WARRANTY DEED

The actual consideration or value for this transfer is $ 89,450.00 .

Judith Kaye Adkins
AFFIANT

STATE OF TENNESSEE
COUNTY OF Williamson

SWORN TO AND SUBSCRIBED before me this 21st day of JULY, 2004.

Sharon B. Rice
NOTARY PUBLIC
My Commission Expires: 5-27-05

SHARON B. RICE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

Davidson County DEEDWARR
Recvd: 08/04/04 09:36 2pgs
Fees:13.00 Taxes:330.97

20040804-0093262

This space for Register of Deeds

This instrument prepared by: Johnny Ellis, Attorney, 306 Gay St. #200 Nashville, TN 37201, (615)256-5003 file#04070002

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Jason G. Kumm, & Michelle L. Kumm 1441 Stoner Ridge Hermitage, TN. 37076-2255	Countrywide Home Loans PO Box 10423 Van Nuys CA 91410-0423	44 - 15 / 88.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Jason Kumm and wife, Michelle Kumm, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **CAROL B. FRY**, a married woman, the GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto:

JASON G. KUMM *and wife,* **MICHELLE L. KUMM**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 89, Section "D" on the Plan of E. I. Dupont DeNemours and Company, Subdivision of record in Plat Book 1424, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 89 fronts 66 feet on the westerly margin of Berry Street and extends back 66.3 feet on the northerly line and 66.2 feet on the southerly line to a dead line measuring 66 feet thereon.

Being the same property conveyed to Carol B. Fry by Warranty Deed from Jeffrey J. Hall and Julia A. Hall of record as instrument number 20021119-0142981, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

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, his heirs and assigns, forever. I do covenant with the said GRANTEE that I am 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. 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 GRANTEE, his heirs and assigns, against the lawful claims of all persons WHOMSOEVER.

The herein described property is subject to the following:
2004 Property taxes are to be prorated and assumed by the GRANTEE.
Subject to all matters shown on the Plan of record in Book 1424, page 68, said Register's Office; Utility, Telephone, and Transmission easements of record in Book 576, page 664; Book 626, page 556; Book 662, page 743; and Book 735, page 419, all in the Register's Office for Davidson County Tennessee.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Grantor makes oath and says, that the property described herein is not her principal residence, nor the residence of her spouse nor any dependant and this conveyance is not made to defeat the rights of any third party.

This is improved property known as: 908 & 910 Berry Street, Nashville, TN. 37138.

Witness My hand this 21 day of JULY, 2004.

Carol B. Fry
Carol B. Fry

STATE OF WASHINGTON }
COUNTY OF }

Personally appeared before me, Adrianne Yvonne Ziegler, a Notary Public in and for said County and State, the within named Carol B. Fry the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at Spokane, this 21 day of JULY, 2004.

Adrianne Yvonne Ziegler
NOTARY PUBLIC

My Commission Expires: 6/29/05

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ADRIANNE YVONNE ZIEGLER NOTARY PUBLIC COMMISSION EXPIRES 6-29-05 STATE OF WASHINGTON