FOR RECORDING PURPOSES

File No.

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

THE ACTUAL CONSIDERATION FOR THIS TRANSACTION IS $0.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE: 12/18/18

NOTARY PUBLIC

COMMISSION EXPIRES: 7/29/22

LISA JENSEN
Notary Public - California
Los Angeles County
Commission # 2251618
My Comm. Expires Jul 29, 2022

Karen Y Johnson Davidson County
Batch# 175540 DEEDQC
12/18/2018 02:52:30 PM 8 pgs
Fees: $42.00 Taxes: $0.00
20181218-0122988

Quitclaim Deed

THIS INSTRUMENT PREPARED BY:

Sara Vogt-Lowell, Attorney-at-Law

30601 Agoura Road, Suite 200, Agoura Hills CA 91301

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
AH4R-TN3, LLC	**AH4R-TN3, LLC**	**SEE ATTACHED EXHIBITS**
Attn: Legal Dept.	**Attn: Tax Dept.**	
30601 Agoura Road, Suite 200	**30601 Agoura Road, Suite 200**	
Agoura Hills CA 91301	**Agoura Hills CA 91301**	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, PAID BY THE HEREINAFTER NAMED GRANTEES, AND IN OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, A DELAWARE LIMITED LIABILITY COMPANY

HEREINAFTER CALLED THE GRANTOR(S), HAVE QUITCLAIMED, REMISED, RELEASED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO,

AH4R-TN3, LLC, A DELAWARE LIMITED LIABILITY COMPANY

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE

SAID PROPERTY is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

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, **this 18th day of December 2018.**

AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC,
a Delaware limited liability company

By: _____
Helen Cho, AVP

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)

On Dec. 18th, 2018, before me, Helen Cho, Notary Public, personally appeared Lisa Jensen, a Notary Public, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that ~~he/she/~~they executed the same in ~~his/her/~~their ~~authorized capacity(ies)~~, and that ~~by his/her/their~~ signature(~~s~~) on the instrument the person(~~s~~), or the entity upon behalf of which the person(~~s~~) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

LISA JENSEN
Notary Public - California
Los Angeles County
Commission # 2251618
My Comm. Expires Jul 29, 2022

PROPERTY SCHEDULE

	Prop No.	Address	City	County	State
1	TN00363	7124 Smokey Hill Road	Antioch	Davidson	TN
2	TN11037	5020 Highlander Drive	Antioch	Davidson	TN
3	TN11043	6733 Autumn Oaks Drive	Brentwood	Davidson	TN
4	TN12285	3052 Brookview Forest Drive	Nashville	Davidson	TN
5	TN12330	7339 5mokey Hill Road	Antioch	Davidson	TN
6	TN12365	5718 Chadwick Lane	Brentwood	Davidson	TN

EXHIBIT "A"
LEGAL DESCRIPTION

EXHIBIT A-1

Property address: 7124 Smokey Hill Road, Antioch, TN 37013

Prop ID: TN00363

APN: 183 05 0A 373.00

LAND in Davidson County, Tennessee, BEING Lot No. 200 of October Woods, Phase 3, Section 10, a Residential Planned Unit Development, of record in Instrument No. 20040114-0005885 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by deed from AH4R- TN 3, LLC, of record on December 31, 2012, in Instrument No. 20121 23-10120808, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 7124 SMOKEY HILL ROAD, ANTIOCH TN 37013.

EXHIBIT A-2

Property address: 5020 Highlander Drive, Antioch, TN 37013

Prop ID: TN11037

APN: 163 02 0 019.00

Land in Davidson County, Tennessee, being Lot No. 67, on the Plan of Hickory Highland Place-Phase 1, of record in Book 9700, Page 189, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by deed from AH4R-TN 11, LLC, of record on December 31, 2012, in Instrument No. 2012123-10120806, in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 5020 HIGHLANDER DRIVE, ANTIOCH TN 37013.

EXHIBIT A-3

Property address: 6733 Autumn Oaks Drive, Brentwood, TN 37027

Prop ID: TN11043

APN: 181 10 0A 008.00

Land in Davidson County, Tennessee, being Lot No. 8, on the Plan of Autumn Oaks, Section One, of record in Book 9700, Page 913 and 914, said Register's Office, to which reference is hereby made for a more complete description.

BEING the same property conveyed to AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by deed from AH4R-TN 11, LLC, of record on March 20, 2013, in Instrument No. 20130320-0027753, in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 6733 AUTUMN OAKS DRIVE, BRENTWOOD, TN 37027.

EXHIBIT A-4

Property address: 3052 Brookview Forest Drive, Nashville, TN 37211

Prop ID: TN12285

APN: 180 04 0B 014.00

Land in Davidson County, Tennessee, being Lot 14, BROOKVIEW FOREST, PHASE I, as shown on plat of record in Instrument No. 20030716-0099526, 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 AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by Warranty Deed from Bobby J. Bridges and wife Jane L. Bridges, recorded February 1, 2013, in Instrument No. 20130201-0010916, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all covenants, conditions, restrictions, easements, agreements, planning documents and other matters of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

THIS IS IMPROVED PROPERTY KNOWN AS: 3052 Brookview Forest Drive, Nashville, TN 37211.

EXHIBIT A-5

Property address: 7339 Smokey Hill Road, Antioch, TN 37013

Prop ID: TN12330

APN: 182 12 0A 051.00

Land in Davidson County, Tennessee, being Lot No. 271 on the Plan of Appley Valley, a Planned Unit Development, Section Two, of record in Instrument number 20031204-0174333, Registers 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 AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by Warranty Deed from Jacqueline Juna Davis, Shirley Ann Davis Brooks, George Melvin Davis Jr, Robert Anderson Davis, Mereda Davis Johnson, The Estate of Robbie Davis Gunn at Docket Number 12P1376 in the Probate Court of Davidson County, Tennessee, by Mereda Davis Johnson, Executrix, recorded March 4, 2013 in Instrument No. 20130304-0021589, Register's Office for Davidson County, Tennessee, as corrected by that certain Affidavit of Scrivener's Error In Warranty Deed recorded September 24, 2014 in Instrument No. 20140924-0087814, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 7339 SMOKEY HILL ROAD, ANTIOCH, TN 37013

EXHIBIT A-6

Property address: 5718 Chadwick Lane, Brentwood, TN 37027

Prop ID: TN12365

APN: 160 16 0A 003.00

Land in Davidson County, Tennessee, Being Lot No.3 on the Plan of Montgomery Place, Section One, of record in Plat Book 7900, Page 708, and Surveyor's Certificate of Correction in Book 9380, Page 139, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to AMERICAN HOMES 4 RENT PROPERTIES ONE, LLC, by Warranty Deed from Ming-Te Yang and wife, Pichu -Tseng Yang recorded March 1, 2013 in Instrument No. 20130301-0021002, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

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 IS IMPROVED PROPERTY KNOWN AS: 718 CHADWICK LANE, BRENTWOOD, TN 37027

True Copy Certification

I, Helen Cho, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of California

County of Los Angeles

Personally appeared before me, Lisa Jensen, a notary public for this county and state, Helen Cho [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 7/29/22 Notary' Seal (if on paper)

LISA JENSEN
Notary Public - California
Los Angeles County
Commission # 2251618
My Comm. Expires Jul 29, 2022