Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Parkway W Suite 103
Smyrna, TN 37167

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $154,500.00

Affiant

Subscribed and sworn to before me, this 7th day of June, 2012.

Notary Public
My commission expires: 11/22/14

04-1201-54200

Address of New Owner:	Send Tax Bills to:	Tax Information
American Homes 4 Rent, LLC 22917 Pacific Coast Hwy, Suite 300 Malibu, CA 90265	American Homes 4 Rent, LLC 22917 Pacific Coast Hwy, Suite 300 Malibu, CA 90265	173-16-0-A-018CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kevin Bradley and wife, Andrea Bradley, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to American Homes 4 Rent, LLC, a Deleware limited liability company hereinafter called the Grantee, its successors 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 Lot No. 174, on the Plan of Hidden Creek, Phase 1, Section 1, Phase 2 and Phase 3, Section 1, a Plannet Unit Development as of record in Instrument No. 20030213-0020016 and as corrected in Instrument No. 20030331-0042208, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kevin Bradley and wife, Andrea Bradley by deed from Beazer Homes Corp, d/b/a Phillips Builders, a Tennessee Corporation, of record in Instrument No. 20030926-0142552 Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3067 Hidden Creek Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantee that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, its successors 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.

AB by AIF

BILL GARRETT, Davidson County
Trans:T20120043883 DEEDWARR
Recvd: 06/14/12 10:03 2 pgs
Fees:13.00 Taxes:571.65

20120614-0052040

WITNESS my hand this 7th day of June, 2012.

K. Bradley
Kevin Bradley

Andrea Bradley by AIF K. Bradley
Andrea Bradley

STATE OF Florida
COUNTY OF Alachua

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kevin Bradley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Gainesville, FL., this 7th day of June, 2012.

LISA E. DAVIS
Commission # DD 984776
Expires June 2, 2014
Bonded Thru Troy Fain Insurance 800-385-7019

Lisa E. Davis
Notary Public at Large

LISA E. DAVIS
Commission # DD 984776
Expires June 2, 2014
Bonded Thru Troy Fain Insurance 800-385-7019

My Commission expires: 6-2-14

STATE OF Florida
COUNTY OF Alachua

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Kevin Bradley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Andrea Bradley and that he is authorized by Andrea Bradley to execute this instrument on his/her behalf.

Witness my hand and seal at Gainesville, Florida ~~Tennessee~~, this 7 day of June, 2012.

Lisa E. Davis
Notary Public at Large

Lisa E. Davis

My commission expires: 6-2-14

LISA E. DAVIS
Commission # DD 984776
Expires June 2, 2014
Bonded Thru Troy Fain Insurance 800-385-7019