



DATE/TIME: 09/03/2013 0811

FEE: \$11.00

PAGES: 2

FEE NUMBER: 2013-071805



Recording Requested by:  
First American Title Insurance Company

When recorded mail to:  
Raul Murillo  
13024 East Marigold Lane  
Florence, AZ 85132

**SPECIAL WARRANTY DEED**

File No. 435-5571652 (kce)

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,  
LGI Homes - Arizona, LLC, an Arizona limited liability company, the GRANTOR does hereby convey to  
Raul Murillo, a married man as his sole and separate property, the GRANTEE

the following described real property situate in Pinal County, Arizona:

LOT 511, MAGMA RANCH II-UNIT 2, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE  
COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 193 AND  
AFFIDAVIT OF CORRECTION RECORDED AS 2006-084092, OF OFFICIAL RECORDS.

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: August 27, 2013

Warranty Deed - continued

LGI Homes - Arizona, LLC, an Arizona  
limited liability company

By: Tracy Norton,  
Authorized Signor

STATE OF Arizona

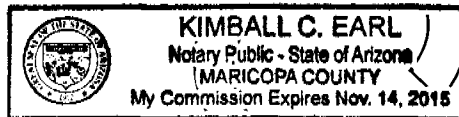
County of Maricopa

On 30 Aug 2013, before me, the undersigned Notary Public,  
personally appeared **Tracy Norton**, 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:

Notary Public



# AFFIDAVIT OF PROPERTY VALUE

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

Primary Parcel: 210-83-5110 3  
 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:**

LGI Homes - Arizona, LLC  
11445 East Via Linda, Suite 2196  
Scottsdale, AZ 85259

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

Raul Murillo  
13024 East Marigold Lane  
Florence, AZ 85132

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

**4. ADDRESS OF PROPERTY:**

13024 East Marigold Lane  
Florence, AZ 85132

**5. MAIL TAX BILL TO:**

Raul Murillo  
13024 East Marigold Lane  
Florence, AZ 85132

**6. PROPERTY TYPE (for primary parcel): NOTE: Check Only One Box**

- a.  Vacant land
- b.  Single Family Residence
- c.  Condo or Townhouse
- d.  2-4 Plex
- e.  Apartment Building
- f.  Commercial or Industrial Use
- g.  Agriculture
- h.  Mobile or manufactured Home  
 Affixed  Not Affixed
- i.  Other Use; Specify: \_\_\_\_\_

**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.  Warranty Deed
- b.  Special Warranty Deed
- c.  Joint Tenancy Deed
- d.  Contract or Agreement
- e.  Quit Claim 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 Arizona, County of Pinal Maricopa  
 Subscribed and sworn to before me on this 30 day of Aug 20 13  
 Notary Public \_\_\_\_\_  
 Notary Expiration Date 14 Nov 13

DOR FORM 82162 (08/2012)



**FOR RECORDER'S USE ONLY**

PINAL COUNTY

DATE/TIME: 09/03/2013 0811

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**10. SALE PRICE:** \$ 183,900 **00**

**11. DATE OF SALE (Numeric Digits):** 0 7 / 1 3  
 Month/Year

**12. DOWN PAYMENT** \$ 0 **00**

**13. METHOD OF FINANCING:**

- a.  Cash (100% of Sale Price)
- b.  Barter 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: RHS

**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):**

First American Title Insurance Company  
8601 North Scottsdale Road, Suite 135  
Scottsdale, AZ 85253  
435-5571652 (kce) Phone (480)612-9000

**18. LEGAL DESCRIPTION (attach copy if necessary):**  
 Lot 511, of MAGMA RANCH II-UNIT 2 (F/ 193)

Signature of Buyer / Agent \_\_\_\_\_  
 State of Arizona \_\_\_\_\_, County of Pinal  
 Subscribed and sworn to before me on this 30 day of August 20 13  
 Notary Public Linda S. Myers  
 Notary Expiration Date 11-5-14

