



RECORDED AT THE REQUEST OF:  
OS National LLC  
2170 Satellite Blvd., Ste. 200  
Duluth, GA 30097

DATE/TIME: 02/12/2018 0921

FEE: \$15.00

PAGES: 21

FEE NUMBER: 2018-010068



RETURN AFTER RECORDING TO:  
OS National LLC  
2170 Satellite Blvd., Ste. 200  
Duluth, GA 30097

SEND SUBSEQUENT TAX BILLS TO:  
SRP SUB, LLC  
c/o Invitation Homes  
1717 Main St., Ste. 2000  
Dallas, TX 75201

---

EXEMPT PURSUANT TO A.R.S. §11-1134.B.7

---

## Special Warranty Deed

Dated: February 8, 2018

For the consideration of Ten Dollars, and other valuable considerations,

**2018-1 IH BORROWER LP**, a Delaware limited partnership, as successor by merger with CAH 2014-1 BORROWER, LLC and CAH 2014-2 BORROWER, LLC, by virtue of the Certificate of Merger attached hereto as Exhibit "B", with offices located at 1717 Main St., Suite 2000, Dallas, TX 75201, Grantor,

does hereby convey to

**SRP SUB, LLC**, a Delaware limited liability company, with offices located at 1717 Main St., Suite 2000, Dallas, TX 75201, Grantee,

the following real property located in the State of Arizona more particularly described as:

See Exhibit "A" attached hereto and incorporated herein (the "Property").

Clerk/Recorder: Please index all legal descriptions or index as a multi-parcel instrument.

AZ - SRP SUB, LLC - DEED

Subject to current taxes and other current assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear in the public record or to which reference is made in the public record, any and all conditions, easements, encroachments, rights of way, or restrictions that a physical inspection, or accurate ALTA survey of the Property would reveal, and the applicable zoning and use regulations of any municipality, county, state or the United States affecting the Property, and the Grantor hereby binds itself and its successors to warrant and defend the title against all its own acts and none others.

**2018-1 IH BORROWER LP,**  
a Delaware limited partnership

By: 2018-1 IH BORROWER GP LLC,  
a Delaware limited liability company,  
its general partner

By: [Signature]  
Name: Jonathan Olsen  
Title: Senior Vice President and Managing Director

State of Texas, County of Dallas

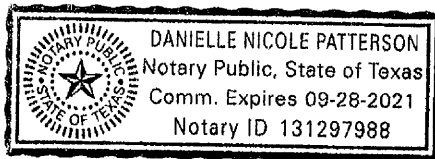
ss.

On this 26 day of January, 2018, before me, the undersigned officer personally appeared Jonathan Olsen personally known to me (or proved to me on the basis of satisfactory evidence) to be the Senior Vice President and Managing Director of 2018-1 IH Borrower GP LLC, a Delaware limited liability company, which entity is the general partner of **2018-1 IH BORROWER LP**, a Delaware limited partnership, and that as such officer, being duly sworn, and being authorized to do so pursuant to its bylaws or a resolution of its board of directors, executed, subscribed and acknowledged the due execution of the foregoing instrument for the purposes therein contained, by signing the name of **2018-1 IH BORROWER LP**, a Delaware limited partnership, by himself/herself in his/her authorized capacity as such officer as his/her free and voluntary act and deed and the free and voluntary act and deed of **2018-1 IH BORROWER LP**, a Delaware limited partnership.

Witness my hand and official seal.

Commission expires: 9/28/21

[Signature]  
Notary public signature - Danielle Nicole Patterson



AZ - SRP SUB, LLC - DEED

U  
M  
O  
F  
C  
S

EXHIBIT "A"

