

RECORDING REQUESTED BY  
US Title Agency, LLC.  
AND WHEN RECORDED MAIL TO:

GERALD GRAVLEY  
5684 109TH AVENUE NE  
SPICER, MN 56288



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
LAURA DEAN-LYTLÉ

DATE/TIME: 10/06/09 1351  
FEE: \$16.00  
PAGES: 1  
FEE NUMBER: 2009-103823

ESCROW-NO.: 00009472 - 003 - JM

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,  
Sandra L. Sakun, a married woman as her sole and separate property  
do/does hereby convey to

Gerald Gravley, an unmarried man  
the following real property situated in PINAL County, ARIZONA:

LOT 52, of Lake View Gardens, according to the plat of record in the office of the County Recorder of Pinal County,  
Arizona, recorded in Cabinet C, page 195.

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 September 14, 2009

SELLER:

*Sandra L. Sakun*  
*Sandra L. Sakun*

Sandra L. Sakun

State of ILLINOIS  
County of Will

} SS

This instrument was acknowledged before me this 17 day of  
September 2009 by Sandra L. Sakun

*Timothy R. Veleker*  
Notary Public

My commission will expire 03-19-2013

"OFFICIAL SEAL"  
Timothy R. Veleker  
Notary Public, State of Illinois  
Grundy County  
My Commission Expires 03-19-2013

# AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)  
 Primary Parcel: 210-61-05204 (2009 \$1,275.20)  
 BOOK MAP PARCEL SPLIT LETTER  
 Does this sale include any parcels that are being split / divided?  
 Check one: Yes  No  X  
 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. FOR OFFICIAL USE ONLY: Buyer and Seller leave blank \_\_\_\_\_  
 COUNTY OF RECORDATION: PINAL \_\_\_\_\_  
 FEE NO: 2009-103823 \_\_\_\_\_  
 RECORD DATE: 10/06/09 \_\_\_\_\_

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:  
Sandra L. Sakun  
23029 Eidler Drive, Plainfield, IL 60585

3. (a) BUYER'S NAME AND ADDRESS:  
Gerald Gravley  
5684 109th Avenue NE  
Spicer, MN 56288

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

4. ADDRESS OF PROPERTY:  
32 E Mayfield Drive, Queen Creek, AZ 85143

5. MAIL TAX BILL TO  
Gerald Gravley  
5684 109<sup>TH</sup> Avenue NE, Spicer, MN 56288

6. PROPERTY TYPE (for Primary Parcel) (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  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.

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: \$ 96,900.00

12. DATE OF SALE (Numeric Digits): 09 / 09  
 Month Year  
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 96,900.00

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  X  
 (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):  
SELLER AND BUYER HEREIN  
 Phone: ( \_\_\_\_\_ ) \_\_\_\_\_

18. LEGAL DESCRIPTION (attach copy if necessary)  
**SEE ATTACHED "LEGAL DESCRIPTION"**

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 Sandra L. Sakun  
 State of Arizona, County of Will  
 Subscribed and sworn to before me this 17 day of September, 2009  
 Notary Public Timothy R. Veleker  
 Notary Expiration Date 03-19-2013

Signature of Buyer/Agent \_\_\_\_\_  
 State of Arizona, County of Maricopa  
 Subscribed and sworn to before me this 6<sup>th</sup> day of Oct, 2009  
 Notary Public Juanita Montana-Owen  
 Notary Expiration Date 08/01/2013

**"OFFICIAL SEAL"**  
 Timothy R. Veleker  
 Notary Public, State of Illinois  
 Grundy County  
 My Commission Expires 03-19-2013  
 DCR Form 82162

JUANITA MONTANA-OWEN  
 Notary Public - Arizona  
 Maricopa County  
 My Commission Expires  
 AUGUST 1, 2013

**LEGAL DESCRIPTION**

LOT 52, of **Lake View Gardens**, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet C, page 195.

