

OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
LAURA DEAN-LYTLE

at the request of Pioneer Title Agency, Inc.

When recorded mail to

FISCHER

5350 W. Three Forks Rd.  
Prescott, AZ 86305

DATE/TIME: 06/18/2010 0909

FEE: \$15.00

PAGES: 2

FEE NUMBER: 2010-057738



05650621

Tax Code:

## SPECIAL WARRANTY DEED

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

**Granite Capital Homes at Alta Mesa L.L.C., an Arizona Limited Liability Company**

hereafter called the Grantor, hereby conveys to

**B JAMES FISCHER AND JOYCE A. FISCHER, AS TRUSTEES OF THE B  
JAMES FISCHER AND JOYCE A. FISCHER REVOCABLE TRUST, DATED\*\*\***

the following real property situated in PINAL County, Arizona, together with all rights and privileges appurtenant thereto, to wit:

SEE ATTACHED

\*\*\*DECEMBER 2, 1992

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, the Grantor warrants the title against its acts only and none other.

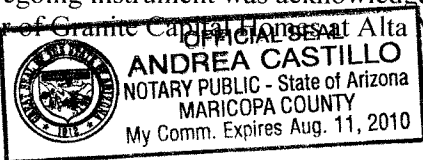
DATED this 10 day of June, 2010

**Granite Capital Homes at Alta Mesa L.L.C., an  
Arizona Limited Liability Company**

By: Mark D. Pugmire, member

State of Arizona }  
                              } ss.  
County of Maricopa }

The foregoing instrument was acknowledged before me this 10 day of June, 2010, by Mark D. Pugmire, member of Granite Capital Homes at Alta Mesa, L.L.C. an Arizona limited liability company.



NOTARY PUBLIC

My commission expires: Aug. 11, 2010

**Lot 82, Parcel 15 At Circle Cross Ranch, according to Plat recorded in Cabinet F, Slide 110, and Affidavit of Correction in Document No. 2006-34191, records of Pinal County, Arizona.**

Unofficial

05650621

## AFFIDAVIT OF PROPERTY VALUE

## 1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(s)

Primary Parcel: 210-80-919  
 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) \_\_\_\_\_ (3) \_\_\_\_\_  
 (2) \_\_\_\_\_ (4) \_\_\_\_\_

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

(a) County of Recordation: \_\_\_\_\_  
 (b) Docket & Page Number: PINAL COUNTY  
 (c) Date of Recording: DATE/TIME: 06/18/2010 0909  
 (d) Fee/Recording Number: FEE NUMBER: 2010-057738

## 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

Granite Capital Homes at Alta Mesa L.L.C.  
4854 E. Baseline Rd. #104  
Mesa, AZ 85206

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

B James Fischer and Joyce A Fischer as trustees  
5350 W Three Forks Rd.  
Prescott, AZ 86305

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

## 4. ADDRESS OF PROPERTY:

916 W. Jersey Way, San Tan Valley, AZ 85143

## 5. MAIL TAX BILL TO:

B James Fischer and Joyce A Fischer as trustees of the  
#3

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

- a. ☐ Vacant Land f. ☐ Commercial or Industrial Use  
 b. ☒ Single Family Residence g. ☐ Agriculture  
 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 "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.

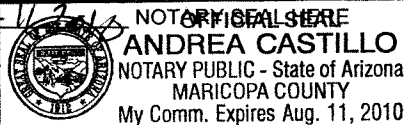
Signature of Seller/Agent \_\_\_\_\_

State of Arizona, County of Maricopa

Subscribed and sworn to before me this 10 day of June, 2010

Notary Public \_\_\_\_\_

Notary Expiration Date Aug 11, 2010



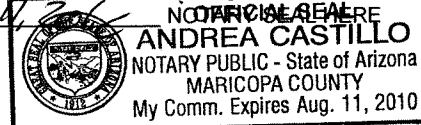
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## 10. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

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

11. SALE PRICE: \$ 154,795.00

12. DATE OF SALE (Numeric Digits): 06 / 10  
 Month Year

(For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 154,795.00

## 14. METHOD OF FINANCING:

- a. ☒ Cash (100% of Sale Price)  
 b. ☐ Exchange or Trade  
 c. ☐ Assumption of existing loans  
 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):

Pioneer Title Agency, Inc.

4864 E. Baseline Road, Mesa, AZ 85206

Phone (480) 830-9465

## 18. LEGAL DESCRIPTION (attach copy if necessary)

See Exhibit A attached hereto and made a part hereof.

EXHIBIT A

Lot 82, Parcel 15 At Circle Cross Ranch, according to Plat recorded in Cabinet F, Slide 110,  
and Affidavit of Correction in Document No. 2006-34191, records of Pinal County, Arizona.

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