Box 48A

WARRANTY DEED

THIS INDENTURE, made and entered into this 29th day of June, 2007 by and between **Primacy Closing Corporation, a corporation organized under the laws of Nevada**, party of the first part, and Teresa J. Lague and husband, Glenn H. Lague, party of the second part.

WITNESSETH: That for the consideration hereinafter expressed the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LOT NO. 144 ON THE PLAN OF PHASE ONE, 2ND ADDITION TO SUGAR VALLEY, A RS10 CLUSTER LOT SUBDIVISION, A PLANNED DEVELOPMENT of record as Instrument No. 20050105-0001853, in the Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Grantors, by virtue of Warranty Deed recorded in Instrument No. 20070706 0080995, in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; that the same is unencumbered, except for:

All matters of record, including without limitation, all real property taxes, not yet due and payable, which grantee hereby assumes and agrees to pay; restrictions, dedications, conditions, reservations, easements and other matters shown on the plan of record at Instrument No. 20050105-0001853; Declaration of Covenants Conditions and Restrictions in Book 11069, Page 14 and Instrument No. 20050106-0002201; Stormwater Detention Agreement at Instrument No. 20040305-0025147; all in said Register's Office.

And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said party of the second part, their heirs and assigns, against the lawful claims of all persons whomsoever.

THE CONSIDERATION for this conveyance is as follows: Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Signed By:
Primacy Closing Corporation

By: _____ Asst Sec
Signature

Davidson County DEEDWARR
Recvd: 07/06/07 14:48 3 pgs
Fees:18.00 Taxes:1024.90
20070706-0080996

STATE OF TN
COUNTY OF Shelby

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Felicia Lague, with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the Asst Sec. of Primacy Closing Corporation, the within named bargainor, a corporation, and that he/she as such Asst. Sec. being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation, by himself/herself as such Asst. Sec.

WITNESS my hand and official seal, this 25th day of June, 2007.

Notary Public

My commission expires:
Aug-10

NEVADIA E. ASHLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES DEC. 29, 2010

STATE OF Tennessee
COUNTY OF Williamson

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 277,000 00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 3 day of July, 2007.

Notary Public

My commission expires:
5/22/10

BRANDON PELIZZARI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

PROPERTY ADDRESS:

7608 MINT LEAF DRIVE
ANTIOCH, TN 37013

MAIL TAX NOTICES TO:

Sirva Mortgage, Inc.
6070 Parkland Blvd.
Mayfield Hts., OH 44124

NAME AND ADDRESS OF PROPERTY OWNERS:

TERESA J. LAGUE
7608 MINT LEAF DRIVE
ANTIOCH, TN 37013

TAX PARCEL NO.: 181-1B-118.00 CO

Prepared By:

William N. Griffin, Jr., Atty
Griffin, Clift, Everton & Thornton, PLLC
6489 Quail Hollow Road, Ste 100
Memphis, TN 38120

Return To:

Realty Title & Escrow Company, Inc.
206B Cool Springs Blvd., Suite 206
Franklin, TN 37067