This Instrument Prepared By:
Stokes & Bartholomew, P. A.
424 Church Street, Suite 2800
Nashville, TN 37219
Return to Box 50

BOOK 8399 PAGE 159

ADDRESS NEW OWNER:
Metropolitan Nashville Airport Authority
One Terminal Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 134-04
GROUP
PARCEL 5

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/ we, John B. Cuffman hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto Metropolitan Nashville Airport Authority, hereinafter called the GRANTEE(S), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in the 2nd, formerly the 5th Civil District of Davidson County, Tennessee, being Lot 5 ont he Plan of Ruby K. McLaughlin's Subdivision, not of record, being a part of Lot No. 5 on the Plan of the division of the lands of W. McLaughlin, deceased, as of record in Minute Book "F", page 195, County Court for Davidson County, Tennessee, described according to a survey made by S. M. McMurray Engineering Company, May 7, 1940, as follows:
>
> Beginning on the easterly margin of Ezell Road as widened, at the northwest corner of the property conveyed to A. H. Johnson and wife, by deed from Edgar Turrentine, et al, of record in Book 2595, page 525, Register's Office for Davidson County, Tennessee; thence with Johnson's northerly line and the line between lots Nos. 5 and 6; eastwardly 187 feet to the southeast corner of Lot No. 4; thence with the line between said two lots, westwardly 188 feet, more or less, to the easterly margin of Ezell Road; thence with said Road; southwardly 100 feet to the beginning.
>
> Being the same property conveyed to John B. Cuffman from Susie H. Davis, of record in Book 4070, page 910, Registers's Office for Davidson County, Tennessee. The said Susie H. Davis retained a life estate in the above described property. The said Susie H. Davis has since died. The said John B. Cuffman having since married Virginia B. Cuffman and she now joins in this conveyance to convey any interest in said property.

This is improved property known as 244 Ezell Pike, Nashville, Tn 37217.

This conveyance is made subject to the following exceptions:

1. Taxes for 1991 a lien but not yet due and payable.

2. Easement of record in Book 2296, page 214, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), its successors and assigns, forever; and GRANTOR(S) do covenant with the said GRANTEE(S) 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, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 12th day of July, 1991.

John B. Cuffman

Virginia B. Cuffman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John B. Cuffman and wife, Virginia B. Cuffman, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office, this the 12th day of July, 1991.

Lindsey H. Park, NOTARY PUBLIC

My Commission Expires: September 25, 1993

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 60,000.00.

AFFIANT

Subscribed and sworn to before me
this 12th day of July, 1991.

Lindsey H. Park, NOTARY PUBLIC
My Commission Expires: September 25, 1993

3121.2

IDENTIFICATION REFERENCE

Jul 16 3 39 PM '91

FEE $ 6.00 CHECK 2118 07/16 0101

6.00