



RECORDING REQUESTED BY  
Lawyers Title of Arizona, Inc.

AND WHEN RECORDED MAIL TO:  
PAMELA LA VERNE LOCKHART  
2013 N. 28TH AVE. #D  
PHOENIX, AZ 85009

DATE/TIME: 10/07/2015 1527  
FEE: \$17.00  
PAGES: 1  
FEE NUMBER: 2015-065056



ESCROW NO.: 01837956 - 823 - L8R

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,  
**Russel Boris and Hisako Boris, aka: Hasako Boris, husband and wife**  
do/does hereby convey to

**Pamela La Verne Lockhart, an unmarried woman**,  
the following real property situated in Pinal County, ARIZONA:

**LOT 19, MARICOPA MEADOWS PARCEL 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF  
THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 43 AND  
CERTIFICATE OF CORRECTION RECORDED IN RECORDING NO. 2004-91489.**

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: September 29, 2015

Grantor(s):

\_\_\_\_\_  
Russel Boris

\_\_\_\_\_  
Hisako Boris

8 PROVINCE } ss:  
State of BRITISH COLUMBIA  
County of WESTBANK  
CITY

On OCTOBER 6, 2015, before me personally appeared Russel Boris and Hisako Boris, whose  
identity was proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to this  
document and who acknowledged that he/she signed the above/attached document in his or her authorized capacity  
(ies)

(Seal)

Notary Public  
Commission Expires:

\_\_\_\_\_  
LAWRENCE E. STEVENS JR.  
105 - 2205 Louie Drive  
Westbank, BC V4T 3C3  
A Notary Public in and for the  
Province of British Columbia

PERMANENT COMMISSION

**AFFIDAVIT OF PROPERTY VALUE**

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 512-33-019  
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:

Russel Boris  
3142 Shannon Pl.  
West Kelowna, BC, CA V4T1L3

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

Pamela La Verne Lockhart  
2013 N. 28th Ave. #D  
Phoenix, AZ 85009

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

4. ADDRESS OF PROPERTY:

45608 W. Barbara Ln.  
Maricopa, AZ 85139

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

Pamela La Verne Lockhart  
Same as #4

(b) Next tax payment due 10/16

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.  Agricultural
- 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 rented to someone other than a "qualified family member."
- c.  To be used as a non-primary or secondary residence.

See reverse side for definition 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.

**FOR RECORDER'S USE ONLY**

**PINAL COUNTY**

**DATE/TIME: 10/07/2015 1527**

**FEE NUMBER: 2015-065056**

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: \$ 150,000.00

11. DATE OF SALE (Numeric Digits): 09 / 2015  
Month / Year

12. DOWN PAYMENT \$ 150,000.00

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:

\$ 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):

Russel Boris  
3142 Shannon Pl. West Kelowna, BC, CA V4T1L3  
Phone: \_\_\_\_\_

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

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

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.

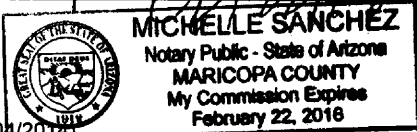
[Signature]  
Signature of Seller / Agent

State of AZ, County of Maricopa

Subscribed and sworn to before me on this 07 day of Oct 2015

Notary Public \_\_\_\_\_

Notary Expiration Date 02/22/18



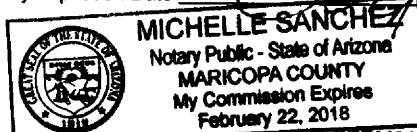
[Signature]  
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**EXHIBIT "A"**  
**Legal Description**

LOT 19, MARICOPA MEADOWS PARCEL 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 43 AND CERTIFICATE OF CORRECTION RECORDED IN RECORDING NO. 2004-91489.

MARICOPA