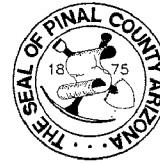


FTA 11021624 1/2



Recording Requested by:
First American Title Insurance Company

When recorded mail to:
Wilson Parker Homes of Apache Junction, Inc.
P.O. Box 422357
Atlanta, GA 30342

DATE/TIME: 12/20/2011 1447

FEE: \$15.00

PAGES: 2

FEE NUMBER: 2011-101828



SPECIAL WARRANTY DEED

File No. **229-5429561 (CD)**

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,
TRIO, LLC, an Arizona limited liability company, the GRANTOR does hereby convey to
Wilson Parker Homes of Apache Junction, Inc., a Georgia corporation, the GRANTEE
the following described property situate in **Pinal County, Arizona**:

**LOTS 8 THROUGH 38, INCLUSIVE AND TRACTS A, B, C AND D, OF CASA VILLA SUBDIVISION,
ACCORDING TO THE PLAT THEREOF IN THE OFFICE OF THE COUNTY RECORDER OF PINAL
COUNTY, ARIZONA, RECORDED IN CABINET G, SLIDE 144.**

**EXCEPT ALL OIL AND MINERAL RIGHTS AS RESERVED IN INSTRUMENT RECORDED IN
DOCKET 247, PAGE 552.**

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

And the GRANTOR binds itself and its successors to warrant the title as against its acts and none other,
subject to the matters set forth.

DATED: December 19, 2011

TRIO, LLC, an Arizona limited liability
company


By: Shawn Wheeler, Manager

File No.: 229-5429561
(CD)
A.P.N.:

Warranty Deed - continued

STATE OF ARIZONA)
County of Maricopa)ss.
)

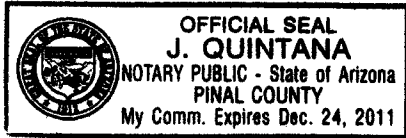
On December 20, 2011, before me, the undersigned Notary Public, personally appeared **Shawn Wheeler, Manger of TRIO, LLC, an Arizona limited liability company**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within 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: 12-24-11



Notary Public



TRIO, LLC

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL NUMBER(S) (primary parcel number):
 Primary Parcel: 102-43-0260
 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? 30
 Please list the additional parcels below (no more than four):
 (1) 102-43-0270 (3) 102-43-0290
 (2) 102-43-0280 (4) 102-43-0300

2. SELLER'S NAME AND ADDRESS:
TRIO, LLC
2043 South Constellation Court
Gilbert, AZ 85296

3. (a) BUYER'S NAME AND ADDRESS:
Wilson Parker Homes of Apache Junction
P.O. Box 422357
Atlanta, GA 30346

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

4. ADDRESS OF PROPERTY:
31 Lots in Casa Villa **VACANT LOTS**
Apache Junction, AZ

5. MAIL TAX BILL TO:
Wilson Parker Homes of Apache Junction
P.O. Box 422357
Atlanta, GA 30346

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.

9. **FOR OFFICIAL USE ONLY: Buyer and Seller leave blank**
 (a) County of Recordation: PINAL COUNTY
 (b) Docket & Page Number: DATE/TIME: 12/20/2011 1447
 (c) Date of Recording: FEE NUMBER: 2011-101828
 (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: 620,000.00 00

12. DATE OF SALE (Numeric Digits): 12/11
 Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 50,000.00 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: Private Lender

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: None

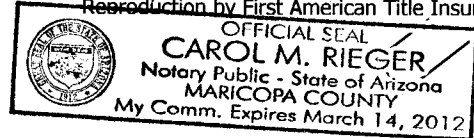
17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):
First American Title Insurance Company
2850 East Camelback Road, Suite 180
Phoenix, AZ 85016
229-5429561 (CD) Phone (602)954-3644

18. LEGAL DESCRIPTION (attach copy if necessary):
 LOTS 8 THROUGH 38, INCLUSIVE AND TRACTS A, B, C AND D, OF CASA VILLA SUBDIVISION, ACCORDING TO THE PLAT THEREOF IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET G, SLIDE 144.

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 AZ, County of Maricopa
 Subscribed and sworn to before me on this 20th day of Dec, 2011
 Notary Public: [Signature]
 Notary Expiration Date: 3/14/2012

Signature of Buyer/Agent: [Signature]
 State of AZ, County of Maricopa
 Subscribed and sworn to before me on this 20th day of Dec, 2011
 Notary Public: [Signature]
 Notary Expiration: 3/14/2012



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