PROPERTY SCHEDULE

Count	File Number	Address	City	State	Zip
1	P0000166-1	947 N. GRAND DR	APACHE JUNCTION	AZ	85120
2	P0000523-1	2205 W 20TH AVE	APACHE JUNCTION	AZ	85120
3	P0000669-1	13094 E PRIMROSE LANE	FLORENCE	AZ	85132
4	507087-1	18715 NORTH TOYA STREET	MARICOPA	AZ	85138
5	508484-1	19586 NORTH SANDALWOOD DRIVE	MARICOPA	AZ	85138
6	500511-1	22527 NORTH BISHOP DRIVE	MARICOPA	AZ	85138
7	503319-1	40837 WEST SANDERS WAY	MARICOPA	AZ	85138
8	507716-1	41298 WEST LITTLE DRIVE	MARICOPA	AZ	85138
9	502026-1	42735 WEST ARIZONA AVENUE	MARICOPA	AZ	85138
10	500773-1	42939 WEST JEREMY STREET	MARICOPA	AZ	85138
11	P0000193-1	43217 W. ANNE LANE	MARICOPA	AZ	85138
12	507086-1	43810 WEST SAGEBRUSH TRAIL	MARICOPA	AZ	85138
13	506923-1	43864 WEST MARICOPA AVENUE	MARICOPA	AZ	85138
14	501063-1	43893 WEST COWPATH ROAD	MARICOPA	AZ	85138
15	P0000171-1	44060 W MAGNOLIA RD	MARICOPA	AZ	85138
16	502036-1	44100 WEST CYPRESS LANE	MARICOPA	AZ	85138
17	500062-1	44148 WEST BUCKHORN TRAIL	MARICOPA	AZ	85138
18	500604-1	44248 WEST NEELY DRIVE	MARICOPA	AZ	85138
19	500904-1	45337 W MIRAFLORES STREET	MARICOPA	AZ	85139
20	500287-1	45571 WEST GUILDER AVENUE	MARICOPA	AZ	85139
21	500432-1	45579 WEST AMSTERDAM ROAD	MARICOPA	AZ	85139
22	506054-1	46057 WEST RAINBOW DRIVE	MARICOPA	AZ	85139

LEGAL DESCRIPTIONS

**EXHIBIT A-1**

STREET ADDRESS: 947 N. GRAND DR, APACHE JUNCTION, AZ 85120

COUNTY: PINAL

CLIENT CODE: P0000166-1

TAX PARCEL ID/APN: 100-36-0030

LOT 3, CHOLLA VISTA ESTATES, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA. EXCEPT THEREFROM ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT RECORDED IN DOCKET 229, PAGE 542.

\*\*\*

**EXHIBIT A-2**

STREET ADDRESS: 2205 W 20TH AVE, APACHE JUNCTION, AZ 85120

COUNTY: PINAL

CLIENT CODE: P0000523-1

TAX PARCEL ID/APN: 102-51-1270

LOT 203, RENAISSANCE POINT UNIT 2, ACCORDING TO THE PLAT RECORDED IN CABINET B, SLIDE 135, RECORDS OF PINAL COUNTY, ARIZONA.

\*\*\*

**EXHIBIT A-3**

STREET ADDRESS: 13094 E PRIMROSE LANE, FLORENCE, AZ 85132

COUNTY: PINAL

CLIENT CODE: P0000669-1

TAX PARCEL ID/APN: 210-83-5400

LOT 540, OF MAGMA RANCH II-UNIT 2, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 193.

\*\*\*

**EXHIBIT A-4**

STREET ADDRESS: 18715 NORTH TOYA STREET, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 507087-1

TAX PARCEL ID/APN: 512-44-3250

LOT 1201, OF SENITA UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 171, AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2006-049477, OF OFFICIAL RECORDS.

\*\*\*

**EXHIBIT A-5**

STREET ADDRESS: 19586 NORTH SANDALWOOD DRIVE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 508484-1

TAX PARCEL ID/APN: 512-40-2020

LOT 85, FINAL PLAT OF HAWTHORNE PARCEL 2 AT GLENNWILDE, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 180.

\*\*\*

**EXHIBIT A-6**

STREET ADDRESS: 22527 NORTH BISHOP DRIVE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 500511-1

TAX PARCEL ID/APN: 512-14-0110

LOT 11, OF FINAL PLAT OF PHASE II PARCEL 21 AT RANCHO EL DORADO, ACCORDING TO PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET D, SLIDE 72.

\*\*\*

**EXHIBIT A-7**

STREET ADDRESS: 40837 WEST SANDERS WAY, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 503319-1

TAX-PARCEL ID/APN: 512-43-0150

LOT 11, FINAL PLAT FOR PARCEL 1 AT HOMESTEAD NORTH, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 134.

\*\*\*

**EXHIBIT A-8**

STREET ADDRESS: 41298 WEST LITTLE DRIVE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 507716-1

TAX PARCEL ID/APN: 512-45-0990

LOT 99, OF RANCHO EL DORADO PHASE III, PARCEL 33, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 187.

\*\*\*

**EXHIBIT A-9**

STREET ADDRESS: 42735 WEST ARIZONA AVENUE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 502026-1

TAX-PARCEL ID/APN: 512-44-4430

LOT 13-19, SENITA UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 171 AND AFFIDAVIT OF CORRECTION RECORDED AS 2006-049477 OF OFFICIAL RECORDS.

\*\*\*

**EXHIBIT A-10**

STREET ADDRESS: 42939 WEST JEREMY STREET, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 500773-1

TAX PARCEL ID/APN: 512-44-0780

LOT 954, SENITA UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 171 AND AFFIDAVITS OF CORRECTION RECORDED IN 2006-049477 AND 2007-037411.

\*\*\*

**EXHIBIT A-11**

STREET ADDRESS: 43217 W. ANNE LANE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: P0000193-1

TAX PARCEL ID/APN: 512-29-0530

LOT 53, OF FINAL PLAT OF PARCEL 13 AT RANCHO EL DORADO, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET C, SLIDE 186

\*\*\*

**EXHIBIT A-12**

STREET ADDRESS: 43810 WEST SAGEBRUSH TRAIL, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 507086-1

TAX PARCEL ID/APN: 512-20-1600

LOT 160, OF FINAL PLAT OF PARCEL 2 AT RANCHO EL DORADO, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET C, SLIDE 184.

\*\*\*

**EXHIBIT A-13**

STREET ADDRESS: 43864 WEST MARICOPA AVENUE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 506923-1

TAX-PARCEL ID/APN: 512-38-0080

LOT 8, SENITA UNIT 1, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 137.

\*\*\*

**EXHIBIT A-14**

STREET ADDRESS: 43893 WEST COWPATH ROAD, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 501063-1

TAX PARCEL ID/APN: 512-38-2830

LOT 283, OF SENITA UNIT 1, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 137.

\*\*\*

**EXHIBIT A-15**

STREET ADDRESS: 44060 W MAGNOLIA RD, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: P0000171-1

TAX-PARCEL ID/APN: 512-38-0850

LOT 85, SENITA UNIT 1, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN BOOK E, PAGE 137.

\*\*\*

**EXHIBIT A-16**

STREET ADDRESS: 44100 WEST CYPRESS LANE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 502036-1

TAX PARCEL ID/APN: 512-35-1350

LOT 135, OF DESERT CEDARS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 86.

\*\*\*

**EXHIBIT A-17**

STREET ADDRESS: 44148 WEST BUCKHORN TRAIL, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 500062-1

TAX-PARCEL ID/APN: 512-35-2390

LOT 239, OF DESERT CEDARS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 086.

\*\*\*

**EXHIBIT A-18**

STREET ADDRESS: 44248 WEST NEELY DRIVE, MARICOPA, AZ 85138

COUNTY: PINAL

CLIENT CODE: 500604-1

TAX PARCEL ID/APN: 512-09-2510

LOT 99, OF THE FINAL PLAT OF PARCEL 13B, OF THE VILLAGES AT RANCHO EL DORADO, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 009.

\*\*\*

**EXHIBIT A-19**

STREET ADDRESS: 45337 W MIRAFLORES STREET, MARICOPA, AZ 85139

COUNTY: PINAL

CLIENT CODE: 500904-1

TAX-PARCEL ID/APN: 512-30-6210

LOT 46, OF ACACIA CROSSINGS PARCEL 6, ACCORDING TO CABINET D, SLIDE 110,  
AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2003-016810, RECORDS OF  
PINAL COUNTY, ARIZONA.

\*\*\*

**EXHIBIT A-20**

STREET ADDRESS: 45571 WEST GUILDER AVENUE, MARICOPA, AZ 85139

COUNTY: PINAL

CLIENT CODE: 500287-1

TAX PARCEL ID/APN: 512-33-3030

LOT 79, OF MARICOPA MEADOWS PARCEL 5, ACCORDING TO THE PLAT OF RECORD  
IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA,  
RECORDED IN CABINET E, SLIDE 45 AND CERTIFICATE OF CORRECTION  
RECORDED AS 2004-091491 OF OFFICIAL RECORDS.

