BILL GARRETT, Davidson County
Trans:T20130032265 DEEDWARRSP
Recvd: 04/19/13 09:40 2 pgs
Fees:13.00 Taxes:736.30
20130419-0039049

This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1029-052

STATE OF Tennessee)
COUNTY OF Williamson)
I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $199,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 18th day of April, 2013.

HEATHER L. CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires: 9/27/2015
(Seal)

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
American Homes 4 Rent Properties Three, LLC 23815 Stuart Ranch Rd Malibu, CA 90265	Same as New Owner	086 04 0B 106.00

SPECIAL WARRANTY DEED
(Corporation)

Nationstar Mortgage, LLC f/k/a Centex Home Equity Company, LLC, Grantor(s), being duly authorized by resolution of its board of directors or otherwise, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency all of which are hereby acknowledged, has this day bargained and sold, and by these presents does hereby sell, transfer and convey, unto American Homes 4 Rent Properties Three, LLC, Grantee(s), and its successors and assigns, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of Section Four, Sunset Oaks of record in Plat Book 9700, Page 569, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Nationstar Mortgage LLC in Substitute Trustee's Deed filed as instrument number 20121226-0118761.

Commonly known as: 928 Wonderland Pass, Hermitage, TN 37076

TO HAVE AND TO HOLD the said real property above described, including any after acquired title of Grantor(s), together with the appurtenances, estate, title and interest thereto belonging to Grantee(s) and unto its successors and assigns in fee simple forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor(s) hereby binds itself to warrant and defend the title as against all acts of the Grantor(s) herein and no other.

The words "Grantor(s)" and "Grantee(s)" as used herein shall include the plural where appropriate and pronouns shall be construed according to their proper gender and number according to the context thereof.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor(s) this 8 day of April 2013.

Nationstar Mortgage, LLC f/k/a Centex Home Equity Company, LLC

BY: Gloria A. DeGrosa Price

ITS: Asst. Secretary

Certificate of Acknowledgment

State of Colorado

County of Douglas)ss.

Personally appeared before me, the undersigned Notary Public, Gloria A. DeGrosa-Price 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, and who further acknowledged that such person is the Asst. Secretary of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal, at office this 8 day of April 2013.

Florika Baldwin

Notary Public

My commission expires:

(Seal)

FLORIKA BALDWIN
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20004015689
MY COMMISSION EXPIRES AUGUST 21, 2016