



When recorded mail to:
Tom Koniuszy
Quindry and Koniuszy
4435 E. Broadway Rd., Suite 2
Mesa, AZ 85206
263290
4 of 5

DATE/TIME: 12/08/06 1129
FEE: \$16.00
PAGES: 3
FEE NUMBER: 2006-168069

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned, **FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER TRUST NO. 8406**, the Grantor, does hereby convey to **LAREDO INVESTMENTS, LLC**, an Arizona limited liability company, the Grantee, the following real property situated in Pinal County, Arizona, together with all rights and privileges appurtenant thereto and any improvements located thereon:

SEE EXHIBIT A ATTACHED HERETO AND
INCORPORATED HEREIN BY THIS REFERENCE.

SUBJECT TO current taxes and assessments; reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, reservations, declarations, obligations, liabilities and other matters as may appear of record, and any matters that would be disclosed by an accurate ALTA/ACSM survey of the real property, Grantor binds itself and its successors to warrant and defend title to the real property as against the acts of Grantor and none other.

DATED: December 5, 2006

**FIRST AMERICAN TITLE INSURANCE
COMPANY,**
a California corporation, as Trustee under
Trust No. 8406

By: [Signature]
Name: PAMELA METOU
Title: TRUST OFFICER

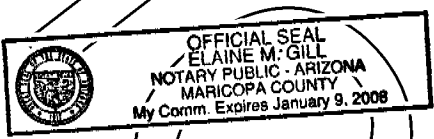
The disclosure of Trust Beneficiaries is recorded in Instrument No. 98-0776651

STATE OF ARIZONA)
) ss.
County of Maricopa)

Acknowledged before me this 5 day of December, 2006, by Patricia Meyer the Trust Officer of FIRST AMERICAN TITLE INSURANCE COMPANY, a California corporation, as Trustee under Trust No. 8406.

Notary Seal/Stamp

Elaine M Gill
Notary Public



First American Title Insurance Company

Exhibit A

Legal Description of Real Property

Parcel 1A

Lots 106 through 115, inclusive, and 86, 87 and 135, inclusive, of Laredo Ranch Unit 1, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 006 and Affidavit of Correction recorded as 2005-077396.

Parcel 7B

Lots 677 through 702, inclusive, and Lots 748 through 785, inclusive, of Laredo Ranch Unit 2, according to the plat of record in the office of the County Recorder of Pinal County, Arizona recorded in Cabinet G, Slide 033 and Affidavit of Correction recorded as 2006-077552.

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(S) (primary parcel number):
 Primary Parcel: 109-27-1060 - X

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? 77 lots

Please list the additional parcels below (no more than four):
 (1) 502-90-449 6 (3) 502-90-451 4
 (2) 502-90-450 7 (4) 502-90-452 1

Blank

COUNTY OF RECORDATION: PINAL
 FEE NO: 2006-168069
 RECORD DATE: 12/08/06

(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:
Standard Pacific of Arizona, Inc.
6710 N. Scottsdale Road, Suite 150
Scottsdale, Arizona 85253

3. (a) BUYER'S NAME AND ADDRESS:
Laredo Investments, L.L.C.
c/o Weinstein & Harris; 14614 N. Kierland Blvd., Ste. N-320
Scottsdale, AZ 85254

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

4. ADDRESS OF PROPERTY:
77 Lots in Laredo Ranch
Maricopa County, AZ

5. MAIL TAX BILL TO:
Laredo Investments, L.L.C.
4500 S. Lakeshore Dr., Suite 410
Tempe, Arizona 85282

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

a Vacant Land f Commercial or Industrial Use
 b Single Family Residence g Agricultural
 c Condo or Townhouse h Mobile or Manufactured Home
 d 2-4 Plex i Other Use, Specify: _____
 e 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."

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

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

a Warranty Deed d Contract or Agreement
 b Special Warranty Deed e Quit Claim Deed
 c Joint Tenancy Deed f Other

11. SALE PRICE: 1,992,375.00 00
 12. DATE OF SALE (Numeric Digits): 12/06
 Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 1,992,375.00 00

14. METHOD OF FINANCING:

a Cash (100% of Sale Price) (1) Conventional
 b Exchange or trade (2) VA
 c Assumption of existing loan(s) (3) FHA
 d Seller Loan (Carryback) f Other financing; Specify: _____

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:
 \$ 00 AND
 briefly describe the Personal Property: _____

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

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):
First American Title Insurance Company National Commercial
2425 E. Camelback Road, Suite 300
Phoenix, AZ 85016 < / >
NCS-263290-PHX1 (sfh) Phone: (602)567-8100

18. LEGAL DESCRIPTION (attach copy if necessary):
Lots 106 through 115, inclusive and Lots 86, 87 and 135, of Laredo Ranch Unit 1 Cabinet F, Slide 6 and
Lots 677 through 702, inclusive and Lots 748 through 785, inclusive of Laredo Ranch Unit 2, Cabinet G, Slide 33

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.

Shyla Hunter
 Signature of Seller/Agent
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me on this 8th day of December, 2006
 Notary Public Monica Lacy
 Notary Expiration Date 1/4/09

Shyla Hunter
 Signature of Buyer/Agent
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me on this 8th day of December, 2006
 Notary Public Monica Lacy
 Notary Expiration 1/4/09

