BILL GARRETT, Davidson County
Trans:T20150002164 DEEDWARR
Recvd: 01/09/15 10:59 2 pgs
Fees:13.00 Taxes:751.10
20150109-0002539

Return To
Four Star
2508 N. Mt. [illegible]
Mt. Juliet, TN 37122

#14-0016

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
American Homes 4 Rent Properties Seven, LLC
A Deleware Limited Liability Company
30601 Agoura Road, Ste. 200
Agoura Hills, CA 91301

SEND TAX BILL TO:
New Owner

MAP/PARCEL 087-09-0-095.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Shannon M. Marble and husband, Thomas M. Marble,** has this day bargained and sold, and does hereby transfer and convey unto **American Homes 4 Rent Properties Seven, LLC, a Delaware Limited Liability Company,** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Final Plat of New Hope Estates Phase Two of record in Plat Book 9700, Page 101, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Shannon M. Marble and Thomas M. Marble, wife and husband, as joint tenants with right of survivorship and not as tenants in common by Quitclaim deed from Thomas M. Marble, a married man of record in Instrument No. 20121211-0114142 Register's Office for Davidson County, Tennessee, dated October 24, 2012 and recorded on December 11, 2012.

This is improved property known as: **6186 N. New Hope Road, Hermitage, Tennessee 37076.**

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2014 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all

matters shown on the plat of record in Book 9700, page 101, and encumbrances as may be shown of record in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 2nd day of January, 2015.

Shannon M. Marble

Thomas M. Marble

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Shannon M. Marble and Thomas M. Marble,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 2nd day of January, 2015.

NOTARY PUBLIC

GREGG W. CLARK STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires December 5, 2017

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $203,000.00.

AFFIANT

Subscribed and sworn to before me this the 2nd day of January, 2015.

NOTARY PUBLIC

Sheila McCord STATE OF TENNESSEE NOTARY PUBLIC Sumner County, TN

My Commission Expires: 3/28/15

File No: 147639