

Recording Requested by:
First American Title Insurance Company



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLE

When recorded mail to:
Bonnie Lee Daniel and Maria Alicia Daniel
11504 Oak Creek Drive
Lakeside, CA 92040

DATE/TIME: 07/28/06 1149
FEE: \$16.00
PAGES: 3
FEE NUMBER: 2006-106407

SPECIAL WARRANTY DEED

Escrow No. **483-4603018 (scj)**

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

Meritage Homes of Arizona, Inc., an Arizona corporation formerly known as Hancock-MTH Communities, Inc., an Arizona Corporation, the GRANTOR does hereby convey to

Bonnie Lee Daniel and Maria Alicia Daniel, husband and wife, the GRANTEE

The following described real property situate in **Pinal County, Arizona** with the title being conveyed to the grantee as set forth in the attached acceptance by the grantee:

LOT 459, OF BLOCK "G" OF MISSION ROYALE, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 25.

Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way and easements of record.


And the GRANTOR binds itself and its successors to warrant the title as against its acts and none other, subject to the matters set forth.

SEE ACCEPTANCE ATTACHED HERETO AND MADE A PART HEREOF

DATED: July 20, 2006

SEE ACCEPTANCE ATTACHED HERETO
AND BY REFERENCE MADE A PART HEREOF.

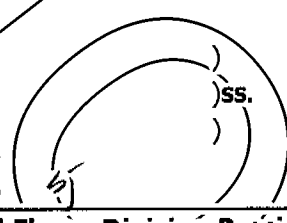
Meritage Homes of Arizona, Inc., an Arizona
corporation formerly known as Hancock-MTH
Communities, Inc., an Arizona Corporation



By: David Flagg, Division President

STATE OF ARIZONA

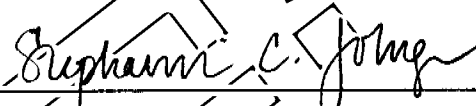
County of Maricopa

On 7-20-06  ss.

before me, the undersigned Notary Public,
personally appeared **David Flagg, Division President**, personally known to me (or 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 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.

WITNESS my hand and official seal.

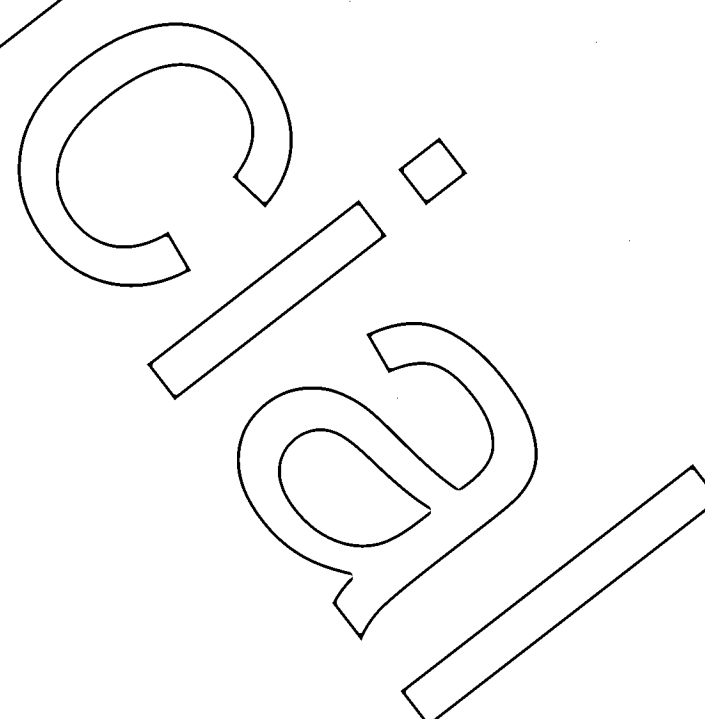
My Commission Expires:



Notary Public



STEPHANIE C. JOHNSON
Notary Public - Arizona
Maricopa County
Expires 03/12/07



ACCEPTANCE OF COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP

This Acceptance is to be attached to: Warranty Deed dated **July 20, 2006** by and between **Meritage Homes of Arizona, Inc., an Arizona corporation formerly known as Hancock-MTH Communities, Inc., an Arizona corporation** and **Bonnie Lee Daniel and Maria Alicia Daniel.**

That each of the undersigned individually and jointly as such Grantees hereby declare that it is their intention to accept this conveyance as community property with right of survivorship and not as joint tenants with right of survivorship 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 joint tenants with right of survivorship and not as tenants in common.

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

Date: **July 20, 2006**

Bonnie Lee Daniel
Bonnie Lee Daniel

Maria Alicia Daniel
Maria Alicia Daniel

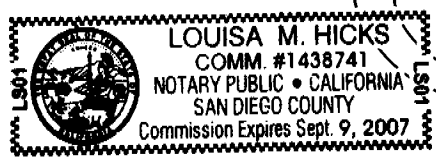
STATE OF California)
County of San Diego)ss.

On 7/21/06, before me, the undersigned Notary Public, personally appeared **Bonnie L. Daniel and Maria A. Daniel**, personally known to me (or 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 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.

WITNESS my hand and official seal.

My Commission Expires: 9/9/07

Louisa M. Hicks
Notary Public



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(S) (primary parcel number):
 Primary Parcel: 505-25-5590 0

BOOK MAP PARCEL SPLIT LETTER

Does this sale include any parcels that are being split / divided?
 Check one: Yes No

How many parcels, other than the Primary Parcel, are included in this sale?
 Please list the additional parcels below (no more than four):
 (1) _____ (3) _____
 (2) _____ (4) _____

9. COUNTY OF RECORDATION: PINAL
 FEE NO: 2006-106407
 RECORD DATE: 07/28/06

Validation Codes:
 (e) ASSESSOR: _____ (f) DOR _____

ASSESSOR'S USE ONLY
 Verify Primary Parcel in Item 1: _____
 Use Code: _____ Full Cash Value: \$ _____

2. SELLER'S NAME AND ADDRESS:
Meritage Homes of Arizona, Inc.
17851 North 85th Street, 3rd Floor
Scottsdale, AZ 85255

10. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

a. <input type="checkbox"/> Warranty Deed	d. <input type="checkbox"/> Contract or Agreement
b. <input checked="" type="checkbox"/> Special Warranty Deed	e. <input type="checkbox"/> Quit Claim Deed
c. <input type="checkbox"/> Joint Tenancy Deed	f. <input type="checkbox"/> Other

3. (a) BUYER'S NAME AND ADDRESS:
Bonnie Lee Daniel and Maria Alicia Daniel
99 South Bolera Court
Casa Grande, AZ 85222

11. SALE PRICE: 253,236.00 00
 12. DATE OF SALE (Numeric Digits): 11/05
 Month Year
 (For example: 03 / 05 for March 2005)

(b) Are the Buyer and Seller related: Yes _____ No
 If yes, state relationship: _____

13. DOWN PAYMENT: \$ 22,000.00 00

4. ADDRESS OF PROPERTY:
99 South Bolera Court
Casa Grande, AZ 85222

14. METHOD OF FINANCING:

a. <input type="checkbox"/> Cash (100% of Sale Price)	e. <input checked="" type="checkbox"/> New loan(s) from Financial institution:
b. <input checked="" type="checkbox"/> Exchange or trade	(1) <input checked="" type="checkbox"/> Conventional
c. <input checked="" type="checkbox"/> Assumption of existing loan(s)	(2) <input type="checkbox"/> VA
d. <input type="checkbox"/> Seller Loan (Carryback)	(3) <input type="checkbox"/> FHA
	f. <input type="checkbox"/> Other financing; Specify: _____

5. MAIL TAX BILL TO:
Bonnie Lee Daniel and Maria Alicia Daniel
99 South Bolera Court
Casa Grande, AZ 85222

15. PERSONAL PROPERTY (see reverse side for definition):
 (a) Did the Sale Price in Item #11 include Personal Property that Impacted the Sale Price by 5% or more? Yes _____ No
 (b) If Yes, provide the dollar amount of the Personal Property:
 \$ 0.00 00 AND
 briefly describe the Personal Property: _____

6. PROPERTY TYPE (for Primary Parcel): **NOTE: Check Only One Box**

a. <input type="checkbox"/> Vacant Land	f. <input type="checkbox"/> Commercial or Industrial Use
b. <input checked="" type="checkbox"/> Single Family Residence	g. <input type="checkbox"/> Agricultural
c. <input type="checkbox"/> Condo or Townhouse	h. <input type="checkbox"/> Mobile or Manufactured Home
d. <input type="checkbox"/> 2-4 Plex	i. <input type="checkbox"/> Other Use, Specify: _____
e. <input type="checkbox"/> Apartment Building	

7. RESIDENTIAL BUYER'S USE: If you checked b, c, d, or h in Item 6 above, please check one of the following:
 To be occupied by owner or To be rented to someone other than "family member."
 See reverse side for definition of a "family member."

16. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: _____


8. NUMBER OF UNITS: _____
 For Apartment Properties, Motels, Hotels, Mobile Home Parks, RV Parks, Mini-Storage Properties, etc.


17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):
First American Title Insurance Company
17851 North 85th Street, Suite 140
Scottsdale, AZ 85255
483-4603018 (scj) Phone: (480)342-7030

THE UNDERSIGNED BEING DULY SWORN ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

Signature of Seller/Agent _____
 State of ARIZONA, County of MARICOPA
 Subscribed and sworn to before me on this 25 day of July, 2006
 Notary Public Stephanie C. Johnson
 Notary Expiration Date _____

Signature of Buyer/Agent _____
 State of ARIZONA, County of MARICOPA
 Subscribed and sworn to before me on this 25 day of July, 2006
 Notary Public Stephanie C. Johnson
 Notary Expiration _____

 **STEPHANIE C. JOHNSON**
 Notary Public - Arizona
 Maricopa County
 Expires 03/12/07

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