(2)

This instrument prepared by: MTC Title- Tennessee, LLC, 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **Primacy Closing Corporation, a corporation organized under the laws of Nevada**, said Grantor does hereby bargain, sell, transfer and convey unto SCOTT B. HERTZBERG AND WIFE, KIMBERLY L. HERTZBERG and their assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No 8953, together with the Carport designated No. 8953-C in River Plantation, Section IX, Phase I, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section IX, Phase I, Condominium Apartments, recorded in Book 7900, page 98, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 8061, page 341, Register's Office for said County, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to the Grantor(s) by deed of even date of record in Instrument Number 20031016-0153339 or Book _____, Page _____, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee SCOTT B. HERTZBERG AND WIFE, KIMBERLY L. HERTZBERG. and their assigns forever.

Grantee, SCOTT B. HERTZBERG AND WIFE, KIMBERLY L. HERTZBERG, whose address is 8953 Sawyer Brown Road, Nashville, TN 37221, is responsible for the payment of real property taxes on subject property.

Said. **Primacy Closing Corporation, a corporation organized under the laws of Nevada**, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said **Primacy Closing Corporation, a corporation organized under the laws of Nevada** has executed this deed and affixed its corporate seal by Ross A. Boswell, its Vice President, this the 22nd day of September 2003.

GRANTOR
Primacy Closing Corporation, a corporation organized under the laws of Nevada
By: R. A. Boswell
Title: Vice President

Davidson County DEEDWARR
Recvd: 10/16/03 10:37 2pgs
Fees:13.00 Taxes:543.90
20031016-0153339

State of TENNESSEE)
County of WILLIAMSON)

The actual consideration or value whichever is greater, for this transfer is $ 147,000.00
Subscribed and sworn to before me this the 14th day of October, 2003.

Affiant

Notary Public

Commission Expires: 1-19-05

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for the state and County aforesaid, personally appeared Ross A. Boswell, with whom I am personally acquainted, and who upon oath acknowledged him/~~her~~self to be the Vice President of **Primacy Closing Corporation, a corporation organized under the laws of Nevada**, and being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as Vice President.

Witness my hand and seal at office, this 23rd day of September, 2003.

Notary Public

My Commission Expires: 8-16-06

MARINA A. MURPHY NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN
My Commission Expires August 16, 2006

Address New Owner:	Send Tax Bills To.	Map and Parcel:
Scott B. Hertzberg	Franklin Financial ~~Mtg. Inc.~~	142-9-H-007.00CO
	Mtg. Inc.	
8953 Sawyer Brown Road	206 East Main St.	
Nashville, TN 37221	Franklin, Tennessee 37064	