



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTTLE

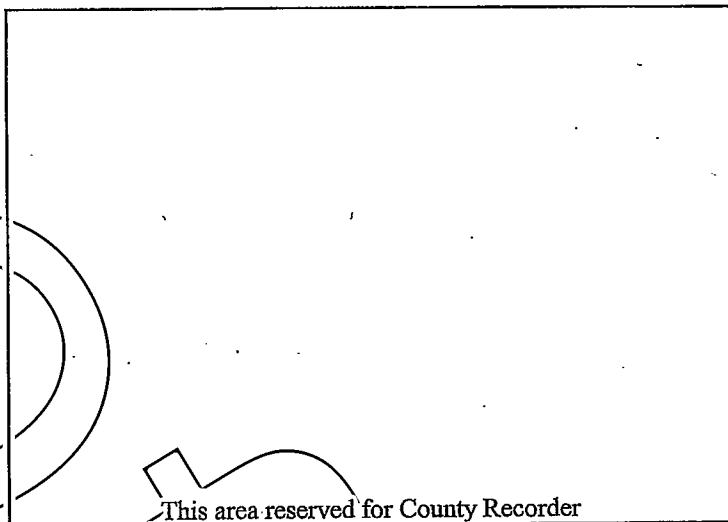
DATE/TIME: 03/15/2011 1550
FEE: \$15.00
PAGES: 4
FEE NUMBER: 2011-022357



Recording Requested by
Equity Title Agency, Inc.

AFTER RECORDING, RETURN TO:

EDWARD L. NEAU
DARLENE M. NEAU
24519 S BERRYBROOK DRIVE
SUN LAKES, AZ 85248



ESCROW NO. 03003594-030- JDE

2/3

This area reserved for County Recorder

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,

ING BANK, FSB

do/does hereby convey to

EDWARD L. NEAU and DARLENE M. NEAU, husband and wife

the following real property situated in PINAL County, Arizona:

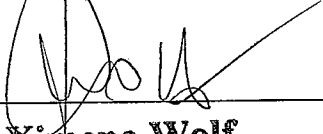
See Exhibit A attached hereto and made a part hereof.

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 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 this February 9, 2011

ING BANK, FSB


Ximena Wolf
Asst Vice-Pres

STATE OF
COUNTY OF

Florida
Broward } SS:

On 2-14-2011, before me,

Rose Dorsett-Boles

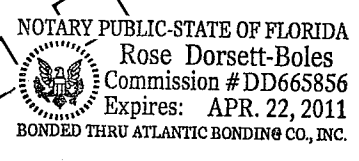
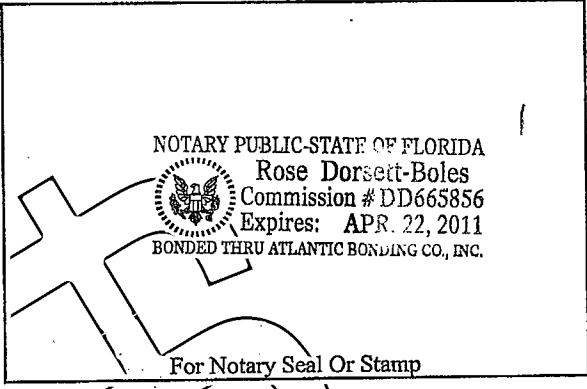
_____, a Notary Public in and for said County and State, personally appeared

Ximena Wolf

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.

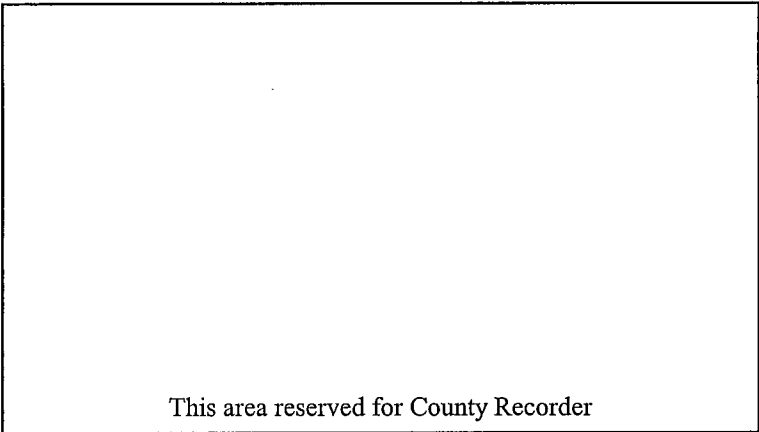
WITNESS my hand and official seal.

