



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

RECORDING REQUESTED BY
AMERICAN TITLE SERVICE AGENCY, LLC.
AND WHEN RECORDED MAIL TO:

40341 W. SANDERS WAY
MARICOPA, AZ 85138

DATE/TIME: 02/06/2017 1257

FEE: \$17.00

PAGES: 1

FEE NUMBER: 2017-008125



114
ESCROW NO.: 00085168 -042 -LO

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

3009 INVESTMENTS LLC, an Arizona limited liability company, as to an undivided 10% vested interest and 2010 PROPERTY INVESTMENTS LLC, an Arizona limited liability company, as to an undivided 90% vested interest, Grantor, hereby CONVEY AND WARRANT only as against all claiming by, through or under it to TARAH J. HARRIS, a married woman as her sole and separate property,

Grantee, for the consideration of Ten Dollars, and other valuable consideration, the following real property situated in Pinal County, Arizona:

LOT 26, FINAL PLAT FOR PARCEL 26 AT HOMESTEAD NORTH, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET G, SLIDE 133.

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.

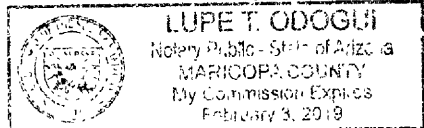
And the Grantor hereby binds itself and its successors to warrant and defend the title, against all acts of the Grantor herein, and no other, subject to the matters set forth.

GRANTORS:

by: GEOFFREY BALL, MANAGER

by: MICHAEL ELLENBY, MANAGER

State of Arizona
County of Maricopa LUPE T. ODOGWI



EXP. FEB 3, 2019

(Affix notary seal here)

On this 30 day of January, 2017, before me personally appeared by: GEOFFREY BALL, MANAGER AND MICHAEL ELLENBY, MANAGER, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be, and acknowledged that he or she signed the above/attached document.

Notary Public

My commission expires on FEB 3, 2019

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 512-49-2980
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:

3009 INVESTMENTS LLC
2715 W BRIARWOOD TERRACE
PHOENIX, AZ 85045

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

TARAH J. HARRIS
43857 W. BEDFORD DRIVE
MARICOPA, AZ 85138

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

4. ADDRESS OF PROPERTY:

40341 W SANDERS WAY
Maricopa, AZ 85138

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

TARAH J. HARRIS
40341 W. SANDERS WAY
MARICOPA, AZ 85138

(b) Next tax payment due _____

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" 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.

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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: \$ 169,900.00

11. DATE OF SALE (Numeric Digits): 12 / 2016
Month / Year

12. DOWN PAYMENT \$ 8845.00

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):
Buyer and Seller herein

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 of Seller / Agent _____

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 1 day of FEB., 2017.

Notary Public Tanya Arias

Notary Expiration Date 07/30/18

Signature of Buyer / Agent _____

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 1 day of Feb., 2017.

Notary Public Tanya Arias

Notary Expiration Date 07/30/18

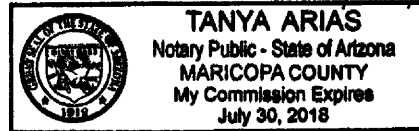
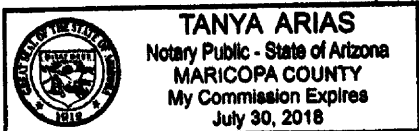


EXHIBIT "A"
Legal Description

Lot 26, FINAL PLAT FOR PARCEL 26 AT HOMESTEAD NORTH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet G, Slide 133.

HOMESTEAD