



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

Recording Requested by:
The Talon Group - Ocotillo

When recorded mail to:
John Hindbjorgen
48650 193rd St.
Astoria, SD 57213

DATE/TIME: 10/14/2010 1422
FEE: \$15.00
PAGES: 2
FEE NUMBER: 2010-097179



OCT 12 2010

WARRANTY DEED

File No. **441-5328266 (PGB)**

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

Mario Aguilar and Kimberly Aguilar, husband and wife, the GRANTOR does hereby convey to
John Hindbjorgen, a married man, the GRANTEE

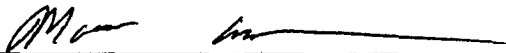
the following described property situate in **Pinal County, Arizona**:

Lot 14, of ACACIA CROSSINGS PARCEL 6, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D, Slide 110 and Affidavit of Correction recorded as 2003-16810, of Official Records.

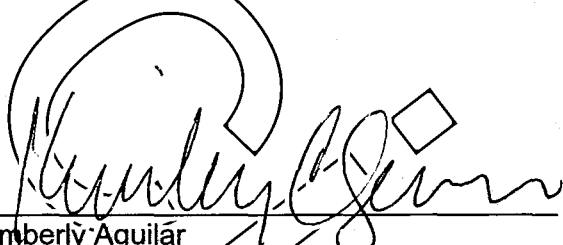
Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way and easements of record.

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

DATED: September 24, 2010



Mario Aguilar



Kimberly Aguilar

File No.: 441-5328266
(PGB)
A.P.N.: 512-30-5890 0

Warranty Deed - continued

STATE OF

Arizona)

County of

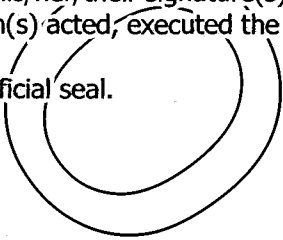
Maricopa) ss.

On

10-7-10)

before me, the undersigned Notary Public, personally appeared **Mario Aguilar and Kimberly Aguilar**, 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.



[Handwritten Signature]

Notary Public

My Commission Expires:



TISHA HERNANDEZ
Notary Public - Arizona
Maricopa County
Expires 05/27/2011



TISHA HERNANDEZ
Notary Public - Arizona
Maricopa County
Expires 05/27/2011

[Large diagonal watermark text: 'PENDING' and '10-7-10']

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(S) (primary parcel number):
 Primary Parcel: 512-30-5890 0

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) _____

2. SELLER'S NAME AND ADDRESS:
Mario Aguilar and Kimberly Aguilar
14435 S. 48th St. #1091
Phoenix, AZ 85044

3. (a) BUYER'S NAME AND ADDRESS:
John Hindbjorgen
48650 193rd St.
Astoria, SD 57213

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

4. ADDRESS OF PROPERTY:
45240 West Balboa Drive
Maricopa, AZ 85239

5. MAIL TAX BILL TO:
John Hindbjorgen
48650 193rd St.
Astoria, SD 57213

6. PROPERTY TYPE (for Primary Parcel): **NOTE: 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 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.

9. COUNTY OF RECORDATION: PINAL
 FEE NO: 2010-097179
 RECORD DATE: 10/14/2010

Va (e) ASSESSOR: _____ (f) DOR _____

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. <input checked="" type="checkbox"/> Warranty Deed	d. <input type="checkbox"/> Contract or Agreement
b. <input type="checkbox"/> Special Warranty Deed	e. <input type="checkbox"/> Quit Claim Deed
c. <input type="checkbox"/> Joint Tenancy Deed	f. <input type="checkbox"/> Other

11. SALE PRICE: 102,000.00 00
 12. DATE OF SALE (Numeric Digits): 10/2010
 Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 102,000.00 00

14. METHOD OF FINANCING:

a. <input checked="" type="checkbox"/> Cash (100% of Sale Price)	e. <input type="checkbox"/> New loan(s) from Financial institution:
b. <input type="checkbox"/> Exchange or trade	(1) <input type="checkbox"/> Conventional
c. <input type="checkbox"/> Assumption of existing loan(s)	(2) <input type="checkbox"/> VA
d. <input type="checkbox"/> Seller Loan (Carryback)	(3) <input type="checkbox"/> FHA
	f. <input type="checkbox"/> 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):
The Talon Group - Ocotillo
3125 South Price Road, Suite 125
Chandler, AZ 85248
441-5328266 (PGB) Phone: (480)812-2720

18. LEGAL DESCRIPTION (attach copy if necessary):
 Lot 14, of ACACIA CROSSINGS PARCEL 6 (Cabinet D / Slide 110)

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 on this 12 day of October, 2010
 Notary Public: _____
 Notary Expiration Date: _____

Signature of Buyer/Agent: _____
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me on this 12 day of October, 2010
 Notary Public: _____
 Notary Expiration Date: _____



TISHA HERNANDEZ
 Notary Public - Arizona
 Maricopa County
 Expires 05/27/2011



TISHA HERNANDEZ
 Notary Public - Arizona
 Maricopa County
 Expires 05/27/2011

EXHIBIT "A "

Escrow No. **441-5328266 (PGB)**

Lot 14, of ACACIA CROSSINGS PARCEL 6, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D, Slide 110 and Affidavit of Correction recorded as 2003-16810, of Official Records.

ACACIA CROSSINGS