WARRANTY DEED

THIS INDENTURE, made and entered into this 28th day of Feb, 2008, by and between **TRISHA QUEZADA, A MARRIED PERSON,** party of the first part, and **PRIMACY CLOSING CORPORATION, a corporation organized under the laws of Nevada** 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:

UNIT C, PLAN OF CLAYTON PLACE CONDOMINIUMS as shown on Master Deed of record in Instrument No. 20001026-0106312, in the Register's Office, Davidson County, Tennessee, to which Master Deed 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 20080306-0022732, in the Register's Office for Davidson County, Tennessee.

MICHAEL QUEZADA, spouse of TRISHA QUEZADA, joins herein for the purpose of conveying any and all marital interest and homestead which he may have in and to the above described property by virtue of his marriage to TRISHA QUEZADA, but does not join in the covenants and warranties contained herein.

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 Master Deed of record at Instrument No. 20001026-0106312 and Attorney's Certificate at Instrument No. 20001026-0106313; Charter of Clayton Place Homeowner's Association at Instrument No. 20001026-0106311 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.

Davidson County DEEDWARR
Recvd: 03/06/08 13:34 3 pgs
Fees:18.00 Taxes:1637.25
20080306-0022733

Trisha Quezada
TRISHA QUEZADA

Michael Quezada
MICHAEL QUEZADA

STATE OF California

COUNTY OF Orange

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, **TRISHA QUEZADA,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, this 18 day of June, 2007.

TROY WILLIAM DAVIS
COMM. #1686497
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
COMM. EXPIRES AUG. 6, 2010

Troy William Davis
Notary Public

My commission expires:
August 6, 2010

STATE OF California

COUNTY OF Orange

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, **MICHAEL QUEZADA,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, this 18 day of June, 2007.

TROY WILLIAM DAVIS
COMM. #1686497
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
COMM. EXPIRES AUG. 6, 2010

Troy William Davis
Notary Public

My commission expires:
August 6 2010

STATE OF TN

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 $ 442,500.00, 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 4th day of March, 2008.

Notary Public

My commission expires:
9/20/10

SHERRI A. SCHMONSKY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires Sept 20 2010

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

PROPERTY ADDRESS:

1519 Clayton AVe
Nashville, TN 73222

MAIL TAX NOTICES TO:

NEW OWNER

NAME AND ADDRESS OF PROPERTY OWNERS:

PRIMACY CLOSING CORP
6077 PRIMACY PKWY
MEMPHIS, TN 38119

TAX PARCEL NO.: 117-08-0C-002.00 CO

Prepared By:

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

Return To:

LEHMAN