BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Davidson County DEEDWARR
Recvd: 09/26/03 10:18 2pgs
Fees:13.00 Taxes:1079.00
20030926-0142700

Prepared by: MTC Title - Tennessee, LLC, 6 Cadillac Drive, Suite 190, Brentwood, Tennessee 37027

Seller: Culhane
Order No.: 16127

4059863

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:
Primacy Closing Corporation (Name)	Owner (Name)
6025 Manor Place (Street Address or Route Number)	6025 Manor Place (Street Address)
Brentwood, Tennessee 37027 (City) (State) (Zip)	Brentwood, Tennessee 37027 (City) (State) (Zip)

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars and other good and valuable consideration paid to Vincent A. Culhane and wife, Carolyn J. Milhiser (hereinafter referred to as Grantor, whether one or more) by Primacy Closing Corporation, a corporation organized under the laws of Nevada(hereinafter referred to as Grantee, whether one or more), Grantors have this day bargained and sold, and does hereby transfer and convey unto the Grantee herein, his successors, heirs and assigns, certain real property in Davidson County, Tennessee, as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 262 on the Plan of Revised Phase 6, Hearthstone, as of record in Book 6250, page 994 and amended in Book 6900, pages 254 and 255, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Vincent A. Culhane, unmarried by deed from Mark A. Kase and wife Ami H. Kase of record in Book 9673, Page 401, Register's Office for Davidson County, Tennessee, the same property conveyed Vincent A. Culhane and wife, Carolyn J. Milhiser by Quitclaim Deed from Vincent A. Culhane of record in Book 10889, Page 484, Register's Office for said County.

TAX PARCEL NO.: 160-12-206

Unimproved ( )
This is improved (x) property, known as 6025 Manor Place
(House Number) (Street) (P.O. Address)

Brentwood
(City or Town)

This conveyance is made and accepted subject to the lien for current taxes and other assessments and all valid and subsisting restrictions, reservations, conditions, limitations, encumbrances, covenants, exceptions and easements as may appear of record, if any, affecting the above described property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees their successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in **fee simple**, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

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

Witness my/our hand(s) this 18th day of August, 2003, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Vincent A. Culhane

Carolyn J. Milhiser

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Janet W Duke, a Notary Public in and for said County and State, Vincent A. Culhane, the within named bargainor, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18th day of September, 2003

My Commission Expires: 1/27/07

Janet W Duke
Notary Public

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Janet W Duke, a Notary Public in and for said County and State, Carolyn J. Milhiser, the within named bargainor, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18th day of September, 2003

My Commission Expires: 1/27/07

Janet W Duke
Notary Public

I hereby swear or affirm that the actual consideration for this transfer of property or interest in property is $21,000.00 which amount is equal to or greater than that which the property or interest would command at a fair or voluntary sale.

Brenda R Lehman

STATE OF Tennessee

COUNTY OF Williamson

SWORN TO AND SUBSCRIBED TO BEFORE ME this the 19th day of September, 2003.

My Commission Expires: 7/29/07
(Affix Seal)

Mandy R Baird
Notary Public

MANDY R. BAIRD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN