Prepared by:
**OVERLAND TITLE COMPANY, LLC**
106 Mission Court, Suite 1002
Franklin, TN 37067
from information provided by the parties
without the benefit of a title examination.
The preparer makes no warranties
as to the status of the title.
**2010080003**

BILL GARRETT, Davidson County
Trans:T20100065033 DEEDQC
Recvd: 10/14/10 10:50 2 pgs
Fees:12.00 Taxes:0.00
20101014-0082284

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, is $ 0.00.

Sworn to and subscribed before me this 7th day of October, 2010.

Affiant

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 6, 2011

# QUITCLAIM DEED

| Name and Address of New Owner: | Send Tax Bills To: | Map and Parcel Number: |
|---|---|---|
| Richard Rubinowicz<br>3911 Trimble Road<br>Nashville, TN 37215 | New Owner | 130-070-109.00 |

For and in consideration of Ten Dollars ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, Richard Rubinowicz, Trustee and Lisa Rubinowicz, Trustee of The Lisa Rubinowicz Living Trust, established by the Revocable Trust Agreement of Lisa Rubinowicz, dated February 25, 2010, hereby quitclaim unto Richard Rubinowicz and wife Lisa Rubinowicz, their heirs and assigns, all my right, title and interest in and to the real property situated in Davidson County, Tennessee, described as follows:

TRACT I:
Land in Davidson County, Tennessee, being parts of Lot Nos. 215, 216, 217 and part of 9th Street (now closed) on the plan of part of Royal Oaks Land Company's subdivision of the Baker Tract as of record in Book 421, Pages 102 and 103, Register's Office for said County, being part of Lot No. 5 on the unrecorded plan of Fitzpatrick's Re-subdivision of Lot Nos. 214, 215, 216 and part of Lot No. 217, part of 9th Street (now closed) and part of Brighton Avenue (now closed) on said Royal Oaks Land Company's Subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, April 10, 1947, as follows:

Beginning on the southerly margin of Trimble Road, at a point 151.4 feet east of the northeast corner of the property conveyed to Louise V. Hardison by deed from Helen T. Dunn and husband, of record in Book 1539, Page 573, said Registers Office, being 15.6 feet east of the corner of Lots Nos. 4 and 5 on said Fitzpatrick's unrecorded plan and being the northeast corner of the property conveyed to Roebum B. Stiles and wife by deed from James J. Montague and wife, of record in Book 1816, Page 127, said Registers Office; thence with the easterly line of the Stiles property, southwardly 308.4 feet, more or less, to the northerly line of Lot No. 2; thence with the northerly line of said Lot No. 2; eastwardly 25 feet; thence northwardly 303 feet to the beginning.

TRACT II:
Land in the 7th Civil District of Davidson County, being parts of Lot Nos. 215, 216, 217 and part of 9th Street (now closed) on the plan of part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, Pages 102 and 103; Register's Office for said County, being the easterly 85.8 feet front and 85.2 feet rear of Lot No. 4 and the westerly 15.6 feet front and 18.4 feet rear of Lot No. 5 on the unrecorded plan of Fitzpatrick's Resubdivision of Lot Nos. 214, 215, 216, part of Lot No. 217, part of 9th Street (now closed) and part of Brighton Avenue (now closed) on said Royal Land Company's subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, April 10, 1947, as follows:

Beginning on the southerly margin of Trimble Road, at a point 50 feet east of the northeast corner of the property conveyed to Louise V. Hardison by deed from Helen T. Dunn and husband, of record in Book 1539, Page 573, said Register's Office; thence with the southerly margin of said Road, eastwardly 101.4 feet to a point 15.8 feet east of the corner of Lot Nos. 4 and 5 on said Fitzpatrick's unrecorded plan: thence southwardly 308.4 feet more or less, to the northerly line of Lot No. 5; thence with the northerly line of Lot Nos. 2 and 3, westwardly 101.6 feet to a point 60 feet east of the southwest corner of said Lot No. 4; thence northwardly 302.9 ft., more or less to the beginning.

Being the same property conveyed to Richard Rubinowicz and wife, Lisa Rubinowicz, by deed from Thomas Allen Fuqua, Jr., unmarried, of record as Instrument No. 20040928-0116813, Register's Office for Davidson County, Tennessee, dated September 9, 2004. And being the same property conveyed to Lisa Rubinowicz by deed from Richard Rubinowicz of record in Instrument 201003120019158 , Register's Office for Davidson County, Tennessee, dated Febrduary 25, 2010. And further, being the same property conveyed to Lisa Rubinowicz and Richard Rubinowicz, Trustees of The Lisa Rubinowicz Living Trust, established by the Revocable Trust Agreement of Lisa Rubinowicz, dated February 25, 2010, by deed from Lisa Rubinowicz of record in instrument 201003240021980, Register's Office for Davidson County, Tennessee, dated February 25, 2010 and there have been no changes to title since.

This is improved property known as **3911 Trimble Road, Nashville, TN 37215**. This conveyance is subject to all lawful easements and restrictions of record.

In witness whereof, I have hereunto set my hand this 7th day of October, 2010.

The Lisa Rubinowicz Living Trust

Richard Rubinowicz, Trustee

Lisa Rubinowicz, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of said County and State, personally appeared Richard Rubinowicz, Trustee and Lisa Rubinowicz, Trustee of The Lisa Rubinowicz Living Trust, established by the Revocable Trust Agreement of Lisa Rubinowicz, dated February 25, 2010, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged to be the current, active and only Trustees, The Lisa Rubinowicz Living Trust, established by the Revocable Trust Agreement of Lisa Rubinowicz, dated February 25, 2010 the within bargainor, and that as such Trustees being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the The Lisa Rubinowicz Living Trust, established by the Revocable Trust Agreement of Lisa Rubinowicz, dated February 25, 2010 by the said Richard Rubinowicz and Lisa Rubinowicz as Trustee.

Witness my hand and official seal, at office on the 7th day of October, 2010

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 6, 2011