



Recording Requested By:
Empire West Title Agency
And When Recorded Mail To:
Lori Ann Garcia
44781 West Desert Garden Road
Maricopa, AZ 85139

DATE/TIME: 10/31/2011 1106
FEE: \$15.00
PAGES: 1
FEE NUMBER: 2011-088021



Escrow No. 7295EW = SH

1-3

This area reserv

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations, I,
Carlos A. Valencia, a married man, as his sole and separate property
do hereby convey to

Lori Ann Garcia, a married woman, as her sole and separate property
the following described property situated in the County of **Pinal**, State of **AZ**:

Lot 409, ALTERA SOUTH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 89.

SUBJECT TO: Existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements, and all other matters of record.

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

Dated: October 13, 2011

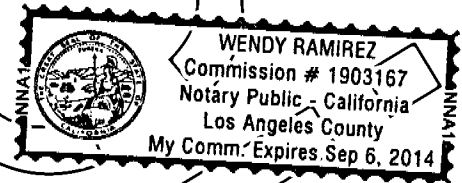
Carlos A. Valencia
Carlos A. Valencia

State of California } ss:
County of Los Angeles

This instrument was acknowledged before me on this 17th day of October, 2011,
by **Carlos A. Valencia**.

[Signature]
Notary Public

My commission will expire: Sep. 6, 2014



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(s)
 Primary Parcel: 512-37-4090
 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: **PINAL COUNTY**
 (b) Docket & Page Number: **DATE/TIME: 10/31/2011 1106**
 (c) Date of Recording: **FEE NUMBER: 2011-088021**
 (d) Fee / Recording Number:
 ASSESSOR'S USE ONLY
 Verify Primary Parcel in Item 1: _____
 Use Code: Full Cash Value: \$

2. SELLER'S NAME AND ADDRESS:
Carlos A. Valencia
5211 Clara Street, Apt. G, Cudahy, CA 90201

3. (a) BUYER'S NAME AND ADDRESS:
Lori Ann Garcia
50150 West Julie Lane, Maricopa, AZ 85139
 (b) Are the Buyer and Seller related? Yes No
 If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:
44781 West Desert Garden Road, Maricopa, AZ 85139

5. MAIL TAX BILL TO:
Lori Ann Garcia
44781 W. Desert Garden Road, Maricopa, AZ 85139

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

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: \$ 84,000.00

12. DATE OF SALE (Numeric Digits): 08 / 2011
 Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 1,000.00

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:
 \$ _____ AND _____
 briefly describe the Personal Property: N/A

16. PARTIAL INTEREST: If only a partial ownership interest is being sold, Briefly describe the partial interest: N/A

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):
Empire West Title Agency
2151 E. Broadway Rd. #203, Tempe, AZ 85282
Phone: 602-749-7160

18. LEGAL DESCRIPTION (attach copy if necessary)
Lot 409, ALTERA SOUTH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 89.

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: [Signature]
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me this 28 day of October 2011
 Notary Public: [Signature]
 Notary Expiration Date: 5/1/2014

Signature of Buyer/Agent: [Signature]
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me this 28 day of October 2011
 Notary Public: [Signature]
 Notary Expiration Date: 5/1/2014

