional - Nashville

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Geoffrey R. Hart, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is President Divisional – Nashville of BEAZER HOMES, LLC, a Delaware limited liability company, and that he as such President Divisional - Nashville executed the within instrument for the purposes therein contained by signing the name of the company in his capacity as President Divisional - Nashville.

Witness my hand, at office, this 28th day of October, 2016.

_____
NOTARY PUBLIC
My Commission Expires: Jan 8, 2019

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $0.00.

_____
Affiant

Subscribed and sworn before me this 28th day of October, 2016

JANET GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

_____
NOTARY PUBLIC
My Commission Expires: Jan 8, 2019

GRANTOR ACKNOWLEDGMENT
(Quitclaim Deed – Beazer Homes to Brown's Farm)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Geoffrey R. Hart, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is President Divisional – Nashville of BEAZER HOMES, LLC, a Delaware limited liability company, and that he as such President Divisional - Nashville executed the within instrument for the purposes therein contained by signing the name of the company in his capacity as President Divisional - Nashville.

Witness my hand, at office, this 28th day of October, 2016.

Janet Gleaves
NOTARY PUBLIC
My Commission Expires: Jan 8, 2019

JANET GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

VILLAGES OF RIVERWOOD
0.49 ACRE TRACT

BEING A CERTAIN TRACT OF LAND LYING IN THE FOURTEENTH COUNCIL DISTRICT OF NASHILLE, DAVIDSON COUNTY, TENNESSEE. SAID TRACT IS LOCATED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF STONEWATER DRIVE, SOUTH 85 DEGREES 21 MINUTES EAST, 289 FEET FROM THE CENTERLINE INTERSECTION OF RIVERBIRCH WAY, AND BEING MORE PARTICULARLY DESCRIBED, BY METES AND BOUNDS, AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD) WITH A CAP STAMPED RAGAN-SMITH & ASSOCIATES IN THE SOUTHERLY RIGHT-OF-WAY LINE OF STONEWATER DRIVE AS SHOWN ON THE PLAT ENTITLED "VILLAGES OF RIVERWOOD, SECTION ONE, PHASE 2A" OF RECORD AS INSTRUMENT NUMBER 20110401-0025117, R.O.D.C.T., (REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE), AT THE NORTHWESTERLY CORNER OF LOT 110 AS SHOWN ON SAID "VILLAGES OF RIVERWOOD, SECTION ONE, PHASE 2A", AND BEING THE NORTHEASTERLY CORNER OF THE HEREIN DESCRIBED PROPERTY;

THENCE, LEAVING SAID RIGHT-OF-WAY LINE WITH SAID LOT 110, SOUTH 30 DEGREES 57 MINUTES 16 SECONDS EAST, 177.09 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED RAGAN-SMITH & ASSOCIATES AT THE SOUTHWESTERLY CORNER OF SAID LOT 110 IN THE NORTHERLY LINE OF BROWN'S FARM OF RECORD AS INSTRUMENT NUMBER 2010010-80001970, R.O.D.C.T.;

THENCE, WITH BROWN'S FARM OF RECORD AS INSTRUMENT NUMBER 2010010-80001970, R.O.D.C.T., BROWN'S FARM OF RECORD AS INSTRUMENT NUMBER 20010604-0057541, R.O.D.C.T., SOUTH 89 DEGREES 41 MINUTES 43 SECONDS WEST, 195.57 FEET TO AN IRON ROD (NEW) WITH A CAP STAMPED RAGAN-SMITH & ASSOCIATES;

THENCE, CONTINUING WITH SAID BROWN'S FARM, NORTH 00 DEGREES 18 MINUTES 17 SECONDS WEST, 130.00 FEET TO AN IRON ROD (NEW) IN THE SOUTHERLY RIGHT-OF-WAY LINE OF STONEWATER DRIVE AS SHOWN ON THE PLAT ENTITLED "VILLAGES OF RIVERWOOD, SECTION ONE, PHASE 2B" OF RECORD AS INSTRUMENT NUMBER 20120510-0040662, R.O.D.C.T.;

THENCE, WITH SAID RIGHT-OF-WAY LINE, NORTH 89 DEGREES 41 MINUTES 43 SECONDS EAST, 23.72 FEET TO AN IRON ROD (NEW);

THENCE, CONTINUING WITH SAID RIGHT-OF-WAY LINE, WITH A CURVE CONCAVE TO THE LEFT WITH A DELTA ANGLE OF 30 DEGREES 38 MINUTES 59 SECONDS, WITH A RADIUS OF 160.00 FEET, WITH AN ARC LENGTH OF 85.59 FEET, WITH A CHORD BEARING OF NORTH 74 DEGREES 22 MINUTES 14 SECONDS EAST, 84.57 FEET TO THE POINT OF BEGINNING AND CONTAINING 21,154 SQUARE FEET OR 0.49 ACRES, MORE OR LESS.

