Prepared by and Returnable to (After Recordation):
Ashworth & Rye, PLLC
Julia Wood
237 2nd Avenue South
Franklin, Tennessee 37064

Karen Johnson Davidson County
Batch# 1327951 DEEDQC
09/29/2025 03:05:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250929-0077459

QUITCLAIM DEED

Address of New Owner	Send Tax Bill To:	Map & Lot No:
THE RUBINO LIVING TRUST 6388 Chickering Circle, Nashville, Tennessee 37215	New Owner	157-29

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, **WILLIAM R. RUBINO and spouse, LEAH K. RUBINO**, hereinafter collectively called **"GRANTOR,"** hereby quitclaims and conveys unto **WILLIAM R. RUBINO and LEAH KNOX RUBINO, as Co-Trustees of THE RUBINO LIVING TRUST, U/A DATED SEPTEMBER 25, 2025**, hereinafter called **"GRANTEE,"** all the right, title and interest Grantor may have, if any, in and to the following described real property located in Davidson County, Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 8 on the Plan of Iroquois Meadows of record in Plat Book 5050, page 86, Register's Office for said County.

SAID Lot No. 8 fonts 95.0 feet on the northernly margin of Chickering Circle and extends back 246.24 feet on the easterly line and 376.09 fee on the westerly line to a dead line in the rear, measuring 290.05 feet thereon.

BEING the same property conveyed to William R. Rubino and spouse, Leah K. Rubino by deed from A. Joel Gluck and wife, Linda Small Gluck of record in Book 11585, page 359, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property known as 6388 Chickering Circle, Nashville, Tennessee 37215. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The legal description is drawn from the prior deed of record as reflected in the deed of conveyance to the Grantor. No title search was requested or conducted. Grantor and the attorney preparing this Deed make no warranty or representation regarding the accuracy of the legal description. This deed was prepared based upon the request and instructions of the Grantor and no legal or tax advice was given by the preparer.

[Signatures on following page.]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 25th day of September, 2025.

Grantor:

William R Rubino
William R. Rubino

Leah K Rubino
Leah K. Rubino

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, William R. Rubino, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of September, 2025.

Notary Public

My commission expires: 12/11/2028

REBEKAH JOLLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES DECEMBER 17, 2028

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Leah K. Rubino, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of September, 2025.

Notary Public

My commission expires: 12/11/2028

REBEKAH JOLLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES DECEMBER 17, 2028

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $ 0.00 .

AFFIANT

Sworn to and subscribed before me, this 25th day of September, 2025.

Notary Public

My Commission Expires: 12/11/2028

REBEKAH JOLLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES DECEMBER 17, 2028

True Copy Certification

I, Keaton A. Rye, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and correct copy of the original document executed and authenticated according to law on September 25, 2025

Signature

9/25/2025
Date

State of Tennessee
County of Williamson

Personally appeared before me, a notary public for said County and State, Keaton A. Rye, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

9/25/2025
Date

My Commission Expires: 12/17/2028

REBEKAH JOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES DECEMBER 17, 2028