Davidson County DEEDWARR
Recvd: 05/15/08 13:15 3 pgs
Fees:18.00 Taxes:1840.75
20080515-0050075

WARRANTY DEED

THIS INDENTURE, made and entered into this 13 day of May 2008, 2007, by and between **CHARLES E. GRESSLE, III AND ELIZABETH KIRBY GRESSLE, HUSBAND AND WIFE,** 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:

LOT NO. 170 ON THE PLAN OF SECTION 1 OAK HILL ESTATES, as shown on plat of record in Book 3700, Pages 118, 119 and 120 in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Said Lot fronts 173.64 feet on the north side of Forest Hills Drive and extends back 400 feet on the west line and 426.95 feet on the east line to a broken line in the rear and measures 244.79 feet thereon.

Being the same property conveyed to Grantors, by virtue of Warranty Deed recorded at Instrument Number 20050401-0035346, 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 plat of record in Plat Book 3700, Page(s) 118, 119 and 120; Covenants, Conditions and Restrictions in Restrictive Covenants in Book 4122, Page 739; Deed of Conveyance in Book 4385, Page 463; 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.

Charles E. Gressle, III

CHARLES E. GRESSLE, III

Elizabeth Kirby Gressle

ELIZABETH KIRBY GRESSLE

STATE OF Tennessee

COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, CHARLES E. GRESSLE, III, 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 21 day of November, 2007.

Michelle Wallace
Notary Public

My commission expires:
MY COMMISSION EXPIRES:
February 21, 2011

STATE OF Tennessee

COUNTY OF Rutherford

STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, ELIZABETH KIRBY GRESSLE, 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 21 day of November, 2007.

Michelle Wallace
Notary Public

My commission expires:
MY COMMISSION EXPIRES:
February 21, 2011

STATE OF Tennessee

COUNTY OF Rutherford

TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

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 $ 497,500.00, 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 21 day of November, 2007.

Michelle Wallace
Notary Public

My commission expires:
MY COMMISSION EXPIRES:
February 21, 2011

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

PROPERTY ADDRESS:

828 Forest Hills Drive
Nashville, TN 37220

MAIL TAX NOTICES TO:

Hubert Collette
5817 Chase View Road
Nashville, TN 37211

NAME AND ADDRESS OF PROPERTY OWNERS:

SAME AS ABOVE

TAX PARCEL NO.: 16-1-11.00

Prepared By:

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

Return To: