



**OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS**

AND WHEN RECORDED MAIL TO:

WARE

9033 E CANYON CREEK DR

GOLD CANYON, AZ 85119

DATE/TIME: 07/30/2014 912

FEE: \$12.00

PAGES: 4

FEE NUMBER: 2014-043813



EXEMPT ARS 11-1134 B9

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration,

**JAMES S ECKEL AND DEBRA A ECKEL, AS TRUSTEES OF THE ECKEL FAMILY TRUST
DATED SEPTEMBER 13, 2013**

("Grantor") conveys to

WILLIAM B WARE AND DIANE M WARE, HUSBAND AND WIFE

the following real property situated in Maricopa County, Arizona:

LOT 39, EL MIRADOR AT SUPERSTITION MOUNTAIN, ACCORDING TO CABINET C OF
MAPS, SLIDE 176 AND AFFIDAVIT OF CORRECTION RECORDED JANUARY 25, 2001 IN
RECORDING NO 2001-0003237, RECORDS OF PINAL COUNTY ARIZONA

EXCEPT ALL OIL, GAS, OTHER HYDROCARBON SUBSTANCES, HELIUM OR OTHER
SUBSTANCES OF A GASEOUS NATURE, COAL, METALS, FOSSILS, FERTILIZER OF
EVERY NAME AND DESCRIPTION AND EXCEPT ALL URANIUM, THORIUM OR ANY
OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIARLY
ESSENTIAL TO THE PRODUCTIONS OF FISSIONABLE MATERIAL, WHETHER OR NOT
OF COMMERCIAL VALUE, AS SET FORTH IN SECTION 37, 231, ARIZONA REVISED
STATUTES

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.

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

Dated: July 25, 2014

Grantor(s):

**JAMES S ECKEL AND DEBRA A ECKEL
TRUSTEES OF THE ECKEL FAMILY
TRUST DATED SEPTEMBER 13,2013**

James S Eckel Trustee
JAMES S ECKEL, TRUSTEE

**JAMES S ECKEL AND DEBRA A ECKEL
TRUSTEES OF THE ECKEL FAMILY
TRUST DATED SEPTEMBER 13,2013**

Debra A Eckel Trustee
DEBRA A ECKEL, TRUSTEE

NOTARY ACKNOWLEDGEMENT(S) TO WARRANTY DEED

State of Arizona }

County of PINAL }

ss:

The foregoing document was acknowledged before me this 30 day of July 2014

by JAMES S ECKEL AND DEBRA A ECKEL TRUSTEES OF THE ECKEL FAMILY TRUST
DATED SEPTEMBER 13,201

(Seal)

My commission expires: 12-15-16

Trisha Getz
Notary Public



TRISHA GETZ
Notary Public - Arizona
Pinal County
Expires 12/15/2016

**ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP
"DEED"**

WILLIAM B WARE AND DIANE M WARE, HUSBAND AND WIFE, each being first duly sworn upon oath, deposes and says, THAT I am one of the Grantees named in the deed attached to this Acceptance, dated 07/25/2014, and executed by **JAMES S ECKEL AND DEBRA A ECKEL, TRUSTEES OF THE ECKEL FAMILY TRUST DATED SEPTEMBER 13, 2013** as Grantors, to **WILLIAM B WARE AND DIANE M WARE, HUSBAND AND WIFE** as Grantees, and which conveys the real property to the Grantees named in the deed, not as tenants in common, nor as community property, nor as joint tenants with right of survivorship, but as community property with right of survivorship.

Each of us individually and jointly as Grantees assert and affirm that it is our intention to accept this conveyance as community property with right of survivorship and to acquire any interest we may have in the real property under the terms of the Deed as community property with right of survivorship.

Dated: July 25, 2014

GRANTEES:



WILLIAM B WARE



DIANE M WARE

**NOTARY ACKNOWLEDGEMENT(S) TO ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP DEED**

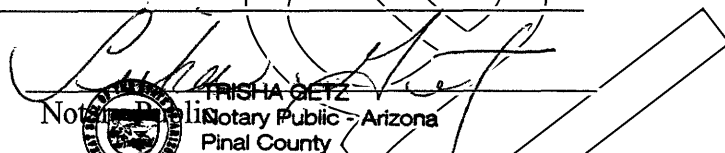
State of Arizona
County of PINAL

} ss:

The foregoing document was acknowledged before me this 30 day of July 2014
by WILLIAM B WARE AND DIANE M WARE

(Seal)

My commission expires: 12-15-16



Notary Public - Arizona
Pinal County
Expires 12/15/2016

DATE:

July 25, 2014

TRUST DECLARATION

Disclosure of Beneficiaries

Pursuant to ARS 33-404, the names of the beneficiaries of the Declaration of Trust dated September 13, 2013 are as follows:

Name: JAMES S. ECKEL

Address: 6590 EAST OLD CAMP RD, GOLD CANYON

Name: DEBRA A. ECKEL

Address: 6590 EAST OLD CAMP RD, GOLD CANYON

Name: _____

Address: _____

Name: _____

Address: _____

Name: _____

Address: _____

Name: _____

Address: _____

By: [Signature] Trustee

(Signature of Trustee)

[Signature] Trustee

(Signature of Trustee)

as Trustee (s) of The ECKEL FAMILY Trust Dated September 13, 2013

(This document will be recorded and attached to the Deed)