



DATE/TIME: 05/13/2015 08:11

FEE: \$11.00

PAGES: 4

FEE NUMBER: 2015-030885



RECORDING REQUESTED BY:
Ultra Escrow Incorporated

Escrow No. **AZ3078-CD**
Parcel No. **209-39-340**

AND WHEN RECORDED MAIL TO:
T8 ASSET CAPITAL, LLC
19111 East Canary Way
Queen Creek AZ 85142

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Carrington Mortgage Services, LLC

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

T8 Asset Capital, LLC

the real property in the City of Coolidge County of Pinal, State of Arizona, described as follows:

See Legal Description Attached Hereto and Made a Part Hereof, as Exhibit "A"

COMMONLY KNOWN AS: 1412 West Walton Avenue, Coolidge, AZ 85128

Dated MAY 1ST, 2015

Carrington Mortgage Services, LLC

By: _____

Chris Lechtanski

Name: _____

AVP of Default

Title: _____

STATE OF _____ }
_____ } S.S.

COUNTY OF _____ }

On _____, before me, _____,
notary public personally appeared _____ 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.

*see
attached*

Notary Public

My Commission Expires: _____

This area for official notarial seal.

THIS NOTARY CERTIFICATE IS TO BE ATTACHED TO:

DATE OF DOCUMENT: _____

BY AND BETWEEN _____

CONSISTING OF _____ PAGES AND WAS EXECUTED IN CONJUNCTION WITH

CALIFORNIA ALL – PURPOSE

CERTIFICATE OF ACKNOWLEDGMENT

State of California

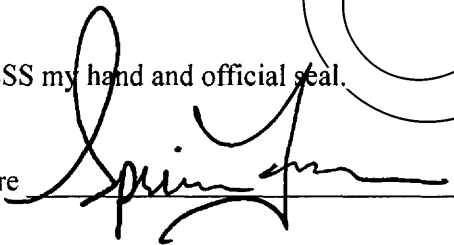
County of Orange

On 5/1/2015, before me, Sprinna Tran, Notary Public, personally appeared, Chris Lechtanski, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

 (Seal)



ADDITIONAL OPTIONAL INFORMATION

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment/verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~ is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

DESCRIPTION OF THE ATTACHED DOCUMENT

Quit Claim Deed

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
 Corporate Officer

(Title)

- Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

Exhibit "A"
Legal Description

A.P.N.: 209-39-340

LOT 340, HEARTLAND UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PENAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 151 AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2007-080804.

Source

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel 209 39 340
BOOK MAP PARCEL SPLIT

Does this sale include any parcels that are being split/divided?
Check one: Yes No

How many parcel numbers, other than the Primary Parcel, are included in this sale? 0

Please list the additional parcels below (attach list if necessary):

(1) _____ (2) _____
(3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Carrington Mortgage Services, LLC
1610 E. St. Andrew Place
Santa Ana, CA 92705

3. (a) BUYER'S NAME AND ADDRESS

T8 Asset Capital, LLC
19111 East Canary Way
Queen Creek, AZ 85142

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

4. ADDRESS OF PROPERTY:

1412 West Walton Avenue
Coolidge, AZ 85128

5. MAIL TAX BILL TO:

BUYERS ADDRESS AS SHOWN ABOVE.

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

- a. Vacant Land
- b. Single Family Residence
- c. Condo/Townhouse
- d. 2-4 Plex
- e. Apartment Building
- f. Commercial/Industrial
- g. Agriculture
- h. Mobile 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 primary residence Owner occupied, not a primary residence.

To be rented to someone other than a "family member."

