

WHEN RECORDED, RETURN TO:

Coni Rae Good, Esq.  
Hymson Goldstein & Pantilat, P.C.  
14646 N. Kierland Blvd., Suite 255  
Scottsdale, Arizona 85254

MAIL TAX STATEMENTS TO:

Brian Dunlap, Loan Operation Officer  
Union Bank, N.A.  
3631 E. Baseline Rd.  
Gilbert, Arizona 85234



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
LAURA DEAN-LYCLE

DATE/TIME: 08/03/09 1531  
FEE: \$14.00  
PAGES: 3  
FEE NUMBER: 2009-079190

### TRUSTEE'S DEED

Coni Rae Good (SBN 009700), a member of the State Bar of Arizona, of Maricopa County, Arizona, as the duly appointed Successor Trustee of the Construction Deed of Trust described below, does hereby grant and convey, without covenant or warranty, express or implied, to Union Bank, N.A., an Arizona corporation ("Grantee"), 3631 E. Baseline Rd., Gilbert, Arizona 85234, the real property in Pinal County, Arizona, described on Exhibit "A," attached hereto (the "Property"), and does hereby give notice of the sale of the Property, without covenant or warranty as to title, possession, quiet enjoyment or the like to Grantee.

Trustee states that:

This conveyance of the Property is made pursuant to the powers, including the power of sale, conferred upon Trustee by the Construction Deed of Trust made by Jeffrey D. Marvin and Margaret L. Marvin, as Trustees, to Union Bank, N.A., an Arizona corporation, as Beneficiary, recorded on January 30, 2007 at Fee No. 2007-012667 in the office of the County Recorder of Pinal County, Arizona.

**THIS DEED IS EXEMPT FROM AFFIDAVIT AND FEE PURSUANT TO  
A.R.S. § 11-1134 B-1**

Said Property was sold by Trustee at public auction on July 29, 2009, at the steps of the Pinal County Courthouse, 971 North Jason Lopez Circle, Building A, Florence, Arizona in Pinal County, Arizona, in which the Property is situated. Grantee, being the highest bidder at such sale, became the purchaser of the Property and made payment therefore to Trustee in the amount bid, namely, One Million Five Hundred Twenty-Five Thousand and 00/100 Dollars (\$1,525,000.00), which payment was made by the *pro tanto* reduction of the obligations secured by the Construction Deed of Trust.

Dated this 31<sup>st</sup> day of July 2009.

*Coni Rae Good*

Coni Rae Good, Esq.  
Successor Trustee

STATE OF ARIZONA

County of Maricopa

)  
) ss.  
)

The foregoing instrument was acknowledged before me this 31<sup>st</sup> day of July 2009, by Coni Rae Good, Successor Trustee.

*Janice Whitaker*  
Notary Public

My Commission Expires:



**EXHIBIT "A"**

Lot 20, of Sycamore Village at Superstition Foothills, according to the plat of record in the Office the County Recorder of Pinal County, Arizona, recorded in Cabinet C, Slide 80 and Affidavit of Correction recorded as 1999-11207 of official records.

EXCEPT 1/16<sup>th</sup> of all oil, gas, other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals fossils, fertilizer of every name and description, together with all uranium, thorium, or any other materials which may be determined to be particularly essential to the production of fissionable materials as provided by A.R.S. § 37-231, as reserved in the patent to said land.