WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/30/08 09:54 3 pg
Fees:18.00 Taxes:1026.75
20080730-0077816

THIS INDENTURE, made and entered into this 21st day of July, 2008, by and between **FREDDY WHITWORTH AND MELINDA C. WHITWORTH, 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 181, SECTION ONE ADDITION TO SUGAR VALLEY, A CLUSTER SUBDIVISION, A PLANNED DEVELOPMENT, as shown on plat of record in Instrument No. 20040622-0073636 in the Register's Office, Davidson County, Tennessee, to which plat 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 at Instrument Number 20050329-0033906, 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 Instrument No. 20040622-0073636; Covenants, Conditions and Restrictions in Declaration of Covenants, Conditions and Restrictions in Book 11069, Page 14 and Instrument No. 20030708-0093637, supplemented and amended at Instrument No. 20040203-0013041; Terms and provisions of by-laws of Sugar Valley Homeowners' Association, Inc. in Book 11069, Page 24; Charter of Sugar Valley Homeowners' Association in Book 11069, Page 6; 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.

FREDDY WHITWORTH

MELINDA C. WHITWORTH

STATE OF Virginia

COUNTY OF Arlington

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, FREDDY WHITWORTH, 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 7th day of February, 2008.

Notary Public

My commission expires:
07-31-2010

MILAGRO DE LA FLOR SUAZO
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES JULY 31, 2010
COMMISSION # 7072358

STATE OF Virginia

COUNTY OF Arlington

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, MELINDA C. WHITWORTH, 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 7th day of February, 2008.

Notary Public

My commission expires:
07-31-2010

MILAGRO DE LA FLOR SUAZO
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES JULY 31, 2010
COMMISSION # 7072358

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 $ 277,500.00, 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 21st day of July, 2008.

Notary Public

My commission expires:
6/23/2012

AMY C. SCHLEIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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

PROPERTY ADDRESS:

7345 Campton Road
Nashville, TN 37211

MAIL TAX NOTICES TO:

Primacy Closing Corporation
6077 Primacy Parkway, Suite 300
Memphis, TN 38119

NAME AND ADDRESS OF PROPERTY OWNERS:

Primacy Closing Corporation
6077 Primacy Parkway, Suite 300
Memohis, TN 38119

TAX PARCEL NO.: 181-1-O-B-042.00

Prepared By:

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

Return To: