Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 106
Franklin, TN 37067

This instrument prepared using information provided by the parties. Preparer of this document makes no representations as to the title of the subject property, the accuracy of the information received or the validity of any plat or survey referenced.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $217,000.00

Affiant

Subscribed and sworn to before me, this 12th day of April, 2013.

Notary Public
My commission expires:

JUNE E. ROWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

07-1303-85083

Address of New Owner:	Send Tax Bills to:	Tax Information
American Homes 4 Rent Properties Three, LLC 23815 Stuart Ranch Road, Suite 302 Malibu, CA 90265	New Owner	172030A08000CO

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, Christine M. Lewis and husband, Joe G. Lewis, Jr., hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to American Homes 4 Rent Properties Three, LLC, 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 80, Plan of Woodlands, Phase 1, Section 1, as shown on plat of record in Plat Book 6900, Pages 498 & 499, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Christine M. Lewis and husband, Joe G. Lewis, Jr., by Warranty Deed from Robert S. Collins, III and Melissa S. Collins, recorded on the 23rd Day of May, 2003 in Instrument No. 20030523-0070646, in the Register's Office of Davidson County, Tennessee.

This instrument is executed pursuant to a Power of Attorney of record in Instrument No. 20130415003718 4, 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 941 S. Woodstone Lane, Nashville, TN 37211

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.

BILL GARRETT, Davidson County
Trans:T20130030691 DEEDWARR
Recvd: 04/15/13 13:47 2 pgs
Fees:13.00 Taxes:802.90
20130415-0037185

WITNESS my hand this 11 day of April, 2013.

Christine M. Lewis

Joe G. Lewis, Jr., by Christine M. Lewis, his attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christine M. Lewis, 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 Franklin, TN, this 11 day of April, 2013.

Deborah K. Devine
State of Tennessee at Large

DEBORAH K. DEVINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Comm. Expires October 18, 2016

My Commission expires: 10/18/16

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christine M. Lewis, 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 and who further acknowledged that she is the Attorney in Fact for Joe G. Lewis, Jr. and that she is authorized by Joe G. Lewis, Jr. to execute this instrument on his behalf.

Witness my hand in Franklin, TN, this 11 day of April, 2013.

Deborah K. Devine
State of Tennessee at Large

DEBORAH K. DEVINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Comm. Expires October 18, 2016

My Commission expires: 10/18/16