NEW OWNER:

Beazer Homes, LLC
1018 Elm Hill Pike
Nashville, TN 37210

THIS INSTRUMENT
PREPARED BY:

Tressler & Associates, PLLC
Attorneys at Law
212 N Castle Heights Avenue
Lebanon, TN 37087

SEND TAX BILLS TO:
New Owner

File No. 15-0286 & 15-0286B

Map 086

Parcel 127.00; 126.00; 131.00; 130.00; 129.00; 128.00; & 751.00

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20170060730 DEEDQC
Recvd: 07/17/17 10:45 5 pgs
Fees:27.00 Taxes:0.00
20170717-0071487

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Tammi Gay Hessey and Daniel M. Hessey, III, Co-Trustees of the Daniel M. Hessey, Jr. Trust AND Daniel M. Hessey, III, and wife, Donna Jo Hessey,** do hereby convey their entire ownership interest unto **Beazer Homes, LLC, a Delaware limited liability company**, their heirs and assigns, forever, all of their right, title and interest in and to the following tract or parcel of land, situate and lying in **Davidson** County, Tennessee, bounded and described as follows, to-wit:

Legal Description set forth in Exhibit A

WITNESS MY SIGNATURE this 7th day of **July, 2017.**

Daniel M. Hessey, Jr. Trust
under Trust Agreement dated March 7, 2016

By: _____
Tammi Gay Hessey, Co-Trustee

By: _____
Daniel M. Hessey, III, Co-Trustee

_____
Daniel M. Hessey, III, Individually

_____
Donna Jo Hessey, Individually

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **Daniel M. Hessey, III and Donna Jo Hessey**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 7th day of **July, 2017**.

_____
NOTARY PUBLIC
My commission expires: 5-24-21

TODD A. TRESSLER II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Tammi Gay Hessey and Daniel M. Hessey, III, Co-Trustee** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they are the **Co-Trustees** of **The Daniel M. Hessey, Jr. Trust** the within-named bargainor, and as such authorized Co-Trustee, being given the authority to so do, executed the within instrument on behalf of the trust by signing its name as such authorized Co-Trustees.

WITNESS my hand and official seal at office, this 7th day of **July, 2017**.

_____
NOTARY PUBLIC
My commission expires: 5-24-21

TODD A. TRESSLER II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is $ 0.00 .

Affiant

Sworn to and subscribed to before me, this the 7th day of July, 2017.

Notary Public

My commission expires: 5-24-21

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

EXHIBIT "A"

PERIMETER LAND DESCRIPTION

SITUATE, LYING AND BEING ALL THAT CERTAIN PIECE OR PARCEL OF LAND LOCATED IN COUNCILMANIC DISTRICT 14 OF DAVIDSON COUNTY, TENNESSEE, SAID PROPERTY STANDING IN THE NAME OF DANIEL M. HESSEY, JR., DANIEL M. HESSEY, III AND WIFE, DONNA JO HESSEY, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2" FOUND IRON PIN, (HEREINAFTER IPF), SAID IPF LYING IN THE NORTHERLY RIGHT-OF-WAY LINE OF HOGGETT FORD ROAD, A VARIABLE WIDTH PUBLIC RIGHT-OF-WAY, SAID IPF MARKING THE SOUTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF SAUNDRA M. DUNCAN ET VIR, (REFERENCE INSTRUMENT NO. 201410080093507), THENCE NORTH 83 DEGREES 28 MINUTES 43 SECONDS WEST FOR A DISTANCE OF 288.89 FEET WITH AFORESAID NORTHERLY RIGHT-OF-WAY LINE OF HOGGETT FORD ROAD TO A 5/8" SET IRON PIN WITH AN ORANGE CAP LABELED 'BYRD SURV INC', (HEREINAFTER IPS), SAID IPS MARKING THE SOUTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF BRUCE ALAN RAY ET AL, (REFERENCE INSTRUMENT NO. 201010150082901, SAID IPS MARKING THE SOUTHEAST CORNER OF THE PROPERTY DESCRIBED HEREIN AND BEING THE TRUE POINT AND PLACE OF BEGINNING;

