THIS INSTRUMENT PREPARED BY: LARRY D. CRAIG, ATTORNEY AT LAW, 305 FOURTEENTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37203

Return To:
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122
#13-0999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value, whichever is greater, for this transfer is $139,000.00.

Wesley Slayden
Affiant

Subscribed and sworn to before me this the 24th day of January, 2014.

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

Notary Public

My Commission Expires: 10-28-2015

BILL GARRETT, Davidson County
Trans:T20140005918 DEEDWARR
Recvd: 01/27/14 10:18 2 pgs
Fees:13.00 Taxes:514.30
20140127-0007138

WARRANTY DEED

Address New Owner(s)as follows:	Send Tax Bills To:	Map-Parcel Numbers
American Homes 4 Rent Properties Seven, LLC 30601 Agoura Road, Suite 200 Agoura Hills, California 91301	Same	Map 053-06-0A Parcel 187.00

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration the receipt of which is hereby acknowledged, **we, Wesley Slayden and Thomas Slayden, beneficiaries under the terms of the last will of Larry E. Slayden, deceased,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **American Homes 4 Rent Properties Seven, LLC, a Delaware 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. 187 on the Plan of Waterford, Phase 2, as of record in Plat Book 7900, Pages 412 and 413, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Larry E. Slayden by deed from Carol Annette Smith and John Smith, wife and husband, of record in Instrument No. 20060217-0019276, Register's Office for Davidson County, Tennessee. The said Larry E. Slayden having since died on August 21, 2013, as an unmarried person. The last will of Larry E. Slayden having been admitted to probate in the Seventh Circuit Court for Davidson County, Tennessee, Docket No. 13P-1560, a solvent testate estate. Wesley Slayden and Thomas Slayden being the beneficiaries of said will and with full authority to execute this deed.

This is the same legal description as set forth on the previous deed of record.

Subject to open space deed to Waterford Homeowners Association of record in Book 9393, Page 831; those declaration of covenants, conditions and restrictions of record in Book 7463, Page 294, as amended in Book 8694, Page 216, as amended in Book 8699, Page 462, and as amended in Book 9530, Page 185, said Register's Office.

Subject to the by laws of Waterford Community Association, Inc. of record in Book 8715, Page 583 and as amended in Instrument No. 20090309-0020515, Register's Office for Davidson County, Tennessee. The charter of Waterford Community Association, Inc. being of record in Book 8711, Page 701, said Register's Office.

Subject to all matters set forth on the plan of Phase 2, Waterford, R-10 residential PUD in Book 7900, Pages 412 and 413, Registers Office for Davidson County, Tennessee, and that certain sewer easement of record in Book 1717, Page 30 and right-of-way easement of record in Book 2424, Page 225, Register's Office for Davidson County, Tennessee.

This is not the principal place of residence of the Grantors herein.

This is improved property known as 1768 Merritt Street, Old Hickory, Tennessee 37138.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, its successors and assigns, forever; and we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as set forth above, and I do further covenant and bind my self, my heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever. Whenever 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 our hands this 24th day of January, 2014.

Wesley Slayden

WESLEY SLAYDEN, INDIVIDUALLY AND
AS PERSONAL REPRESENTATIVE

Thomas Slayden

THOMAS SLAYDEN, INDIVIDUALLY AND
AS PERSONAL REPRESENTATIVE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named Wesley Slayden, individually and as Personal Representative of the Estate of Larry E. Slayden., the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 24th day of January, 2014.

NOTARY PUBLIC

My Commission Expires: 10-28-2015

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named Thomas Slayden, individually and as Personal Representative of the Estate of Larry E. Slayden., the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 24th day of January, 2014.

NOTARY PUBLIC

My Commission Expires: 10-28-2015

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.