



FIDELITY NATIONAL TITLE AGENCY

DATE/TIME: 04/19/2017 0903

FEE: \$17.00

PAGES: 3

FEE NUMBER: 2017-027210



WHEN RECORDED, RETURN TO:

Pulte Home Corporation
16767 North Perimeter Drive, Suite 100
Scottsdale, Arizona 85260
Attn.: Patrick Brown

39005248 (1/17)

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars (\$10.00) and other valuable considerations, CMG 900, LLC, an Delaware limited liability company ("Grantor"), hereby conveys to **PULTE HOME COMPANY, LLC**, a Michigan limited liability company, the successor by conversion of **PULTE HOME CORPORATION**, a Michigan corporation ("Grantee"), the following real property situated in Pinal County, Arizona (the "Lots") together with (a) all buildings, structures, and improvements thereon; (b) all of the rights, privileges, appurtenances, hereditaments, easements, reversions, and remainders pertaining to or used in connection with the Lots and/or any of the improvements, including, without limitation, all of the following to the extent owned by Seller (i) development rights, air rights, water, water rights, and water stock relating to the Lots, if any, (ii) strips and gores, streets, alleys, easements, rights-of-way, public ways, or other rights appurtenant, adjacent, or connected to the Lots, and (iii) minerals, oil, gas, and other hydrocarbon substances in, under, or that may be produced from the Lots (collectively, the "Property"):

See Exhibit A attached hereto and incorporated herein by this reference.

SUBJECT to current taxes and other current applicable assessments; patent reservations; all covenants, conditions, restrictions, reservations, easements and declarations, encumbrances, liens, obligations, liabilities or other matters of record or to which reference is made in the public record; and any and all conditions, easements, encroachments, rights-of-way, or restrictions which a physical inspection, or accurate ALTA survey, of the Property would reveal; and the applicable zoning and use regulations of any municipality, county, state, or the United States affecting the Property.

And Grantor hereby binds itself and its successors to warrant and defend the title, as against all acts of Grantor herein and none other, subject to the matters above set forth.

[Signatures appear on following page]

EXHIBIT A

LEGAL DESCRIPTION

Lots 61 and 67 of the Final Plat for Parcel 19 at Circle Cross Ranch, according to the plat of record in the office of the County Recorder of Pinal County, Arizona recorded in Cabinet G, Slide 004, and thereafter Affidavit of Correction in Recording No. 2006-071462, records of Pinal County, Arizona.

Lots 32, 33, 34, 35, 46, 47, 48, 85, 86, 87, 92, 93, 94 and 95 of the Final Plat for Parcel 20 at Circle Cross Ranch, according to the plat of record in the office of the County Recorder of Pinal County, Arizona recorded in Cabinet G, Slide 005.

CIRCLE CROSS

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-81-53509
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? 15

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

(1) SEE APN SCHEDULE (2) _____

2. SELLER'S NAME AND ADDRESS:

CMG-900-LLC, a Delaware limited liability company
7001 N. Scottsdale Rd., Suite 1015
Scottsdale, AZ 85253

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

Pulte Home Company, LLC, a Michigan limited liability company,
the successor by conversion of Pulte Home Corporation, a
Michigan corporation
16767 N. Perimeter Drive, Suite 100
Scottsdale, AZ 85260

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

4. ADDRESS OF PROPERTY:

Lots 61 and 67 of Final Plat for Parcel 19, AND Lots 32, 33, 34,
35, 46, 47, 48, 85, 86, 87, 92, 93, 94 and 95 of Final Plat for
Parcel 20
San Tan Valley, AZ 85143

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

Pulte Home Company, LLC, a Michigan limited liability company,
the successor by conversion of Pulte Home Corporation, a
Michigan corporation
16767 N. Perimeter Drive, Suite 100
Scottsdale, AZ 85260

(b) Next tax payment due 10/2017

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 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.

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.

SEE ATTACHED ADDENDUM

Signature of Seller / 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

PINAL COUNTY

DATE/TIME: 04/19/2017 0903

FEE NUMBER: 2017-027210

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: \$ 749,250.00

11. DATE OF SALE (Numeric Digits): 4/2017
Month / Year

12. DOWN PAYMENT \$ 0.00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback) + applicable deferred consideration
- 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: not applicable

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):

Fidelity National Title Agency, Inc.
60 E Rio Salado Parkway, Ste 1104
Tempe, AZ 85281
Phone: 480-214-4562

