Prepared by:
Cain & Associates, PLLC
7105 Crossroads Blvd Ste 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0

Affiant

Subscribed and sworn to before me, this 4 day of Feb 2022.

Notary Public
My commission expires: 6-23-25

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
Ruby Holdings, LLC 178 Riverwood Drive Franklin, TN 37069	Same	028O-F-012.00

QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jeff Ley Real Estate Inc., a Tennessee Corporation**, hereinafter referred to as Grantor(s), has bargained and sold, and do hereby convey, remise, release, and forever quitclaim unto **Ruby Holdings, LLC, a Tennessee limited liability company,** Grantee(s), their heirs and assigns, the entire right, title, and interest in and to the real property described as follows:

Land in Davidson County, Tennessee, being Lots No(s). 332 and 334 on the Map of Sunrise Heights Addition, of record in Book 421, page 2, Register's Office for Davidson County, Tennessee.

Said lots adjoin and front together 50 feet each on the southerly side of Veritas Street and run back between paralleled lines 150 feet to an alley. Lot No. 334 runs back along the easterly margin of Keystone Avenue.

Being the same property conveyed to Jeff Ley Real Estate, Inc. by Warranty Deed from Dennis Ray Austin, married, dated November 17, 2021 of record as Instrument No. 20211122-0154563, Register's Office for Davidson County, Tennessee.

Jeff Ley Real Estate Inc, a
Tennessee Corporation

By: _____
Jeffery Ley
Its: Member

Karen Johnson Davidson County
Batch# 800899 DEEDQC
02/07/2022 10:01:29 AM 1 pg
Fees: $12.00 Taxes: $0.00

20220207-0013665

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Jeff Ley, Member of Jeff Ley Real Estate Inc.,** the within named bargainor, **a Tennessee Corporation**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the **corporation** as such **Member**.

Witness my hand, at office, this 4 day of Feb, 2022.

Notary Public

My commission expires: 6-23-25

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD