This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF Cobb

The actual consideration or value, whichever is greater is $265,000.00.

Debra A Lien
Affiant

Subscribed and sworn before me this the 8th day of October, 2020.

Notary Public
My commission expires: 5 NOV 2023

SWETA PATEL
My Commission Expires
NOTARY PUBLIC
W-00432104NOV52023
COBB COUNTY, GEORGIA

Karen Johnson Davidson County
Batch# 500124 DEEDWARR
10/22/2020 09:30:30 AM 3 pgs
Fees: $18.00 Taxes: $980.50
20201022-0122672

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Michael D. Paxton 8100 Valley Oak Drive Brentwood, TN 37027	8399 Dogwood Rd. Germantown TN 38139	181-14-A 044.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MICHAEL E. LIEN AND WIFE, DEBRA A. LIEN,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **MICHAEL D. PAXTON** and Julia Paxton * hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

* Husband and wife and Zachary W. Paxton, unmarried

Land in Davidson County, Tennessee, being Unit No. 44 of The Villas at Concord Place, Phase 1, as established by Declaration of Protective Covenants, Conditions, Restrictions and Easements of record in Instrument No. 20050922-0114218, Register's Office for Davidson County, Tennessee, and being shown on the Plan attached as Exhibit A-1 to the First Supplemental Declaration to Declaration of Protective Covenants, Conditions and Restrictions and Easements for the Villas at Concord Place, of record in Instrument No. 20060328-0035297, said Register's Office, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Michael E. Lien and wife, Debra A. Lien, by deed from Centex Homes, a Nevada General Partnership, dated 06/03/2011, of record in Instrument No. 20110608-0043867, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 8100 Valley Oak Drive, Brentwood, TN 37027.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

MEL
DAL

Witness my hand this the 8th day of October, 2020.

Michael E. Lien

Debra A. Lien

STATE OF Georgia
COUNTY OF Cobb

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael E. Lien and Debra A. Lien, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of October, 2020.

My commission expires:
5 NOV 2023

Notary Public

SWETA PATEL
My Commission Expires
NOTARY PUBLIC
W-00432104NOV52023
COBB COUNTY, GEORGIA

Certificate of Authenticity

I, Leslie Garside, 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.

Leslie Garside

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Ryan Lux, a notary public for this county and state, Leslie Garside 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:_____.

Notary's Seal (If on paper)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024

202010220122672