This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
John D. Kaul and Sylvia A. Kaul
5168 Hunters Point Lane
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Source One Mortgage Services Corporation
27555 Farmington Road
Farmington, MI 48334-3357

MAP AND PARCEL:
MAP 5-2
PARCEL 23 & 51

WARRANTY DEED

BOOK 11192 PAGE 870

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Gary P. Fry, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto John D. Kaul and wife, Sylvia A. Kaul, as tenants by the entirety, 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:

TRACT I: 3708/3710 Willow Creek Road
BEING Lot No. 23, on the Plan of Section 1, Willow Creek, of record in Plat Book 5200, Page 629, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Gary P. Fry, married by deed from Carl D. Swartz and wife, Gloria B. Swarts, of record in Book 8454, Page 188, Register's Office for Davidson County, Tennessee. Subsequently conveyed to Gary P. Fry by Quitclaim Deed of record in Book 11192, Page 866, Register's Office for Davidson County, Tennessee.

TRACT II: 1917/1919 Westchester
BEING Lot No. 95, on the Plan of Section II, Willow Creek, of record in Plat Book 5200, Page 630, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Gary P. Fry, married by deed from Carl D. Swartz and wife, Gloria B. Swarts, of record in Book 8454, Page 185, Register's Office for Davidson County, Tennessee. Subsequently conveyed to Gary P. Fry by Quitclaim Deed of record in Book 11192, Page 868, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 6217, Page 956, said Register's Office, and such easements and setback lines of record in Plat Book 5200, Pages 629 and 630, said Register's Office.

Grantee(s) hereby assume and agrees to pay the unpaid balance on the existing mortgage held by SourceOne Mortgage Corporation of record in Book 6996, Page 977, and as assigned in Book 6996, Page 982, and further assigned in Book 7745, Page 185, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s). Present loan balance $59,932.79 (Tract I)

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by SourceOne Mortgage Corporation of record in Book 7022, Page 59, and as assigned in Book 7022, Page

64, and further assigned in Book 7745, Page 185, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s). Present loan balance $57,001.32 (Tract II)

This is improved property known as 1917-19 Westchester/3708/10 Willow, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John D. Kaul and wife, Sylvia A. Kaul, their heirs and assigns, forever; and I, Gary P. Fry, unmarried do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 2nd day of November, 1998.

Gary P. Fry

BOOK 11192 PAGE 871

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Gary P. Fry, unmarried the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 2nd day of November, 1998.

NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 121,934.11.

AFFIANT

Subscribed and sworn to before me this 2nd day of November, 1998.

NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0509282
IDENTIF. & REFERENCE

98 NOV -6 AM 9:05
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

3542 11/06/98 0101 03CHECK 462.16

[redacted]

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11192 PAGE 872

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 121934.11
CON TX 451.16
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 462.16
CHECK 462.16

11/06/98 01 09:05 0001 3542

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05092821 IDENTIF. ↑ REFERENCE

98 NOV -6 AM 9:05

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1368674