

**FIDELITY NATIONAL TITLE**



**OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
LAURA DEAN-LYTTLE**

**When Recorded Mail To:**

Mr. and Mrs. Kevin D. Bruney  
1534 East Oak Road  
Queen Creek, AZ 85242

DATE/TIME: 11/02/05 1638  
FEE: \$16.00  
PAGES: 2  
FEE NUMBER: 2005-151883

Escrow No. 7018175-HR

**SPECIAL WARRANTY DEED**

For the consideration of Ten and 00/100 Dollars, and other valuable consideration, I or we,

**Richmond American Homes of Arizona, Inc., a Delaware Corporation**

the GRANTOR does hereby convey to

**Kevin D. Bruney and Melissa A. Bruney, Husband and Wife**

the GRANTEES

the following described real property situated in Pinal County, Arizona:  
Lot 262, of WAYNE RANCH, according to the plat of record in the office of the County Recorder of Pinal County,  
Arizona, in Cabinet E, Slide 38.

SUBJECT TO: Current taxes, assessments, reservations in patents and all easements, rights of way,  
encumbrances, liens, covenants, conditions and restrictions as may appear of record.

And the Grantor does warrant the title against all acts of Grantor and no other, subject to the matters above set  
forth.

DATED: October 20, 2005

STATE OF ARIZONA  
COUNTY OF Maricopa

This instrument was acknowledged before me this  
20th day of  
October, 2005

by Mike Stunko, VP  
Cynthia M. Schwartz, VP  
of Richmond American Homes of Arizona, Inc., a  
Delaware Corporation

Signature \_\_\_\_\_  
Notary Public

My Commission Expires: 2/10/07

Richmond American Homes of Arizona, Inc., a  
Delaware Corporation

By: \_\_\_\_\_  
Its: \_\_\_\_\_

By: \_\_\_\_\_  
Its: \_\_\_\_\_



**When Recorded Mail To:**

Mr. and Mrs. Kevin D. Bruney  
1534 East Oak Road  
Queen Creek, AZ 85242

Escrow No. 7018175-HR

**ACCEPTANCE OF COMMUNITY PROPERTY  
WITH RIGHT OF SURVIVORSHIP**

Kevin D. Bruney and Melissa A. Bruney each for himself or herself and jointly, but not for the other, state that:

The undersigned have offered to purchase the real property situated in Pinal County described as follows:  
Lot 262, of WAYNE RANCH, according to the plat of record in the office of the County Recorder of Pinal County,  
Arizona, in Cabinet E, Slide 38.

That each of the undersigned, individually and jointly as such Grantees, hereby declare that it is their intention to accept such conveyance as community property with right of survivorship, and not as community property estate and not as tenants in common, and to acquire any interest in said real property under said deed as community property with right of survivorship, and not as a community property estate and not as tenants in common.

That by the execution and delivery to Fidelity National Title Insurance Company of this "Acceptance Community Property With Right of Survivorship" of the undersigned intend to evidence their acceptance of said deed as community property with right of survivorship, and hereby direct and authorize Fidelity National Title Insurance Company as Escrow Agent to attach this "Acceptance of Community Property With Right of Survivorship" to such deed upon its execution and delivery and to record the "Acceptance" together with such deed.

DATED: October 20, 2005

STATE OF ARIZONA  
COUNTY OF Maricopa

This instrument was acknowledged before me this  
28 day of  
October, 2005  
by Kevin D. Bruney and Melissa A. Bruney

Kevin D. Bruney  
Kevin D. Bruney

Melissa A. Bruney  
Melissa A. Bruney

Signature Linda Wojtyna  
Notary Public

My Commission Expires: 9-15-07



LINDA WOJTYNA  
Notary Public - Arizona  
Maricopa County  
Expires 09/15/07