

Millennium Title Agency LLC

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

CHARLES A. PISANI AND CECILIA S. PISANI

2732 QUAIL RUN DRIVE
SIERRA VISTA AZ 85635

ESCROW-NO.: 04030634 -746 -DS2



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYLTLE

DATE/TIME: 10/12/2012 1621

FEE: \$11.00

PAGES: 2

FEE NUMBER: 2012-088769



SPACE ABOVE THIS LINE FOR RECORDER'S USE

1/2

Warranty Deed

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

**BOBBY S. WILLIAMS and RACHEL WILLIAMS, Husband and Wife who aquired title as unmarried man and *
unmarried woman** *Rachel Palacios

do/does hereby convey to

CHARLES A. PISANI and CECILIA S. PISANI, Husband and Wife

the following real property situated in Pinal County, ARIZONA:

Lot 42, of Elizabeth Ranch, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 145.

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: October 9, 2012

SELLERS:

[Signature]
BOBBY S. WILLIAMS

[Signature]
RACHEL WILLIAMS

State of ARIZONA }ss:
County of MARICOPA

On October 11, 2012, before me,
The Undersigned

a Notary Public in and for said County and State, personally appeared **BOBBY S. WILLIAMS and RACHEL WILLIAMS**

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.
Signature *[Signature]*

FOR NOTARY SEAL OR STAMP



DENISE L. SWEENEY
Notary Public—Arizona
Maricopa County
Expires 04/03/2014

Acceptance of Community Property with Right of Survivorship

CHARLES A. PISANI and CECILIA S. PISANI, 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 10/09/2012 , and executed by **BOBBY S. WILLIAMS and RACHEL WILLIAMS**, as Grantors, to **CHARLES A. PISANI and CECILIA S. PISANI**, as Grantees, and which conveys certain premises described as:

Lot 42, of Elizabeth Ranch, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 145.

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 : 10/09/2012

BUYERS:

Charles A. Pisani

CHARLES A. PISANI

Cecilia S. Pisani

CECILIA S. PISANI

State of **ARIZONA**
County of **MARICOPA**

}ss:

On October 10, 2012 before me, the undersigned, a Notary Public, in and for said County and State, personally appeared **CHARLES A. PISANI and CECILIA S. PISANI**, 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.



DENISE L. SWEENEY
Notary Public—Arizona
Maricopa County
Expires 04/03/2014

WITNESS my hand and official seal.

Signature

Denise L. Sweeney

(This area for official notarial seal)

Millennium Title Agency LLC

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: /	204-05-142			
/ / /	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:

BOBBY S. WILLIAMS
755 W. PADRE KINO
COOLIDGE, AZ 85128

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

CHARLES A. PISANI
2732 QUAIL RUN DR.
SIERRA VISTA, AZ 85635

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

If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

933 W. LINDBERGH AVENUE
COOLIDGE, AZ 85128

5. MAIL TAX BILL TO:

CHARLES A. PISANI
2732 Quail Run Dr
Sierra Vista, AZ 85635

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

- | | |
|---|---|
| a. <input type="checkbox"/> Vacant Land | f. <input type="checkbox"/> Commercial or Industrial Use |
| b. <input checked="" type="checkbox"/> Single Family Resident | g. <input type="checkbox"/> Agricultural |
| c. <input type="checkbox"/> Condo or Townhouse | h. <input type="checkbox"/> Mobile or Manufactured Home |
| | <input type="checkbox"/> Affixed <input type="checkbox"/> Not Affixed |
| d. <input type="checkbox"/> 2-4 Plex | i. <input type="checkbox"/> Other Use; Specify: _____ |
| e. <input type="checkbox"/> 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 used as a primary residence. Owner occupied, not a primary residence.

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. <input checked="" type="checkbox"/> Warranty Deed | d. <input type="checkbox"/> Contract or Agreement |
| b. <input type="checkbox"/> Special Warranty Deed | e. <input type="checkbox"/> Quit Claim Deed |
| c. <input type="checkbox"/> Joint Tenancy Deed | f. <input type="checkbox"/> Other: |

FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 10/12/2012 1621

FEE NUMBER: 2012-088769

10. SALE PRICE: \$ 112,900.00

11. DATE OF SALE (Numeric Digits): 10/2012
 Month / Year

12. DOWN PAYMENT \$ 45,000.00

13. METHOD OF FINANCING:

- | | |
|--|--|
| a. <input type="checkbox"/> Cash (100% of Sale Price) | e. <input checked="" type="checkbox"/> New loan(s) from financial institution: |
| b. <input type="checkbox"/> Barter or trade | (1) <input checked="" type="checkbox"/> Conventional |
| c. <input type="checkbox"/> Assumption of existing loan(s) | (2) <input type="checkbox"/> VA |
| | (3) <input type="checkbox"/> FHA |
| d. <input type="checkbox"/> Seller Loan (Carryback) | f. <input type="checkbox"/> 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: _____

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):

BOBBY S. WILLIAMS
755 W. PADRE KINO, COOLIDGE, AZ 85128

18. LEGAL DESCRIPTION (attach copy if necessary):

Lot(s) 42, of ELIZABETH RANCH, Map Book F, Map Page 145

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 10 day of OCT, 2012

Notary Public Denise L. Sweeney

Notary Expiration Date 4-3-2014

Signature of Buyer / Agent

State of AZ, County of MARICOPA

Subscribed and sworn to before me on this 10 day of OCT, 2012

Notary Public Denise L. Sweeney

Notary Expiration Date 4-3-2014



DENISE L. SWEENEY
 Notary Public—Arizona
 Maricopa County
 Expires 04/03/2014



DENISE L. SWEENEY
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 Maricopa County
 Expires 04/03/2014