

**OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLE**

Recording Requested by:
First American Title Insurance Company

DATE/TIME: 08/02/2010 1556
FEE: \$16.00
PAGES: 3
FEE NUMBER: 2010-072524

When recorded mail to:
Anvarali Rahemtulla
#10 2688 Mountain Highway
North Van Couver, BC V7J 215



1111 8 2 2010 Y1164

WARRANTY DEED

Escrow No. **246-5301378 (JAF)**

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

Jesus Lopez and Leticia Lopez, husband and wife, the GRANTOR does hereby convey to

Anvarali Rahemtulla, an unmarried man and Shelina Verjee, an unmarried woman, the GRANTEE

The following described real property situate in **Pinal County, Arizona** with the title being conveyed to the grantee as set forth in the attached acceptance by the grantee:

LOT 18, OF JOHNSON RANCH UNIT 22A, ACCORDING TO CABINET E, SLIDE 22, RECORDS OF PINAL COUNTY, ARIZONA.

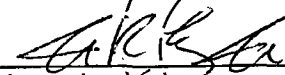
Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way and easements of record.

And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters set forth above.

DATED: July 27, 2010

SEE ACCEPTANCE ATTACHED HERETO

AND BY REFERENCE MADE A PART HEREOF.


Jesus Lopez



Leticia Lopez

STATE OF AZ)
County of Maricopa)ss.

On July 30 2010, before me, the undersigned Notary Public, personally appeared **Jesus Lopez and Leticia Lopez**, 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.

My Commission Expires: 6 A. 13



Notary Public



Large, faint, diagonal watermark text, possibly reading 'ARIZONA' or similar, is visible across the bottom right portion of the page.

Recording Requested by:
First American Title Insurance Company

When recorded mail to:
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#10 2688 Mountain Highway
North Van Couver, BC V7J 215

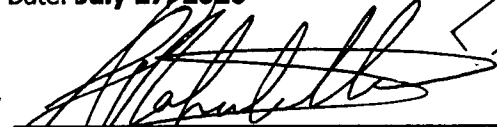
ACCEPTANCE OF JOINT TENANCY

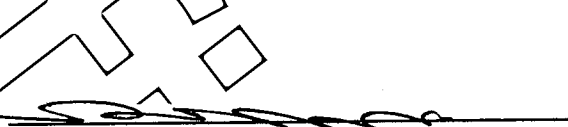
This Acceptance is to be attached to: Warranty Deed dated **July 27, 2010** by and between **Jesus Lopez and Leticia Lopez and Anvarali Rahemtulla and Shelina Verjee.**

That each of the undersigned individually and jointly as such Grantees hereby declare that it is their intention to accept such conveyance as joint tenants with right of survivorship and not as a community property estate and not as tenants in common, and to acquire any interest in said real property under said deed as joint tenants with right of survivorship, and not as a community property estate and not as tenants in common.

That by the execution and delivery to the Escrow Agent of this "Acceptance of Joint Tenancy" the undersigned intend to evidence their acceptance of said deed as joint tenants, and hereby direct and authorize the Escrow Agent to attach this "Acceptance of Joint Tenancy" to such deed upon its execution and delivery and to record this "Acceptance of Joint Tenancy" together with such deed.

Date: **July 27, 2010**


Anvarali Rahemtulla


Shelina Verjee

PROVINCE
STATE OF BRITISH Columbia)
CITY)ss.
County of BURNABY)

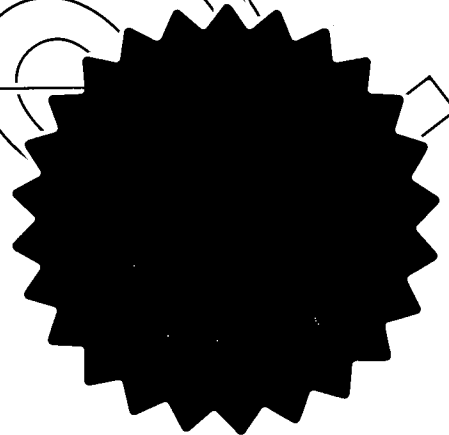
On 28 JULY 2010, before me, the undersigned Notary Public, personally appeared **Anvarali Rahemtulla and Shelina Verjee**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to 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.

My Commission Expires: PERMANENT.


Notary Public

AMIN SAVJI
NOTARY PUBLIC
328 Gilmore Ave.
BURNABY, BC, V5C 4R1
804-294-3155



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(S) (primary parcel number):
 Primary Parcel: 9-10-70-46001-
 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**
 COUNTY OF RECORDATION: PINAL
 FEE NO: 2010-072524
 RECORD DATE: 08/02/2010
 Val _____

2. SELLER'S NAME AND ADDRESS:
 Jesus Lopez and Leticia Lopez
 32209 North Sunflower Trail
 San Tan Valley, AZ 85143

3. (a) BUYER'S NAME AND ADDRESS:
 Anvarali Rahemtulla and Shelina Verjee
 #10 2688 Mountain Highway
 North Van Couver, BC V7J 215

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

4. ADDRESS OF PROPERTY:
 28630 North Desert Hills Drive
 San Tan Valley, AZ 85143

5. MAIL TAX BILL TO:
 Anvarali Rahemtulla and Shelina Verjee
 #10 2688 Mountain Highway
 North Van Couver, BC V7J 215

6. PROPERTY TYPE (for Primary Parcel): **NOTE: Check Only One Box**
 a Vacant Land f Commercial or Industrial Use
 b Single Family Residence g Agricultural
 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.

ASSESSOR'S USE ONLY
 Verify Primary Parcel in Item 1: _____
 Use Code: _____ Full Cash Value: \$ _____

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: 84,500.00 00
 12. DATE OF SALE (Numeric Digits): 05-2010
 Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 84,500. 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:
 \$ 0.00 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):
 First American Title Insurance Company
 2125 East Warner Road, Suite 103
 Tempe, AZ 85284
 246-5301378 (JAF) Phone: (480)777-0614

18. LEGAL DESCRIPTION (attach copy if necessary):
 Lot 18, of JOHNSON RANCH UNIT 22A(1)

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 AZ, County of Maricopa
 Subscribed and sworn to before me on this 30 day of July 2010
 Notary Public _____
 Notary Expiration Date 8.4.13

Signature of Buyer/Agent _____
 State of AZ, County of Maricopa
 Subscribed and sworn to before me on this 29 day of July 2010
 Notary Public _____
 Notary Expiration 8.4.13
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