WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th day of June, 2013 Notary Public MY COMMISSION EXPIRES: 6/15/14 (AFFIX SEAL)

Foundation **Return to:**
Title and Escrow, LLC.
2672 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

CONNIE J. BUCHANAN NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY TN

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 1550 North Mount Juliet Road, Suite 110, Mount Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
American Homes 4 Rent Properties Six, LLC	NEW OWNER	164 13 0 086.00
(NAME) 28315 Stuart Ranch Rd Ste 302	(NAME)	
(ADDRESS) Malibu, CA 90265	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Pamela Freeman unmarried and Deborah C. Pate**, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **American Homes 4 Rent Properties Six, LLC**, a Delaware limited liability company hereinafter called the Grantees, their heirs 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. 260, ON THE PLAN OF FIRST REVISION OF ASHEFORD CROSSING, SECTION TWO, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 9700, PAGE 171, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

Being the same property conveyed to Pamela Freeman and Deborah C. Pate, tenants in common with right of survivorship by Warranty Deed from Sharon R. Massey fka Sharon R. Scales and husband, Fenton Massey, filed on March 6, 2006 in Instrument Number 20060306-0025425, Register's office of Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 3705 Asheford Trace, 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 and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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:T20130053308 DEEDWARR
Recvd: 06/24/13 13:35 2 pgs
Fees:13.00 Taxes:555.00
20130624-0064614

DR By PA

Witness our hands this ~~14th~~ 13th day of June, 2013

Pamela Freeman

Deborah C. Pate by Pamela Freeman, Attorney in fact

STATE OF TENNESSEE
COUNTY OF ~~WILSON~~ Williamson

Personally appeared before me, the undersigned authority, **Pamela Freeman** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this ~~14th~~ 13th day of June, 2013

Notary Public

My commission expires: _____

J WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 4, 2013

STATE OF TENNESSEE
COUNTY OF ~~WILSON~~ Williamson

Before me, the undersigned Notary, personally appeared Pamela Freeman, known to me, or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of Deborah C. Page, and who acknowledged that she executed the same as the free act and deed of the said Deborah C. Page, by virtue of a Power of Attorney, duly executed and appearing of record as Instrument No. 20130610-0058666, said Register's office.

Witness my hand and official seal this ~~14th~~ 13th day of June, 2013.

Notary

My Commission Expires: _____

J WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 4, 2013