BILL GARRETT, Davidson County
Trans:T20170052982 DEEDQC
Recvd: 06/21/17 09:09 3 pgs
Fees:17.00 Taxes:0.00
20170621-0062249

This instrument prepared by:
Alvin L. Harris, Esq.
201 Fourth Avenue, North, Suite 1930
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map/Parcel Nos.
The Villages of Riverwood Homeowners Ass'n, Inc. c/o Associa Tennessee 278 Franklin Road, Suite 140 Brentwood, TN 37027	Same	common area (Section One Phase 3B)

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, Beazer Homes, LLC, a Delaware limited liability company, successor by conversion to 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 LLC, by deeds recorded as Instrument Number 20100108-0001962, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF, we have hereunto set our hands, this 13th day of June, 2017.

BEAZER HOMES LLC

By: _____
Geoff Hart, Nashville Division President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, Geoff Hart, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Nashville Division President, of a Beazer Homes, LLC, a Delaware limited liability company, successor by conversion to Beazer Homes Corp., a Tennessee corporation, and is authorized to execute this instrument on behalf of Beazer Homes LLC as its Nashville Division President.

WITNESS my hand, at office this 13th day of June, 2017.

_____
Notary Public
My Commission Expires: Jan 8, 2019

JANET GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 13th day of June, 2017.

_____
Notary Public
My commission expires: Jan 8, 2019

JANET GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 of The Villages of Riverwood, Section One, Phase 3B recorded as Instrument Number 20120307-0020010 in the Register's Office for Davidson County, Tennessee, including without limitation the following parcels shown on the above-referenced plat:

Being a part of the same property conveyed to Beazer Homes Corp. by deeds recorded as Instrument Number 20100108-0001962, Register's Office for Davidson County, Tennessee.