



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
VIRGINIA ROSS

at the request of Pioneer Title Agency, Inc.

When recorded mail to  
**CSH Property One, LLC, a Delaware  
limited liability company  
8665 E. Hartford Drive #200  
Scottsdale, AZ 85255**

73500588-DIW

DATE/TIME: 01/25/2017 1117  
FEE: \$17.00  
PAGES: 2  
FEE NUMBER: 2017-004946



SPACE ABOVE THIS LINE FOR RECORDER'S USE

Tax Parcel No.: 210-70-8080

**SPECIAL WARRANTY DEED**

For the consideration of Ten Dollars, and other valuable considerations,  
Jacks Construction, LLC, An Arizona Limited Liability Company  
hereafter called the Grantor, hereby conveys to

CSH Property One, LLC, a Delaware Limited Liability Company

the following real property situated in Pinal County, Arizona, together with all rights and privileges  
appurtenant thereto, to wit:

SEE LEGAL DESCRIPTION ATTACHED AND MADE A PART HERETO

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 the Grantor binds itself and its successors to warrant the title as against its acts and none other,  
subject to the matters above set forth.

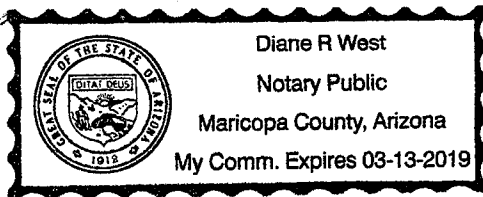
DATED January 19, 2017

**Jack's Construction, LLC, an Arizona  
Limited Liability Company**

**Darryn Lane, Member**

State of Arizona            }  
  } ss.  
County of Maricopa        }

The foregoing instrument was acknowledged before me this 20 day of January, 2017, by Darryn Lane,  
Member of Jacks Construction, LLC.



NOTARY PUBLIC  
My commission expires: 3/13/19

Exhibit "A"

**Lot 10, JOHNSON RANCH UNIT 30B, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet H, Slide 9;**

**EXCEPT all oil, gas or other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer of every name and description and all uranium, thorium, or any other material which is or may be determined by the laws of the United States, or of this State, or decisions of court, to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as reserved in Arizona Revised Statutes.**

PROFFERS

**AFFIDAVIT OF PROPERTY VALUE**

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-70-8080  
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:

Jacks Construction, LLC  
4860 E. Baseline Rd. #107  
Mesa, AZ 85206

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

CSH Property One, LLC, a Delaware limited liability company  
8665 E. Hartford Drive, Suite 200  
Scottsdale, AZ 85255

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

4. ADDRESS OF PROPERTY:

1225 E. Palomino Way  
San Tan Valley, AZ 85143

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

CSH Property One, LLC, a Delaware limited liability company  
8665 E. Hartford Drive, Suite 200  
Scottsdale, AZ 85255

(b) Next tax payment due October 2017

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 definitions of a "primary residence, secondary residence" and "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.

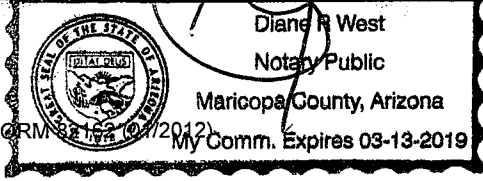
THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

[Signature]  
Signature of Seller / Agent

State of ARIZONA, County of MARICOPA

Subscribed and sworn to before me on this 22 day of JAN 20 17

Notary Public \_\_\_\_\_  
Notary Expiration Date 3/13/19



DOR FORM 162 (01/2012)

FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL  
FEE NO 2017-004946  
RECORD DATE 01/25/2017

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: \$ 185,628.00

11. DATE OF SALE (Numeric Digits): 09 / 2016  
Month / Year

12. DOWN PAYMENT \$ 185,628.00

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):

Pioneer Title Agency, Inc.  
2500 S. Power Road, Building 1, STE 101, Mesa, AZ 85209  
Phone: (480) 830-9465

18. LEGAL DESCRIPTION (attach copy if necessary):

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

[Signature]  
Signature of Buyer / Agent

State of ARIZONA, County of MARICOPA

Subscribed and sworn to before me on this 23 day of JAN 20 17

Notary Public \_\_\_\_\_  
Notary Expiration Date 3/13/19

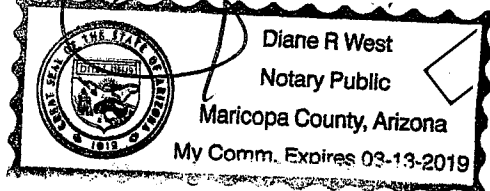


Exhibit "A"

**Lot 10, JOHNSON RANCH UNIT 30B, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet H, Slide 9;**

**EXCEPT all oil, gas or other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer of every name and description and all uranium, thorium, or any other material which is or may be determined by the laws of the United States, or of this State, or decisions of court, to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as reserved in Arizona Revised Statutes.**

WORLD'S