

RECORDING REQUESTED BY
Empire West Title Agency, LLC
AND WHEN RECORDED MAIL TO:

JENNINE RUTH LINDBERG
34583 Glacier Ave
St. Helens, OR 97051



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLÉ

DATE/TIME: 01/09/09 1430
FEE: \$16.00
PAGES: 2
FEE NUMBER: 2009-002255

ESCROW_NO.: -00027437 - 041 - BM

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,

JOHN RICHARD YOUNG, an unmarried man

do/does hereby convey to

JENNINE RUTH LINDBERG, an unmarried woman

the following real property situated in Pinal County, ARIZONA:

See Exhibit A attached hereto and made a part hereof.

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

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

Dated January 2, 2009

SELLER:

John Richard Young
JOHN RICHARD YOUNG

State of ARIZONA
County of Maricopa

} SS:

On January 8, 2009, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JOHN RICHARD YOUNG 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 by 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.

Signature *Brenda H. Mackay*

My commission will expire 11-9-2009



Exhibit A

Lot 28, FINAL PLAT FOR PARCEL 4 OF THE VILLAGES AT RANCHO EL DORADO, according to the plat recorded in Cabinet D, Slide 146, records of Pinal County, Arizona.



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(s)

Primary Parcel: 512-04-216
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) _____ (2) _____
(3) _____ (4) _____

9. FOR OFFICIAL USE ONLY: Buyer and Seller leave blank

(a) County of Recordation: _____
(b) _____
(c) **COUNTY OF RECORDATION: PINAL**
(d) **FEE NO: 2009-002255**
Valid **RECORD DATE: 01/09/09**
(e) ASSESSOR: _____

ASSESSOR'S USE ONLY

Verify Primary Parcel in Item 1: _____
Use Code: _____ Full Cash Value: \$ _____

2. SELLER'S NAME AND ADDRESS:

JOHN RICHARD YOUNG
43333 W. Oster Drive, Maricopa, AZ 85239

3. (a) BUYER'S NAME AND ADDRESS:

JENNINE RUTH LINDBERG
34583 Glacier Ave.
St. Helens, OR 97051

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

4. ADDRESS OF PROPERTY:

20591 N. Santa Cruz Drive, Maricopa, AZ 85238

5. MAIL TAX BILL TO:

JENNINE RUTH LINDBERG
34583 Glacier Ave., St. Helens, OR 97051

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

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

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 "family member." To be rented to someone other than "family member."

See reverse side for definition of a "family member."

8. NUMBER OF UNITS: _____

For Apartment Properties, Motels, Hotels, Mobile Home Parks, RV Parks, Mini-Storage Properties, etc.

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: [Signature]

State of Arizona, County of Maricopa

Subscribed and sworn to before me this 8 day of Jan, 2009

Notary Public: [Signature]

Notary Expiration Date: 11-9-2009



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

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

11. SALE PRICE: \$ 125,000.00

12. DATE OF SALE (Numeric Digits): 12 / 2008
Month Year

(For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 12,500.00

14. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Exchange or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback)
- e. New loan(s) from financial institution:
 - (1) Conventional
 - (2) VA
 - (3) FHA
- 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: _____

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):

Empire West Title Agency, LLC
4505 E. Chandler Blvd., Phoenix, AZ 85048,
Phone: (602) 749-7120

18. LEGAL DESCRIPTION (attach copy if necessary)

Lot(s) 28, of VILLAGES AT RANCHO EL DORADO, Pinal County

Signature of Buyer Agent: [Signature]

State of Arizona, County of Maricopa

Subscribed and sworn to before me this 8 day of Jan, 2009

Notary Public: [Signature]

Notary Expiration Date: 11-9-2009

