



Recorded at the request of:  
Chicago Title Agency, Inc.

DATE/TIME: 08/30/2012 1203  
FEE: \$11.00  
PAGES: 1  
FEE NUMBER: 2012-075355

When recorded, mail to:  
JERRY DUER  
825 E. MOON VISTA  
APACHE JUNCTION, AZ ~~85119~~ 85119

Escrow No.: CTA1208791-CTA2917



### WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations,  
DENVER INVESTMENTS GROUP, LLC, AN ARIZONA LIMITED LIABILITY COMPANY  
does hereby convey to

JERRY DUER, an unmarried man  
the following real property situated in Pinal County, Arizona:

LOT 120, OF DESERT CROSSING, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE  
COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET D, SLIDE 62.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way,  
covenants, conditions and restrictions as may appear of record.

The undersigned hereby warrants the title against all persons whomsoever, subject to the matters set forth.

Dated: August 28, 2012

DENVER INVESTMENTS GROUP, LLC, AN ARIZONA LIMITED LIABILITY COMPANY

BY:   
EBONY HAYWOOD, MEMBER/MANAGER

### NOTARY ACKNOWLEDGMENT(S) TO WARRANTY DEED

State of ARIZONA

County of MARICOPA

The foregoing document was acknowledged before me this 29 day of Aug, 2012.

by EBONY HAYWOOD, MEMBER/MANAGER OF DENVER INVESTMENTS GROUP, LLC, AN ARIZONA  
LIMITED LIABILITY COMPANY.

(Seal)



ALAN COSTLEY  
Notary Public—Arizona  
Maricopa County  
Expires on 01/10/2013

Notary Public

# AFFIDAVIT OF PROPERTY VALUE

**1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)**

Primary Parcel: 504 - 77 - 120 -  
 BOOK MAP PARCEL SPLIT

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 (attach list if necessary):

- (1) \_\_\_\_\_ (2) \_\_\_\_\_  
 (3) \_\_\_\_\_ (4) \_\_\_\_\_

**2. SELLER'S NAME AND ADDRESS:**

DENVER INVESTMENTS GROUP LLC  
207 N. GILBERT ROAD NO 001  
GILBERT, AZ 85234

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

JERRY DUER  
825 E. MOON VISTA  
APACHE JUNCTION, AZ 85219-85119

(b) Are the Buyer and Seller related? Yes  No

If Yes, state relationship: \_\_\_\_\_

**4. ADDRESS OF PROPERTY:**

1844 N. PARKSIDE LANE  
CASA GRANDE, AZ 85122

**5. MAIL TAX BILL TO:**

825 E Moon Vista St  
Apache Junction, 85119

**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  
      Affixed  Not Affixed  
 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:

- a.  To be used as a primary residence. b.  Owner occupied, not a primary residence.  
 c.  To be rented to someone other than a "family member."

See reverse side for definition of a "primary residence" or "family member."

**8. If you checked e or f in Item 6 above, indicate the number of units:** \_\_\_\_\_

For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc.

**9. 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:

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 AZ County of Maricopa

Subscribed and sworn to before me on this 29 day of Aug 2012

Notary Public \_\_\_\_\_

Notary Expiration Date 1-10-2013

DOR FORM 82162 (08/2012)

ALAN COSTLEY  
 Notary Public—Arizona  
 Maricopa County  
 Expires on 01/10/2013



## FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 08/30/2012 1203

FEE NUMBER: 2012-075355

**10. SALE PRICE:** \$ 101,000 00

**11. DATE OF SALE (Numeric Digits):** 08/12  
 Month / Year

**12. DOWN PAYMENT** \$ 101,000 00

**13. METHOD OF FINANCING:**

- a.  Cash (100% of Sale Price) e.  New loan(s) from financial institution:  
 b.  Barter or trade (1)  Conventional  
 c.  Assumption of existing loan(s) (2)  VA  
 (3)  FHA  
 d.  Seller Loan (Carryback) f.  Other financing; Specify: \_\_\_\_\_

**14. PERSONAL PROPERTY (see reverse side for definition):**

(a) Did the Sale Price in Item 10 include Personal Property that impacted the Sale Price by 5 percent or more? Yes  No

(b) If Yes, provide the dollar amount of the Personal Property:

\$                      00 AND

briefly describe the Personal Property: \_\_\_\_\_

**15. PARTIAL INTEREST:** If only a partial ownership interest is being sold,

briefly describe the partial interest: NA

**16. SOLAR / ENERGY EFFICIENT COMPONENTS:**

(a) Did the Sale Price in Item 10 include solar energy devices, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes  No

If Yes; briefly describe the solar / energy efficient components: \_\_\_\_\_

**17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):**

BUYER

**18. LEGAL DESCRIPTION (attach copy if necessary):**

SEE ATTACHED LEGAL DESCRIPTION

Signature of Buyer / Agent \_\_\_\_\_

State of AZ County of Maricopa

Subscribed and sworn to before me on this 29 day of Aug 2012

Notary Public \_\_\_\_\_

Notary Expiration Date 1-10-2013



ALAN COSTLEY  
 Notary Public—Arizona  
 Maricopa County  
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LOT 120, OF DESERT CROSSING, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET D, SLIDE 62.

Desert Crossing