BOOK 8881 PAGE 305

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,369.63

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 19 92

Notary Public

MY COMMISSION EXPIRES: 11/26/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eileen Ortgiesen (NAME)	Citicorp Mortgage, Inc. (NAME)	15DZ 30980
1339 Cardinal Avenue (ADDRESS)	P. O. Box 790029 (ADDRESS)	61-16-55
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Ballwin, Missouri 63179-0029 (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, James D. Ventress and Marjorie B. Ventress, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eileen Ortgiesen, unmarried

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 parts of Lots 22 and 24 and all of Lot 23 on the Plan of Greenland Estates Subdivision, Block "A", as of record in Book 974, page 13, Register's Office for said County, described as follows:

Said lot and parts of lots front together 55.3 feet on the northeasterly side of Martha Street, now Cardinal Drive, and run back 175.1 feet on the northwesterly line and 180.5 feet on the southeasterly line to a dead line in the rear on which it measures 88.5 feet.

Being the same property conveyed to James D. Ventress and wife, Marjorie B. Ventress, by deed from Kenneth Ray Wilson and wife, Sandra Gale Wilson, of record in Book 6930, page 899, Register's Office for Davidson County, Tennessee. The said James D. Ventress and Marjorie B. Ventress having since divorced.

The within named Grantee hereby agrees to assume and promises to pay the unpaid balance of a certain indebtedness in the original principal amount of $67,106.00 payable to Security Financial & Mortgage Corporation, and secured by a Deed of Trust of record in Book 6930, page 902, Register's Office for Davidson County, Tennessee, to which reference is made for complete terms and conditions thereof;

97907

FOR REFERENCE

DEC 5 10 33 AM '92

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1339 Cardinal Avenue, Nashville, Tennessee 37216
(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 our hand s this 29th day of December, 19 92

James D. Ventress

Marjorie B. Ventress

BOOK 8881 PAGE 306

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James D. Ventress and Marjorie B. Ventress

the bargainor is, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee this 29th day of December 19 92.

Commission expires 11-24-96

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

287.37





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8881 PAGE 307

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
				SHAT [illegible]
				CON TX 278.37
				PRFEE 1.00
				WDEED 8.00
				TOTAL 287.37
				CHECK 287.37

[illegible]/93 01 10:33 0001 9777

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97907

IDENTIFI REFERENCE

MAR 5 10 35 AM '93

[illegible]

DAVIDSON COUNTY, TN

No. 627339