Signature _____



Recording Requested By:
Equity Title Agency, Inc.

AFTER RECORDING, RETURN TO:
EDWARD L. NEAU and DARLENE M. NEAU
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SUN LAKES, AZ 85248



This area reserved for County Recorder

ESCROW No. 03003594-030 JDE

Acceptance of Community Property with Right of Survivorship

EDWARD L. NEAU and DARLENE M. NEAU each being first duly sworn upon oath each for himself or herself and jointly but not one for the other deposes and says,

THAT I am one of the Grantees named in that certain Deed attached hereto and which is dated February 9, 2011, and executed by **ING BANK, FSB**, as Grantors, to **EDWARD L. NEAU and DARLENE M. NEAU**, as Grantees, and which conveys certain premises described as:

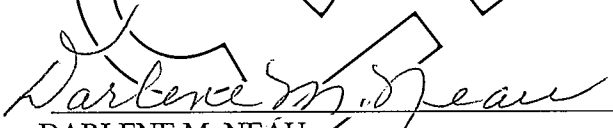
See Exhibit A attached hereto and made a part hereof.

To the Grantees named therein, not as Tenants in Common, not as Community property Estate, not as Joint Tenants with full right of Survivorship, but as Community Property with full right of Survivorship.

THAT each of us individually and jointly as Grantees hereby assert and affirm that it is our intention to accept said conveyance as such Community Property with full right of Survivorship and to acquire any interest we may have in said premises under the terms of said Deed as community property with right of survivorship.

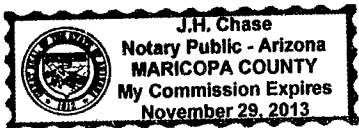
Dated March 14, 2011


EDWARD L. NEAU


DARLENE M. NEAU

STATE OF ARIZONA }
County of PINAL } SS

This instrument was acknowledged before me this 14 by EDWARD L. NEAU and DARLENE M. NEAU



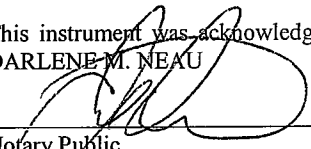

Notary Public
My commission will expire 11-29-13



Exhibit A

Lot 75, PARCEL 26-B AT SUPERSTITION FOOTHILLS, according to Cabinet C, Slide 110, records of Pinal County, Arizona.

EXCEPT 1/16th of all oil, metals, minerals and mineral rights as set forth in ARS37-231, as reserved in Patent from the State of Arizona, and Except all uranium, thorium, or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, as reserved in Patent from said land.



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(s) (Primary Parcel Number)

(a) 108-63-0750
BOOK MAP PARCEL SPLIT
Does this sale include any parcels that are being split/divided?
Check one: Yes No

(b) How many parcel numbers, other than the primary parcel number, are included in this sale?
List the additional parcel numbers (up to 4) below.

(c) _____ (d) _____
(e) _____ (f) _____

2. SELLER'S NAME & ADDRESS:

ING BANK, FSB
1 SOUTH ORANGE STREET
WILMINGTON, DE 19801

3. BUYER'S NAME & ADDRESS:

EDWARD L. NEAU
24519 S BERRYBROOK DRIVE,
SUN LAKES, AZ 85248

Buyer and Seller related? Yes No
If yes, state relationship: _____

4. ADDRESS OF PROPERTY:

7643 EAST GLOBEMALLOW LANE
GOLD CANYON, AZ 85118

5. MAIL TAX BILL TO:

EDWARD L. NEAU
7643 EAST GLOBEMALLOW LANE
GOLD CANYON, AZ 85118

6. TYPE OF PROPERTY (Check one):

- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | f. <input type="checkbox"/> Commercial/Industrial |
| b. <input checked="" type="checkbox"/> Single Fam.Res. | g. <input type="checkbox"/> Agriculture |
| c. <input type="checkbox"/> Condo/Townhouse | h. <input type="checkbox"/> Mobile Home |
| d. <input type="checkbox"/> 2-4 Plex | Affixed <input type="checkbox"/> |
| e. <input type="checkbox"/> Apartment Bldg | i. <input type="checkbox"/> Other, Specify: _____ |

7. RESIDENTIAL BUYER'S INTENDED USE (Answer if you checked b, c, d, or h above) (Check One):

- To be occupied by owner or "family member."
 To be rented to someone other than "family member."

