27-A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/02/06 09:40 2 pgs
Fees:13.00 Taxes:2349.50

20061002-0121251

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 635,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF September, 2006

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: SEPTEMBER 30, 2006

THIS INSTRUMENT WAS PREPARED BY

Key Title & Escrow Services, 215 Jamestown Park Rd. #204, Brentwood, 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	
Paul C. Buff	PAUL C. BUFF	118-3-65
(NAME)	(NAME)	
2613 Grissom Drive	6007 HICKORY VALLEY ROAD	
(ADDRESS)	(ADDRESS)	
Nashville, Tn 37204	NASHVILLE, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Marcwy, L.L.C., an Arizona, limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul C. Buff and wife, Deborah J. Buff

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 10, on the Plan of Bransford Industrial Park Subdivision, as shown on plat of record in Plat Book 4460, page 33, in the Registrar's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description. The street address of the subject property is ~~2615~~ 2613 Grissom Drive, Nashville, TN 37204.

Being the same property conveyed to Marcwy, L.L.C., an Arizona limited liability company by Quit Claim Deed dated 12/7/01 and recorded on 12/20/01 from IMAG. VIDEO/AV, INC. of record in Instrument No. 20011220-0140889, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2006 and subsequent years, and to any and all restrictions and easements which may affect the property and are currently of record.

This is investment property of the Grantor(s).

unimproved ( )
This is improved (X) property, known as 2613 Grissom Drive, Nashville, Tn 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 20th day of September, 2006

Marcwy, L.L.C., an Arizona, limited liability company
By:
Gary L. Fletcher, Authorized Signatory

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____, _____ .

Commission expires _____

_____
Notary Public

STATE OF ARIZONA
COUNTY OF PIMA

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Gary L. Fletcher and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Authorized Signatory and _____ respectively of the Marcwy, L.L.C., an Arizona the within named bargainor, and corporation, and that he as such Authorized Signatory and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Gary L. Fletcher as such Authorized Signatory, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tn on this the 20th day of September, 2006 .

My commission expires 9-29-06

Ann C Larned
Notary Public

OFFICIAL SEAL
ANN C. LARNED
NOTARY PUBLIC-ARIZONA
PIMA COUNTY
My Comm. Exp. Sep. 29, 2006