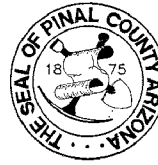


DHI Title



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLE

RECORDING REQUESTED BY
DHI Title Agency

When recorded mail to:

Keith Garrioch and Ingrid Garrioch
P.O. Box 2273
Strathmore Alberta Canada T1P 1K2

DATE/TIME: 01/05/2012 1542

FEE: \$11.00

PAGES: 3

FEE NUMBER: 2012-000936



SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow No. 290-111300271-021-CLC

WARRANTY DEED

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

Cynthia K. Begin, an unmarried woman

do/does hereby convey to

Keith Garrioch and Ingrid Garrioch, husband and wife

the following real property situated in Pinal County, Arizona:

Lot 34, FINAL PLAT FOR PARCEL 4 OF THE VILLAGES AT RANCHO E, according to Book D of Maps, Page 146, records of Pinal County, Arizona, and Affidavit of Correction recorded at Fee.No: 04-27013.

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 warrants the title against all persons whomsoever, subject to the matters above set forth.

Dated: 12/25/11

Cynthia K. Begin
Cynthia K. Begin

RECORDED

WARRANTY DEED
(Continued)

STATE OF Arizona

COUNTY OF Pinal

On this 29 day of December, 2011, before me, the undersigned, a Notary Public, personally appeared Cynthia K. Begin, who acknowledged themselves to be the person(s) who signed this instrument entitled WARRANTY Deed 1 and dated 12-29-2011 consisting of 2 pages for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Handwritten Signature]

Notary Public

My Commission Expires 5/25/2015

(SEAL)



[Large diagonal watermark text: 'PINAL COUNTY' and 'Crawford']

ACCEPTANCE OF COMMUNITY PROPERTY WITH THE RIGHT OF SURVIVORSHIP

Keith Garrioch and Ingrid Garrioch, 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 executed by Cynthia K. Begin, an unmarried woman to Keith Garrioch and Ingrid Garrioch, husband and wife as Beneficiaries, and which conveys certain premises described as:

Lot 34, FINAL PLAT FOR PARCEL 4 OF THE VILLAGES AT RANCHO E, according to Book D of Maps, Page 146, records of Pinal County, Arizona, and Affidavit of Correction recorded at Fee No. 04-27013.

to the Grantees named therein, not as Tenants in Common, not as Joint Tenants with Right of Survivorship, but as Community Property with 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 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: December 30, 2011

Keith Garrioch
Keith Garrioch

Ingrid Garrioch
Ingrid Garrioch

STATE OF

COUNTY OF

Subscribed and sworn to before me on this 30 day of December 2011, by Keith Garrioch and Ingrid Garrioch who acknowledged themselves to be the person(s) who signed this instrument entitled Acceptance of Community Property and dated December 30, 2011 consisting of 1 pages for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Randal Jarvis
Notary Public

Property with the Right of Survivorship
RJ

My Commission Expires:

(SEAL)

RANDAL JARVIS
Barrister, Solicitor and
Notary Public
110, 304 - 3rd Avenue
Strathmore, AB
T1P 1Z1

AFFIDAVIT OF PROPERTY VALUE

<p>1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S) Primary Parcel: <u>512-04-222</u> BOOK MAP PARCEL SPLIT LETTER Does this sale include any parcels that are being split / divided? Check one: Yes [] No [X] 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) _____</p>	<p>9. FOR OFFICIAL USE ONLY: Buyer and Seller leave blank</p> <p>(a) County of Recordation: PINAL COUNTY (b) Docket & Page Number: DATE/TIME: 01/05/2012 1542 (c) Date of Recording: FEE NUMBER: 2012-000936 (d) Fee/Recording Number: _____</p> <p>Validation Codes: (e) ASSESSOR _____ (f) DOR _____</p> <hr/> <p align="center">ASSESSOR'S USE ONLY</p> <p>Verify Primary Parcel in Item 1: _____ Use Code: Full Cash Value: \$ _____</p>
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2. SELLER'S NAME AND ADDRESS
 Cynthia K. Begin
 1351 N. Pleasant Dr., Unit 1061
 Chandler, AZ 85225

3. (a) BUYER'S NAME AND ADDRESS:
 Keith Garrioch
 PO Box 2273
 Strathmore, AB Canada T1P 1K2

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

4. ADDRESS OF PROPERTY:
 20489 N. Santa Cruz Dr., Maricopa, AZ 85138

5. MAIL TAX BILL TO:
 Keith Garrioch
 P.O. Box 2273, Strathmore AB Canada T1P 1K2

6. PROPERTY TYPE (for Primary Parcel): **NOTE: Check Only One Box**

a. [] Vacant Land f. [] Commercial or Industrial Use
 b. [X] Single Family Residence g. [] Agriculture
 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:
 8. [X] To be occupied by owner or [] To be rented to someone "family member."
 Other than "family member."
 See reverse side for definition of a "family member."

8. NUMBER OF UNITS: 0
 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. [X] Warranty Deed d. [] Contract or Agreement
 b. [] Special Warranty Deed e. [] Quit Claim Deed
 c. [] Joint Tenancy Deed f. [] Other:

11. SALE PRICE: \$ 105,000.00

12. DATE OF SALE (Numeric Digits): 07 / 11
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 105,000.00

14. METHOD OF FINANCING:
 e. [] New loan(s) from financial institution:
 a. [X] Cash (100% of Sale Price) (1) [] Conventional
 b. [] Exchange or Trade (2) [] VA
 c. [] Assumption of existing loans (3) [] FHA
 f. [] Other financing; Specify: _____
 d. [] Seller Loan (Carryback)

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 X
 (b) If Yes, provide the dollar amount of the Personal Property:
 \$ 0.00 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):
 Seller at address shown above Phone: /
 Buyer at address shown above Phone: (403)333-8411

18. LEGAL DESCRIPTION (attach copy if necessary)
 Lot 34, of FINAL PLAT FOR PARCEL 4 OF THE VILLAGES AT RANCHO E Cabinet D, Slide 146

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 _____ day of _____, 2012
 Notary Public _____
 Notary Expiration Date 5/25/2015

Signature of Buyer/Agent _____
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me this _____ day of _____, 2012
 Notary Public _____
 Notary Expiration Date 5/25/2015