THENCE WITH THE APPARENT NORTHERLY RIGHT-OF-WAY LINE OF HOGGETT FORD ROAD THE FOLLOWING FIVE 5) COURSES: (1) THENCE NORTH 83 DEGREES 28 MINUTES 43 SECONDS WEST FOR A DISTANCE OF 2278.34 FEET TO AN IPF; (2) THENCE NORTH 83 DEGREES 12 MINUTES 34 SECONDS WEST FOR A DISTANCE OF 733.22 FEET TO AN IPF; (3) THENCE NORTH 83 DEGREES 56 MINUTES 31 SECONDS WEST FOR A DISTANCE OF 320.17 FEET TO A POINT OF TANGENCY; (4) THENCE ALONG A TANGENT CURVE TO THE RIGHT WITH A RADIUS OF 1347.63 FEET, A CENTRAL ANGLE OF 03 DEGREES 46 MINUTES 26 SECONDS, THE CHORD OF WHICH BEARS NORTH 82 DEGREES 03 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 88.75 FEET, FOR AN ARC LENGTH OF 88.76 FEET TO A POINT OF REVERSE CURVATURE; (5) THENCE ALONG A REVERSE CURVE TO THE LEFT WITH A RADIUS OF 411.86 FEET, A CENTRAL ANGLE OF 07 DEGREES 13 MINUTES 12 SECONDS, THE CHORD OF WHICH BEARS NORTH 83 DEGREES 46 MINUTES 42 SECONDS WEST FOR A DISTANCE OF 51.87 FEET FOR AN ARC LENGTH OF 51.90 FEET TO AN IPS, SAID IPS MARKING THE SOUTHEAST CORNER OF A CEMETERY, SAID IPS ALSO MARKING THE SOUTHWEST CORNER OF THE PROPERTY DESCRIBED HEREIN;

THENCE DEPARTING AFORESAID NORTHERLY RIGHT-OF-WAY LINE OF HOGGETT FORD ROAD NORTH 06 DEGREES 38 MINUTES 44 SECONDS EAST FOR A DISTANCE OF 1018.59 FEET WITH, IN PART, THE EASTERLY LINE OF THE AFORESAID CEMETERY AND, IN PART, THE EASTERLY LINE OF PROPERTY STANDING IN THE NAME OF A. M. STEVENS, (REFERENCE DEED BOOK 3767 AT PAGE 93), TO AN IPF, SAID IPF MARKING THE NORTHEAST CORNER OF SAID A. M. STEVENS, SAID IPF ALSO MARKING THE SOUTHEAST CORNER OF PROPERTY STANDING IN THE NAME OF THE PAUL R. ODUM AND JO ANN ODUM REVOCABLE LIVING TRUST, (REFERENCE INSTRUMENT NO. 200706130070810);

THENCE NORTH 06 DEGREES 34 MINUTES 43 SECONDS EAST FOR A DISTANCE OF 179.80 FEET WITH THE EASTERLY LINE OF AFORESAID PROPERTY STANDING IN THE NAME OF THE PAUL R. ODUM AND JO ANN ODUM REVOCABLE LIVING TRUST TO AN IPF, SAID IPF MARKING THE SOUTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF BRANDAU ESTATE, LLC, (REFERENCE INSTRUMENTS NO. 20151090002547 AND 201412220116677), SAID IPF ALSO MARKING THE NORTHWEST CORNER OF THE PROPERTY DESCRIBED HEREIN;

THENCE WITH THE SOUTHERLY LINE OF AFORESAID BRANDAU ESTATE, LLC THE FOLLOWING TWO (2) COURSES: (1) SOUTH 84 DEGREES 27 MINUTES 45 SECONDS EAST FOR A DISTANCE OF 625.76 FEET TO AN IPS; (2) THENCE SOUTH 84 DEGREES 11 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 596.19 FEET TO AN IPF, SAID IPF MARKING THE SOUTHEAST CORNER OF AFORESAID PROPERTY STANDING IN THE NAME OF BRANDAU ESTATE, LLC, SAID IPF ALSO MARKING THE SOUTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF ANTHONY E. QUINN ET UX, (REFERENCE DEED BOOK 9091 AT PAGE 117);

THENCE WITH THE SOUTHERLY AND EASTERLY LINES OF AFORESAID PROPERTY STANDING IN THE NAME OF ANTHONY E. QUINN ET UX THE FOLLOWING THREE (3) COURSES: (1) THENCE SOUTH 84 DEGREES 16 MINUTES 59 SECONDS EAST, (PASSING AN IPF AT A DISTANCE OF 892.09 FEET), FOR A TOTAL DISTANCE OF 1,238.75 FEET TO AN IPS; (2) THENCE SOUTH 53 DEGREES 32 MINUTES 53 SECONDS EAST FOR A DISTANCE OF 147.15 FEET TO A FOUND T-POST, SAID T-POST MARKING THE SOUTHEAST CORNER OF AFORESAID PROPERTY STANDING IN THE NAME OF ANTHONY E. QUINN ET UX; (3) THENCE NORTH 05 DEGREES 52 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 463.24 FEET TO AN IPS, SAID IPS LYING IN THE SOUTHERLY LINE OF LOT 2 OF SECTION THREE OF LAKESIDE WOODS ESTATES, (REFERENCE BOOK 7900 AT PAGE 218), SAID IPS MARKING THE NORTHEAST CORNER OF AFORESAID PROPERTY STANDING IN THE NAME OF ANTHONY E. QUINN ET UX;