8. PARTY COMPLETING AFFIDAVIT (Name, Address & Phone)

Equity Title Agency, Inc.
13847 N. Northsight Blvd.
Scottsdale, AZ 85260

FOR OFFICIAL USE ONLY (buyer and seller leave blank)

(a) County of Recordation: PINAL COUNTY
(b) Docket & Page Number: _____
(c) Fee/Recording Number: _____ DATE/TIME: 03/15/2011 1550
(d) Date of Recording: _____ FEE NUMBER: 2011-022357
Assessor/DOR Validation Code: _____
(e) Assessor _____ (f) DOR _____

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

- | | |
|--|---|
| a. <input type="checkbox"/> Warranty Deed | d. <input type="checkbox"/> Contract or Agreement |
| b. <input checked="" 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. TOTAL SALES PRICE:

\$ 182,500.00

12. PERSONAL PROPERTY:

Did the buyer receive any personal property that has a value greater than 5% of the sales price?

(a) Yes No If yes, briefly describe: _____

Approximate value: (b) \$ _____

13. DATE SALE

Month 3 Year 11

NOTE: This is the date of the contract of sale.

If you are recording title in fulfillment of a previously recorded contract, you need not complete this affidavit.

14. CASH DOWNPAYMENT:

\$ 36,500.00

15. METHOD OF FINANCING (check all that apply):

- | | |
|--|---|
| a. <input type="checkbox"/> None | b. <input type="checkbox"/> Exchange or trade |
| c. <input type="checkbox"/> Assumption of existing loan(s) | d. <input type="checkbox"/> New loan from seller (Seller Carryback) |
| e. <input checked="" type="checkbox"/> New Loan(s) from financial institution: | |
| 1. <input checked="" type="checkbox"/> Conventional | 2. <input type="checkbox"/> VA |
| 3. <input type="checkbox"/> FHA | |
| f. <input type="checkbox"/> Other: Explain: _____ | |

16. PARTIAL INTERESTS:

Is only a partial interest (e.g., 1/3 or 1/2) being transferred?

Yes No If yes, explain _____

17. LEGAL DESCRIPTION

SEE ATTACHED LEGAL DESCRIPTION

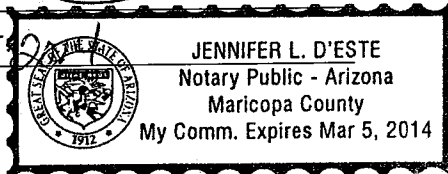
THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

Signature of Seller/Agent _____
State of Arizona, County of Maricopa
Subscribed and sworn to before me this

7 day of March, 2011

Notary Public _____

Notary Expiration Date 3-5-2014

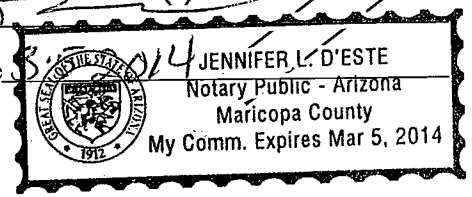


Signature of Buyer/Agent _____
State of Arizona, County of Maricopa
Subscribed and sworn to before me this

7 day of March, 2011

Notary Public _____

Notary Expiration Date 3-5-2014



LEGAL DESCRIPTION

Lot 75, PARCEL 26-B AT SUPERSTITION FOOTHILLS, according to Cabinet C, Slide 110, records of Pinal County, Arizona.

EXCEPT 1/16th of all oil, metals, minerals and mineral rights as set forth in ARS37-231, as reserved in Patent from the State of Arizona,, and Except all uranium, thorium, or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, as reserved in Patent from said land.

Superstition Hills