



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

FIDELITY NATIONAL TITLE

When Recorded-Mail To:

Mr. and Mrs. Sal Martinez
1550 N. Desert Willow Avenue
Casa Grande, AZ 85222

DATE/TIME: 06/22/06 1611
FEE: \$16.00
PAGES: 5
FEE NUMBER: 2006-089145

Escrow No. 976547-JS

SPECIAL WARRANTY DEED

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

VAL VISTA ESTATES UNIT II, L.L.C., an Arizona limited liability company

does hereby convey to

Sal Martinez and Tania M. Martinez, husband and wife

the following described real property, situated in the County of Pinal, State of Arizona:

Lot 86, of VAL VISTA ESTATES UNIT II, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, in Cabinet F of Maps, Slide 197.

EXCEPT an undivided 1/2 interest in all oil, gas and other minerals, as reserved in Instrument recorded in Docket 1064, page 455.

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 hereby binds itself and its successors to warrant and defend the title, as against all its acts and none other, subject to the matters above set forth.

DATED: June 13, 2006

VAL VISTA ESTATES UNIT II, L.L.C., an Arizona limited liability company

SEE ATTACHED FOR ACCEPTANCE OF
JOINT TENANCY

BY: 
Terry Brodtkin, managing member

BY: 
Kenneth J. Mikal, managing member

STATE OF ARIZONA

COUNTY OF

This instrument was acknowledged before me this 19th day of June, 2006 by Terry Brodtkin who acknowledged to be the managing member of VAL VISTA ESTATES UNIT II, L.L.C., an Arizona limited liability company and as such officer, being authorized so to do, signed the name of the company as such managing member.

Signature Patricia Mickelson
Notary Public

My Commission Expires: 06-29-08



STATE OF ARIZONA

COUNTY OF

This instrument was acknowledged before me this 19th day of June, 2006 by Kenneth J. Mikal who acknowledged to be the managing member of VAL VISTA ESTATES UNIT II, L.L.C., an Arizona limited liability company and as such officer, being authorized so to do, signed the name of the company as such managing member.

Signature Patricia Mickelson
Notary Public

My Commission Expires: 6-29-08



FIDELITY NATIONAL TITLE AGENCY

When Recorded Mail To:

Mr. and Mrs. Sal Martinez
1360 E 9th Place
Casa Grande, AZ 85222

Escrow No. 976547-JS

JOINT TENANCY DEED

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

VAL VISTA ESTATES UNIT II, L.L.C., an Arizona Limited Liability Company

do hereby convey to

Sal Martinez and Tania M. Martinez, husband and wife

not as tenants in common and not as community property estate, but as joint tenants with right of survivorship the following described real property situated in Pinal County, Arizona:
SEE EXHIBIT ONE ATTACHED HERETO AND MADE A PART HEREOF


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 I or we do warrant the title against all persons whomsoever, subject to the matters above set forth.

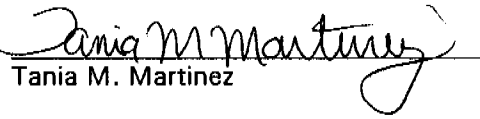
The grantees by signing the acceptance below evidence their intention to acquire said premises as joint tenants with the right of survivorship, and not as community property or as tenants in common.

DATED: June 16, 2006
Accepted and approved:

GRANTEES



Sal Martinez



Tania M. Martinez

GRANTORS

VAL VISTA ESTATES UNIT II, L.L.C., an Arizona Limited Liability Company

By: _____
Terry Brodtkin, as managing member

By: _____
Kenneth J. Mikal, as managing

STATE OF ARIZONA
COUNTY OF Pinal

This instrument was acknowledged before me this 16 day of June, 2006

by Sal Martinez and Tania M. Martinez

Signature Rhoda S Collins
Notary Public

My Commission expires: 7-31-06



RHODA S. COLLINS
Notary Public - Arizona
Pinal County
Expires 07/31/06

STATE OF ARIZONA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of _____,

by _____

Signature _____
Notary Public

My Commission expires: _____

Large diagonal watermark text: "Collins"

Escrow No. 976547-JS
Title Order No. 00976547

EXHIBIT ONE

Lot 86 of VAL VISTA ESTATES UNIT II, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F of Maps, Slide 197.

EXCEPT an undivided 1/2 interest in all oil, gas and other minerals, as reserved in instrument recorded in Docket 1064, Page 455.

HomeLife