

NEW LAND TITLE AGENCY

WHEN RECORDED MAIL TO:

Albert Hernandez
1255 East Via Nicola
San Tan Valley AZ 85140



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

DATE/TIME: 11/25/2015 1407
FEE: \$17.00
PAGES: 2
FEE NUMBER: 2015-076251



Escrow Number: AZ4405

3/5

SPACE ABOVE THIS LINE FOR RECORDERS USE

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations, I or we,

K. HOVNANIAN GREAT WESTERN HOMES, LLC, an Arizona limited liability company

the GRANTOR do/does hereby convey to

Albert Hernandez, A Married Man, As His Sole and Separate Property

the GRANTEES

the following described real property in Pinal County, Arizona:

See Exhibit A attached hereto and made a part hereof

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, easements, and liabilities as may appear of record.

AND the Grantor here by binds itself and its successors to warrant and defend the title, against all acts of the Grantor herein, and no other, subject to the matters set forth.

Dated: November 16, 2015

State of Arizona

County of Maricopa

This Instrument was acknowledged before me this
16th day of November, 2015

By Chad Fuller, Regional Counsel of

K. Hovnanian Great Western Homes, LLC, an
Arizona limited liability company

Signature

Notary Public

My Commission Expires: March 31, 2019

K. Hovnanian Great Western Homes, LLC
an Arizona limited liability company

By:

Chad Fuller, Regional Counsel



YESSIKA VARGAS
Notary Public - Arizona
MARICOPA COUNTY
Expires 03/31/2019

(Seal)

**EXHIBIT A
(LEGAL DESCRIPTION)**

**Lot 33, REPLAT OF BELCARA SUBDIVISION @ PIMA ROAD, a subdivision recorded in
Fee No. 2013-077344, records of Pinal County, Arizona.**

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 104-24-405

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:

K. Hovnanian Great Western Homes, LLC, An Arizona Limited Liability Company
20830 N. Tatum Blvd., Suite 250
Phoenix, AZ 85050

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

Albert Hernandez
1715 East Shai Street
Queen Creek, AZ 85140

(b) Are the Buyer and Seller related? Yes No

If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

1255 East Via Nicola
San Tan Valley, AZ 85140

5. MAIL TAX BILL TO:

Albert Hernandez
1255 East Via Nicola
San Tan Valley, AZ 85140

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

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

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

Yenil Vayoz
Signature of Seller / Agent

State of ARIZONA, County of MARICOPA

Subscribed and sworn to before me on this 16th day of November, 2015

Notary Public

Notary Expiration Date 2/12/2019



ALFONSO GONZALEZ
Notary Public - Arizona
Maricopa County
Expires 02/12/2019

FOR RECORDER'S USE ONLY	
COUNTY OF RECORDATION:	PINAL
FEE NO:	2015-076251
RECORD DATE:	11/25/2015

10. SALE PRICE: **\$410,713.00**

11. DATE OF SALE (Numeric Digits): **05/2015**
Month / Year

12. DOWN PAYMENT: **\$20,537.00**

13. METHOD OF FINANCING:

a. <input type="checkbox"/> Cash (100% of Sale Price)	e. <input checked="" type="checkbox"/> New loan(s) from financial institution:
b. <input type="checkbox"/> Barter or trade	(1) <input checked="" type="checkbox"/> Conventional
c. <input type="checkbox"/> Assumption of existing loan(s)	(2) <input type="checkbox"/> VA
d. <input type="checkbox"/> Seller Loan (Carryback)	(3) <input type="checkbox"/> FHA
	f. <input type="checkbox"/> Other financing; Specify: _____

14. PERSONAL PROPERTY (see second page for definition):

(a) Did the Sale Price in Item 10 include Personal Property that Impacted the Sale Price by 5% 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: N/A

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):

New Land Title Agency, L.L.C.
20830 North Tatum Blvd., #250
Phoenix, AZ 85050
480-824-4243

18. LEGAL DESCRIPTION (attach copy if necessary):
See Exhibit "A" attached hereto and made a part hereof.

Yenil Vayoz
Signature of Buyer / Agent

State of ARIZONA, County of MARICOPA

Subscribed and sworn to before me on this 16th day of November, 2015

Notary Public

Notary Expiration Date 2/12/2019



ALFONSO GONZALEZ
Notary Public - Arizona
Maricopa County
Expires 02/12/2019

EXHIBIT "A"

File No. AZ4405

Lot 33, REPLAT OF BELCARA SUBDIVISION @ PIMA ROAD, a subdivision recorded in Fee No. 2013-077344, records of Pinal County, Arizona.

W
O
R
L
D
S