



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

Recording Requested by:
First American Title Insurance Company

When recorded mail to:
Sharon L. Hatter and Richard J. Hatter
1206 West Lincoln Avenue
Coolidge, AZ 85128

DATE/TIME: 05/21/2014 1427

FEE: \$11.00

PAGES: 3

FEE NUMBER: 2014-029376



WARRANTY DEED

Escrow No. 221-5634410 (cra)

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,
INDYAZ LLC, an Arizona Limited Liability Company, the GRANTOR does hereby convey to

Sharon L. Hatter and Richard J. Hatter, wife and husband, the GRANTEE

The following described real property situate in Pinal County, Arizona with the title being conveyed to the grantee as set forth in the attached acceptance by the grantee:

LOT 64, OF PARK HOMES, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET C, SLIDE 141.

Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements and all other matters of record.

And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters set forth above.

DATED: May 07, 2014

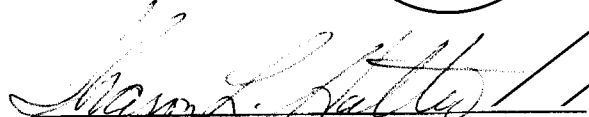
ACCEPTANCE OF COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP

This Acceptance is to be attached to: Warranty Deed dated 05/07/2014 by and between INDYAZ LLC, an Arizona LLC and Sharon L. Hatter and Richard J. Hatter.

That each of the undersigned individually and jointly as such Grantees hereby declare that it is their intention to accept this conveyance as community property with right of survivorship and not as joint tenants with right of survivorship and not as tenants in common, and to acquire any interest in said real property under said deed as community property with right of survivorship, and not as joint tenants with right of survivorship and not as tenants in common.

That by the execution and delivery to the Escrow Agent of this "Acceptance of Community Property with Right of Survivorship" the undersigned intend to evidence their acceptance of said deed as community property with right of survivorship, and hereby direct and authorize the Escrow Agent to attach this "Acceptance of Community Property with Right of Survivorship" to such deed upon its execution and delivery and to record this "Acceptance of Community Property with Right of Survivorship" together with such deed.

Date: 05/07/2014



Sharon L. Hatter




Richard J. Hatter

STATE OF AZ)
County of PINAL)ss.

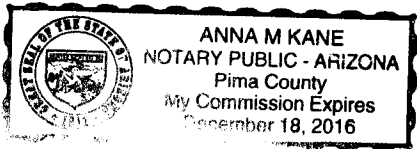
On May 20, 2014, before me, the undersigned Notary Public, personally appeared Sharon L. Hatter and Richard J. Hatter, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that 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: 204-36-0640 5
 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:

INDYAZ LLC, an Arizona LLC
2884 East Sports Court
Gilbert, AZ 85298

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

Sharon L. Hatter and Richard J. Hatter
1206 West Lincoln Avenue
Coolidge, AZ 85128

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

4. ADDRESS OF PROPERTY:

1206 West Lincoln Avenue
Coolidge, AZ 85128

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)

Sharon L. Hatter and Richard J. Hatter
1206 West Lincoln Avenue
Coolidge, AZ 85128

(b) Next tax payment due 10/01/14

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:

- a. To be used as a primary residence.
- b. To be used as vacation home or secondary residence.
- c. To be rented to someone other than a "family member."

See reverse side for definitions of a "primary residence, secondary 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.

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 on this 1 day of _____ 20 14

Notary Public _____

Notary Expiration Date 1-9-16

Cynthia R. Alarcon
 Notary Public
 Maricopa County, Arizona
 My Comm. Expires January 09, 2016

FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 05/21/2014 1427

FEE NUMBER: 2014-029376

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:

10. SALE PRICE: \$88,000.00 00

11. DATE OF SALE (Numeric Digits): 0 5 / 1 4 Month/Year

12. DOWN PAYMENT \$88,000.00 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: _____

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: \$ 0.00 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
14624 N. Scottsdale Road, Suite 150
Scottsdale, AZ 85254
221-5634410 (cra) Phone (480)948-6488

18. LEGAL DESCRIPTION (attach copy if necessary):

Lot 64, of PARK HOMES (c / 141)

Signature of Buyer / Agent _____

State of Arizona, County of Pinal

Subscribed and sworn to before me on this 7 day of _____ 20 14

Notary Public _____

Notary Expiration Date _____

Cynthia R Alarcon
1-9-16

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 Signature of Seller / Agent Signed in counterpart
 State of Arizona, County of Pinal
 Subscribed and sworn to before me on this 20 day of 1 20 1 4
 Notary Public _____
 Notary Expiration Date _____

FOR RECORDER'S USE ONLY

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):
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Scottsdale, AZ 85254
221-5634410 (cra) / Phone (480)948-6488

18. LEGAL DESCRIPTION (attach copy if necessary):
Lot 64, of PARK HOMES (c/ 141)

Signature of Buyer / Agent [Signature]
 State of Arizona, County of Pinal
 Subscribed and sworn to before me on this 20 day of 1 20 1 4
 Notary Public [Signature]
 Notary Expiration Date 12-18-16