See page two 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. Contract or Agreement
- d. Quit Claim Deed
- e. Other
- c. Joint Tenancy Deed

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 Chris Lechtanski
AVP of Default 5-1-2015

State of _____ County of _____

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

Notary Public _____

Notary Expiration Date _____

FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 05/13/2015 0811

FEE NUMBER: 2015-030885

10. SALE PRICE: \$85,000.00 00

11. DATE OF SALE (Numeric Digits): 4/10/2015
Month / Year

12. DOWN PAYMENT \$4,250 00

13. METHOD OF FINANCING

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption
- 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 in 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 in 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)

Ultra Escrow Incorporated
14351 Myford Road, Suite H
Tustin, CA 92780
(714) 368-1810

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

SEE ATTACHED LEGAL DESCRIPTION

Signature of Buyer / Agent _____

State of _____ County of _____

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

Notary Public _____

Notary Expiration Date _____

see attached

MUST BE NOTORIZED

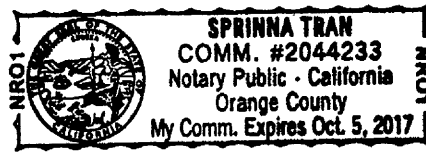
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

CALIFORNIA JURAT

State of California

County of Orange

Subscribed and sworn to (or affirmed) before me on this 1st day of May 2015,
by Chris Lechtanski, proved to me on the basis of satisfactory evidence to be the person who appeared before me.



Sprinna Tran
Signature

(Notary Seal)

OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Affidavit of Property Value
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

INSTRUCTIONS FOR COMPLETING THIS FORM

The wording of all Jurats completed in California after January 1, 2008 must be in the form as set forth within this Jurat. There are no exceptions. If a Jurat to be completed does not follow this form, the notary must correct the verbiage by using a jurat stamp containing the correct wording or attaching a separate jurat form such as this one which does contain proper wording. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
 - ❖ Additional information is not required but could help to ensure this jurat is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document

LEGAL DESCRIPTION

LOT 340, HEARTLAND UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 151 AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2007-080804.

Proprietary

AFFIDAVIT OF PROPERTY VALUE

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3. (a) BUYER'S NAME AND ADDRESS

T8 Asset Capital, LLC
19111 East Canary Way
Queen Creek, AZ 85142

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

4. ADDRESS OF PROPERTY:

1412 West Walton Avenue
Coolidge, AZ 85128

5. MAIL TAX BILL TO:

BUYERS ADDRESS AS SHOWN ABOVE.

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

- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | f. <input type="checkbox"/> Commercial/Industrial |
| b. <input checked="" type="checkbox"/> Single Family Residence | g. <input type="checkbox"/> Agriculture |
| c. <input type="checkbox"/> Condo/Townhouse | h. <input type="checkbox"/> Mobile Home |
| d. <input type="checkbox"/> 2-4 Plex | <input type="checkbox"/> Affixed <input type="checkbox"/> Not Affixed |
| e. <input type="checkbox"/> Apartment Building | i. <input type="checkbox"/> Other Use, Specify: _____ |

7. RESIDENTIAL BUYER'S USE If you checked b, c, d or h in item 6

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To be rented to someone other than a "family member."

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

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box)

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

Subscribed and sworn to before me on this 31st day of April 2015

Notary Public Jill M. Steffa

Notary Expiration Date 3-24-17

Signature of Buyer / Agent _____

State of _____ County of _____

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

Notary Public _____

Notary Expiration Date _____

FOR RECORDER'S USE ONLY

10. SALE PRICE: \$85,000.00 00

11. DATE OF SALE (Numeric Digits): 4/10/2015
 Month / Year

12. DOWN PAYMENT \$4,250 00

13. METHOD OF FINANCING

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- (1) Conventional
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 (3) FHA
- b. Barter or trade
- c. Assumption f. Other financing: Specify: _____

d. Seller Loan (Carryback)

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Ultra Escrow Incorporated
14351 Myford Road, Suite H
Tustin, CA 92780
(714) 388-1610

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

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MUST BE NOTORIZED



LEGAL DESCRIPTION

LOT 340, HEARTLAND UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 151 AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2007-080804.

HomeLife