BEING A PORTION OF THE SAME PROPERTY CONVEYED TO BEAZER HOMES CORP., OF RECORD AS INSTRUMENT NUMBER 20051219-0152200, R.O.D.C.T. AND THE SAME PROPERTY AS CONVEYED TO BEAZER HOMES CORP. OF RECORD AS INSTRUMENT NUMBER 20100108-0001963, R.O.D.C.T.

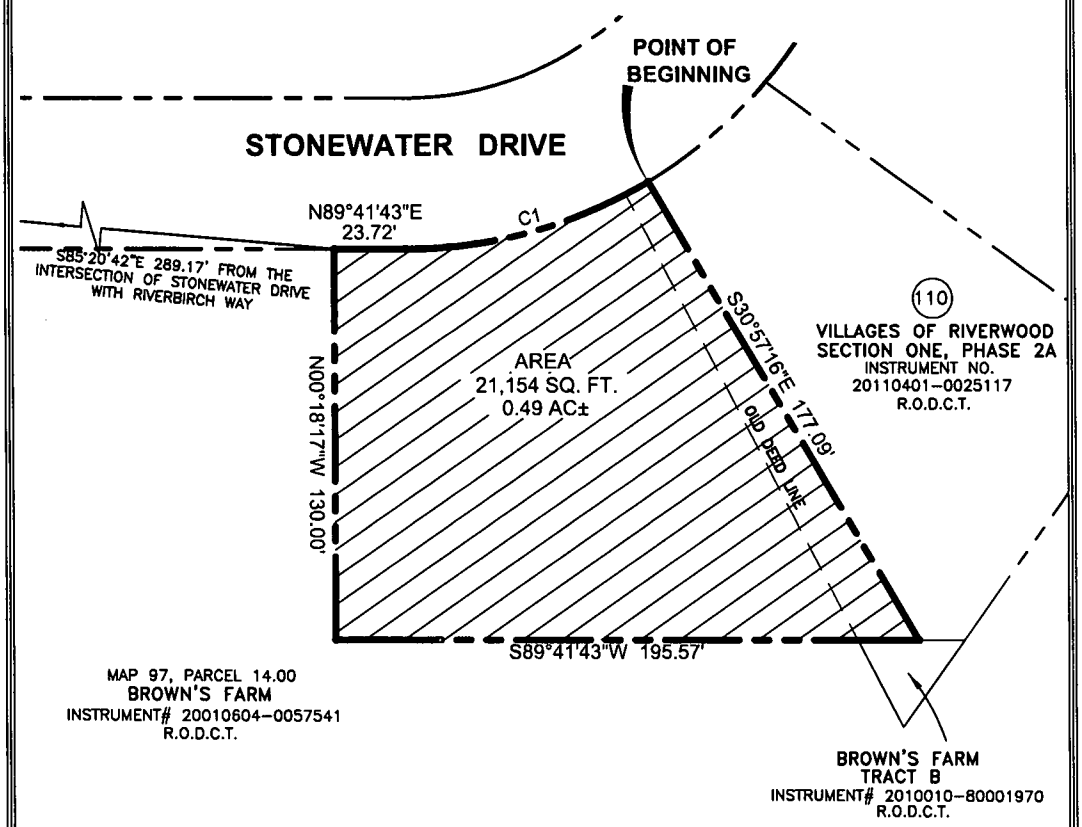
EXHIBIT "B"



SCALE: 1"=50'

CURVE TABLE

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD
C1	30°38'59"	160.00'	85.59'	N74°22'14"E	84.57'



C:\04160-7975\1-Survey\Exhibits\2013\0.49 Acre Exhibit\7975 Exhibit 0.49 ac.dwg

DATE	JANUARY 11, 2013
APPROVED BY:	TJS
DRAWN:	SLN
SCALE:	1" = 50'
JOB NO.	WK. ORDER
04-160	7975

VILLAGES OF RIVERWOOD

NASHVILLE, DAVIDSON COUNTY, TENNESSEE

PROPERTY EXHIBIT

RAGAN · SMITH

LAND PLANNERS · CIVIL ENGINEERS
LANDSCAPE ARCHITECTS · SURVEYORS

RAGAN · SMITH · ASSOCIATES, INC.
315 WOODLAND ST. P.O. BOX 60070 NASHVILLE, TN. 37206
(615) 244-8591 FAX (615) 244-8739 WWW.RAGANSMITH.COM