\*\*\*

**EXHIBIT A-21**

STREET ADDRESS: 45579 WEST AMSTERDAM ROAD, MARICOPA, AZ 85139

COUNTY: PINAL

CLIENT CODE: 500432-1

TAX-PARCEL ID/APN: 512-33-0490

LOT 49, OF MARICOPA MEADOWS PARCEL 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER IN CABINET E, SLIDE 43 AND CERTIFICATE OF CORRECTION RECORDED IN FILE NO. 2004-91488, RECORDS OF PINAL COUNTY, ARIZONA.

\*\*\*

**EXHIBIT A-22**

STREET ADDRESS: 46057 WEST RAINBOW DRIVE, MARICOPA, AZ 85139

COUNTY: PINAL

CLIENT CODE: 506054-1

TAX PARCEL ID/APN: 512-34-7270

LOT 76, OF MARICOPA MEADOWS PARCEL 10, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 83.

\*\*\*

U  
M  
O  
F  
C  
S

**EXHIBIT "B"**

# Delaware

The First State

Page 1

I, JEFFREY W. BULLOCK, SECRETARY OF STATE OF THE STATE OF DELAWARE, DO HEREBY CERTIFY THE ATTACHED IS A TRUE AND CORRECT COPY OF THE CERTIFICATE OF MERGER, WHICH MERGES:

"CAH 2014-2 BORROWER, LLC", A DELAWARE LIMITED LIABILITY COMPANY,

"CAH 2014-1 BORROWER, LLC", A DELAWARE LIMITED LIABILITY COMPANY,

WITH AND INTO "2018-1 IH BORROWER LP" UNDER THE NAME OF "2018-1 IH BORROWER LP", A LIMITED PARTNERSHIP ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF DELAWARE, AS RECEIVED AND FILED IN THIS OFFICE ON THE EIGHTH DAY OF FEBRUARY, A.D. 2018, AT 8:44 O`CLOCK A.M.



  
Jeffrey W. Bullock, Secretary of State

**CERTIFICATE OF MERGER**  
*of*  
**CAH 2014-1 BORROWER, LLC**  
(a Delaware limited liability company)  
*and*  
**CAH 2014-2 BORROWER, LLC**  
(a Delaware limited liability company)  
*into*  
**2018-1 IH BORROWER LP**  
(a Delaware limited partnership)

**February 8, 2018**

The undersigned limited partnership, formed and existing under and by virtue of the Delaware Revised Uniform Limited Partnership Act, 6 Del.C. § 17-101, et seq. (the "Act"), hereby certifies:

FIRST: The name, jurisdiction of formation or organization and type of entity of each of the constituent entities which is to merge are as follows:

<u>Name</u>	<u>Jurisdiction of Formation or Organization</u>	<u>Type of Entity</u>
CAH 2014-1 Borrower, LLC	Delaware	Limited Liability Company
CAH 2014-2 Borrower, LLC	Delaware	Limited Liability Company
2018-1 IH Borrower LP	Delaware	Limited Partnership

SECOND: An Agreement and Plan of Merger has been approved and executed by CAH 2014-1 Borrower, LLC, CAH 2014-2 Borrower, LLC and 2018-1 IH Borrower LP.

THIRD: The name of the surviving Delaware limited partnership is 2018-1 IH Borrower LP.

FOURTH: The merger of CAH 2014-1 Borrower, LLC and CAH 2014-2 Borrower, LLC into 2018-1 IH Borrower LP shall be effective upon the filing of this Certificate of Merger with the Secretary of State of the State of Delaware.

FIFTH: The executed Agreement and Plan of Merger is on file at the principal place of business of the surviving limited partnership. The address of the principal place of business of the surviving limited partnership is 1717 Main Street, Suite 2000, Dallas, TX 75201.

SIXTH; A copy of the Agreement and Plan of Merger will be furnished by the surviving limited partnership, on request and without cost, to any member or partner of CAH 2014-1 Borrower, LLC, CAH 2014-2 Borrower, LLC or 2018-1 IH Borrower LP.

**2018-1 IH BORROWER LP**

By: 2018-1 IH Borrower GP LLC,  
its general partner

By: /s/ Jonathan Olsen

Name: Jonathan Olsen

Title: Senior Vice President and  
Managing Director