THENCE NORTH 81 DEGREES 14 MINUTES 51 SECONDS EAST FOR A DISTANCE OF 201.00 FEET WITH, IN PART, AFORESAID SOUTHERLY LINE OF LOT 2 OF SECTION THREE OF LAKESIDE WOODS ESTATES AND, IN PART, THE SOUTHERLY RIGHT-OF-WAY LINE OF PIERSIDE DRIVE, (A 50' PUBLIC RIGHT-OF-WAY), TO A FOUND FENCE POST, SAID POST MARKING THE NORTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF LEONARD N. WILLIAMS, JR., ET UX, (REFERENCE DEED BOOK 4736 AT PAGE 793), SAID POST ALSO MARKING THE NORTHEAST CORNER OF THE PROPERTY DESCRIBED HEREIN;

THENCE SOUTH 25 DEGREES 49 MINUTES 11 SECONDS EAST FOR A DISTANCE OF 746.05 FEET WITH THE WESTERLY LINE OF AFORESAID PROPERTY STANDING IN THE NAME OF LEONARD N. WILLIAMS, JR., ET UX TO AN IPF, SAID IPF MARKING THE NORTHWEST CORNER OF PROPERTY STANDING IN THE NAME OF BRUCE ALAN RAY ET AL, (REFERENCE INSTRUMENT NO. 201010150082901);

THENCE WITH THE WESTERLY LINES OF AFORESAID PROPERTY STANDING IN THE NAME OF BRUCE ALAN RAY ET AL THE FOLLOWING TWO (2) COURSES: (1) THENCE SOUTH 25 DEGREES 39 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 564.10 FEET TO AN IPS; (2) THENCE SOUTH 07 DEGREES 09

MINUTES 05 SECONDS WEST FOR A DISTANCE OF 571.69 FEET TO AN IPS LYING IN AFORESAID NORTHERLY RIGHT-OF-WAY LINE OF HOGGETT FORD ROAD, SAID IPS BEING THE TRUE POINT AND PLACE OF BEGINNING AND CONTAINING 4,252,059 SQUARE FEET OR 97.61 ACRES OF LAND, MORE OR LESS, ALL AS SHOWN ON A DRAWING, (B10810-15), PREPARED BY JOHN M. PAYNE, RLS NO. 845 OF BYRD SURVEYING, INC., AND DATED MAY 26, 2015, LAST REVISED AUGUST 12, 2016.

THE ABOVE DESCRIBED PROPERTY BEING THE SAME PROPERTY DESCRIBED IN THE FOLLOWING DEEDS:
(PARCEL "A" DEED BOOK 669 AT PAGE 114), (PARCEL "B" DEED BOOK 647 AT PAGE 191), (PARCEL "C" DEED BOOK 445 AT PAGE 465), (PARCEL "D" DEED BOOK 615 AT PAGE 761), PARCEL "E" DEED BOOK 647 AT PAGE 190), (PARCEL "F" DEED BOOK 1580 AT PAGE 117) AND (PARCEL "G" INSTRUMENT NO. 200407160085052).

THE DEEDS REFERRED TO IN THE FOREGOING DESCRIPTION ARE RECORDED IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THIS DESCRIPTION IS SUBJECT TO ANY AND ALL EASEMENTS, RIGHTS-OF-WAY OR OTHER ENCUMBRANCES THAT MAY EXIST.

BEING THE SAME PROPERTY CONVEYED TO BEAZER HOMES, LLC, A DELAWARE LIMITED LIABILITY COMPANY, BY QUITCLAIM DEED FROM TAMMI GAY HESSEY AND DANIEL M. HESSEY, III, CO- TRUSTEES OF DANIEL M. HESSEY, JR. TRUST AND DANIEL M. HESSEY, III, AND WIFE DONNA JO HESSEY, OF RECORD IN INSTRUMENT NO. 20170717 0071485 AND INSTRUMENT NO. 20170717 0071486, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.