BILL GARRETT, Davidson County
Trans:T20130026591 DEEDWARR
Recvd: 04/02/13 13:38 2 pgs
Fees:13.00 Taxes:791.80
20130402-0032409

Prepared by:
Realty Title & Escrow Company, Inc.
1139 NW Broad St Suite 101
Murfreesboro, TN 37129

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $214,000.00

Affiant

NOTARY PUBLIC
AT LARGE
June E. Rowell
My Commission Expires
MAY 20, 2014
STATE OF TENNESSEE

Subscribed and sworn to before me, this 28th day of March, 2013.

Notary Public
My commission expires: 5-20-14

13-1302-131824

Address of New Owner:	Send Tax Bills to:	Tax Information
American Homes 4 Rent 23815 Stuart Ranch Road, Ste 302 Malibu, CA 90265	NEW OWNER	181-10-0B-013.00

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, **Joseph Robert Nacarato, Jr.,,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **American Homes 4 Rent Properties One, LLC, a Deleware limited liability company**, hereinafter called the Grantees, their 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 30, as shown on the map entitled Phase I, Centex at Concord, of record in Instrument Number 20051011-0122364, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Joseph Robert Nacarato, Jr., by deed from the Primacy Closing Corporation, a Corporation organized under the Laws of Nevada, of record in Instrument Number 20071025-0126300, dated October 2, 2007, 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 7316 Autumn Crossing Way, Brentwood, TN 37027

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 Grantees 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 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 my hand this 28th day of March, 2013.

Joseph Robert Nacarato, Jr.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joseph Robert Nacarato, Jr., 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 Murfreesboro, TN, this 28th day of March, 2013.

Tabitha King
State of Tennessee at Large

My Commission expires 12/03/13



THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.