

OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLE

RECORDING REQUESTED BY
Stewart Title & Trust of Phoenix, Inc.
AND WHEN RECORDED MAIL TO:

S. LEE CROOK
LORRAINE P. CROOK
436 JULIETTE WAY
CHUBBUCK, ID 83202

DATE/TIME: 05/20/2011 1646

FEE: \$15.00

PAGES: 2

FEE NUMBER: 2011-042830



ESCROW NO.: 11350130 - 035 - KH

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,
HKL, LLC, an Arizona limited liability company which aquired title as HKL, LLC,
do/does hereby convey to an Arizona Limited Liability Corporation

S. Lee Crook and Lorraine P. Crook, Husband and Wife

the following real property situated in Pinal County, ARIZONA:

Lot 101, Alterra North, according to Cabinet E, Slide 88, and Affidavit of Correction recorded
in 2005-5809, records of Pinal County, Arizona.

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 I or we do warrant the title against all persons whomsoever, subject to the matters set forth
above.

Dated May 12, 2011

SELLER:

HKL, LLC

Hoa Young
Hoa Young, Member/Manager

State of **ARIZONA**

} ss

County of Maricopa

This instrument was acknowledged before me
this May 20, 2011 by Hoa Young, the
Manager/Member of **HKL, LLC**

K. A. Hasbach
Notary Public



ESCROW NO.: 11350130 - 035 - KH

Acceptance of Community Property with Right of Survivorship

S. Lee Crook and Lorraine P. Crook, Husband and Wife 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 May 12, 2011, and executed by **HKL, LLC**, as Grantors, to **S. Lee Crook and Lorraine P. Crook, Husband and Wife**, as Grantees, and which conveys certain premises described as: Lot 101, Alterra North, according to Cabinet E, Slide 88 and Affidavit of Correction recorded in 2005-5809, records of Pinal County, Arizona.

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 May 12, 2011

BUYERS:

S. Lee Crook
S. Lee Crook

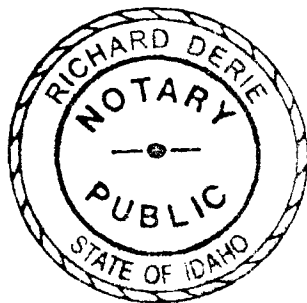
Lorraine P. Crook
Lorraine P. Crook

State of ~~ARIZONA~~ IDAHO } ss
County of ~~MARICOPA~~
BANNOCK

This instrument was acknowledged before me this May 18th, 2011 by **S. Lee Crook and Lorraine P. Crook**.

Richard Derie
Notary Public

My commission will expire 2-29-2016



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(s)

Primary Parcel: **512-36-101**
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) (2) (3) (4)

2. SELLER'S NAME AND ADDRESS

HKL, LLC
13132 E. Lupine Ave., Scottsdale, AZ 85259

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

S. Lee Crook
436 Juliette Way
Chubbuck, ID 83202

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

4. ADDRESS OF PROPERTY:

18861 N. Marina Ave., Maricopa, AZ 85139

5. MAIL TAX BILL TO:

S. Lee Crook
18861 N. Marina Ave., Maricopa, AZ 85139

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:

X 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. FOR OFFICIAL USE ONLY: Buyer and Seller leave blank

- (a) County of Recordation: **PINAL COUNTY**
(b) Docket & Page Number: **DATE/TIME: 05/20/2011 1646**
(c) Date of Recording: **FEE NUMBER: 2011-042830**
(d) Fee/Recording Number:

Validation Codes:

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

11. SALE PRICE: \$ **120,000.00**

12. DATE OF SALE (Numeric Digits): **5** / **2011**
Month Year

(For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ **120,000.00**

14. METHOD OF FINANCING:

- a. ☒ Cash (100% of Sale Price) e. ☐ New loan(s) from financial institution:
b. ☐ Exchange or Trade (1) ☐ Conventional
c. ☐ Assumption of existing loan(s) (2) ☐ VA
d. ☐ Seller Loan (Carryback) (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):

Stewart Title & Trust of Phoenix, Inc.
333 North Dobson Road Suite 6 Chandler, AZ 85224

Phone **(480) 557-4610**

18. LEGAL DESCRIPTION (attach copy if necessary)
Lot(s) 101, of Alterra North, according to Cabinet E, Slide 88

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.

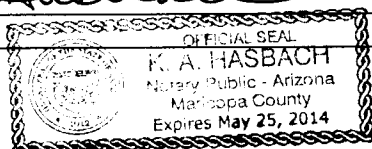
Signature of Seller/Agent

State of Arizona, County of Maricopa

Subscribed and sworn to before me this **20** day of May, 2011

Notary Public

Notary Expiration Date



Signature of Buyer/Agent

State of Arizona, County of Maricopa

Subscribed and sworn to before me this **20** day of May, 2011

Notary Public

Notary Expiration Date

