

3/2 Security Title Agency

Recorded at the request of:
Security Title Agency

When recorded, mail to:
Richard Auclair and Ione Auclair
41457 North Lilac Street
San Tan Valley, AZ 85140



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTTLE

DATE/TIME: 01/12/2010 1307
FEE: \$16.00
PAGES: 3
FEE NUMBER: 2010-002778



Escrow No.: ST09014312-ST66

Space above this line for Recorder's Use

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations,

Fulton Homes Sales Corporation, an Arizona Corporation

does hereby convey to

Richard Auclair and Ione Auclair, husband and wife

the following real property situated in Pinal County, Arizona:

Lot 324, IRONWOOD CROSSING-UNIT 1, according to Cabinet H, Slide 011, records of Pinal County, Arizona.

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

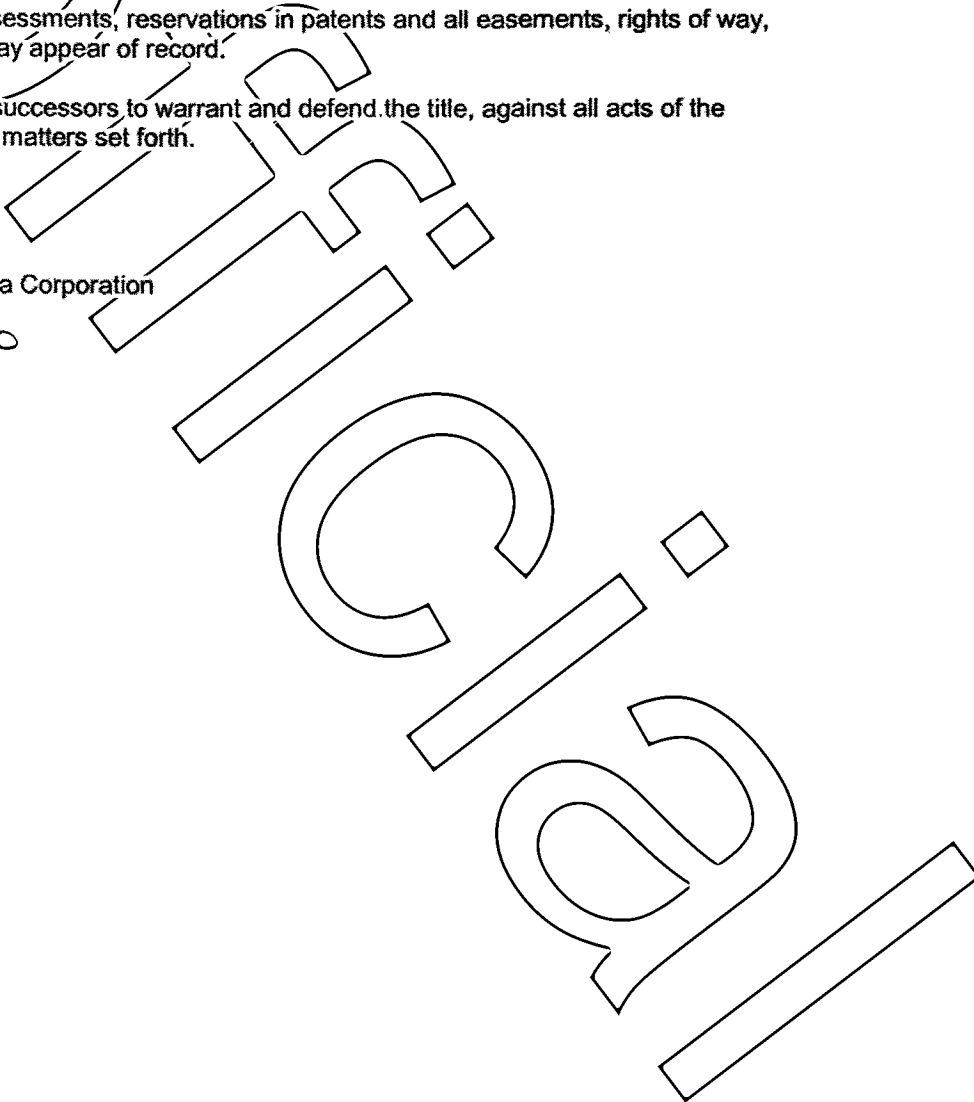
And the Grantor hereby binds itself and its successors to warrant and defend the title, against all acts of the Grantor herein, and no other, subject to the matters set forth.

Dated: January 5, 2010

Fulton Homes Sales Corporation, an Arizona Corporation

BY: [Signature] 01/05/10

ITS: Authorized Signer



NOTARY ACKNOWLEDGMENT(S) TO SPECIAL WARRANTY DEED

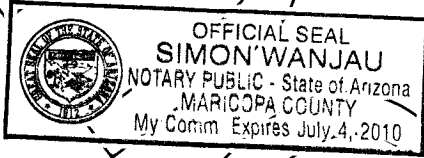
State of AZ

County of Maricopa

The foregoing document was acknowledged before me this 7th day of Jan, 2010,

by Katharine Barnes, authorized signer for Fulton Homes Sales Corporation, an Arizona Corporation

(Seal)



[Signature]
Notary Public

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**ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP**

Richard Auclair and Ione Auclair each state that:

They have offered to purchase the real property situated in Pinal County described as follows:

Lot 324, IRONWOOD CROSSING-UNIT 1, according to Cabinet H, Slide 011, records of Pinal County, Arizona.

Each of them, individually and jointly as Grantees, declare that it is their intention to accept the conveyance and acquire all interest in the real property as community property with right of survivorship, and not as a community property estate and not as tenants in common.

By the execution and delivery of this "Acceptance of Community Property With Right of Survivorship" they direct and authorize Escrow Agent to attach this "Acceptance of Community Property With Right of Survivorship" to the deed upon its execution and delivery and to record this "Acceptance of Community Property With Right of Survivorship" together with the deed.

Dated: January 5, 2010

Richard Auclair
Richard Auclair

Ione Auclair
Ione Auclair

NOTARY ACKNOWLEDGMENT(S) TO ACCEPTANCE OF COMMUNITY PROPERTY

State of AZ

County of MARICOPA

The foregoing document was acknowledged before me this 7 day of JAN, 2010,

by Richard Auclair, Ione Auclair

(Seal)



[Signature]
Notary Public

EXHIBIT A

Lot 324, IRONWOOD CROSSING-UNIT 1, according to Cabinet H, Slide 011, records of Pinal County, Arizona.

IRONWOOD CROSSING