18. LEGAL DESCRIPTION (attach copy if necessary):

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

SEE ATTACHED ADDENDUM

Signature of Buyer / Agent _____

State of _____, County of _____

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

Notary Public _____

Notary Expiration Date _____

SIGNATURE ADDENDUM TO APPROVED AFFIDAVIT OF PROPERTY VALUE:

BUYER:

Pulte Home Company, LLC, a Michigan limited liability company, the successor by conversion of Pulte Home Corporation, a Michigan corporation

By: _____

Name: _____

Its: _____

SELLER:

CMG 900, LLC, a Delaware limited liability company

By: Communities Southwest Management, Inc., an Arizona corporation, its Manager

By: Mike Kern

Name: Michael Kern

Its: President

By: Greg Lehmann

Name: Greg Lehmann

Its: Vice president

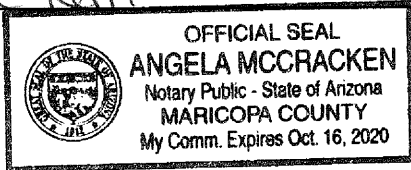
State of Arizona

County of Maricopa

The foregoing document was acknowledged before me this 18th day of April, 2017

by Mike Kern

(Seal)



Angela McCracken
Notary Public

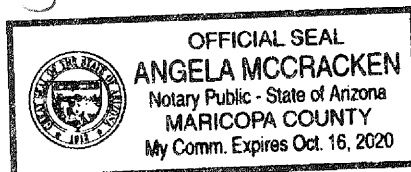
State of Arizona

County of Maricopa

The foregoing document was acknowledged before me this 18th day of April, 2017

by Greg Lehmann

(Seal)



Angela McCracken
Notary Public

EXHIBIT "A"
Legal Description

**THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF PINAL, STATE OF ARIZONA,
AND IS DESCRIBED AS FOLLOWS:**

PARCEL 1:

Lots 61 and 67, of the FINAL PLAT FOR PARCEL 19 AT CIRCLE CROSS RANCH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet G, Slide 004.

PARCEL 2:

Lots 32, 33, 34, 35, 46, 47, 48, 85, 86, 87, 92, 93, 94 and 95 of the FINAL PLAT FOR PARCEL 20 AT CIRCLE CROSS RANCH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet G, Slide 005.

Circle Cross Ranch

APN SCHEDULE

- 210-18-603
- 210-81-604
- 210-18-605
- 210-81-606
- 210-81-617
- 210-81-618
- 210-81-619
- 210-81-656
- 210-81-657
- 210-81-658
- 210-81-663
- 210-81-664
- 210-81-665
- 210-81-666
- 210-81-541

WORLDWIDE

AFFIDAVIT OF PROPERTY VALUE

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CMG 900, LLC, a Delaware limited liability company
7001 N. Scottsdale Rd, Suite 1015
Scottsdale, AZ 85253

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

Pulte Home Company, LLC, a Michigan limited liability company,
the successor by conversion of Pulte Home Corporation, a
Michigan corporation
16767 N. Perimeter Drive, Suite 100
Scottsdale, AZ 85260

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Scottsdale, AZ 85260

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- i. Other Use; Specify: _____

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- b. To be rented to someone other than a "qualified family member."
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SEE ATTACHED ADDENDUM

Signature of Seller / 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

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

- a. Warranty Deed
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Fidelity National Title Agency, Inc.

60 E. Rio Salado Parkway, Ste. 1104

Tempe, AZ 85281

Phone: 480-214-4562

18. LEGAL DESCRIPTION (attach copy if necessary):

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

SEE ATTACHED ADDENDUM

Signature of Buyer / Agent _____

State of _____, County of _____

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Notary Public _____

Notary Expiration Date _____

SIGNATURE ADDENDUM TO APPROVED AFFIDAVIT OF PROPERTY VALUE:

BUYER:

Pulte Home Company, LLC, a Michigan limited liability company, the successor by conversion of Pulte Home Corporation, a Michigan corporation

By: [Signature]

Name: GREG ABRAMS

Its: VP

SELLER:

CMG 900, LLC, a Delaware limited liability company

By: Communities Southwest Management, Inc., an Arizona corporation, its Manager

By: _____

Name: _____

Its: _____

By: _____

Name: _____

Its: _____

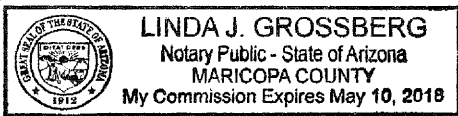
State of Arizona

County of Maricopa

The foregoing document was acknowledged before me this 4th day of April, 2017

by Greg Abrams

(Seal)



[Signature]
Notary Public

State of Arizona

County of _____

The foregoing document was acknowledged before me this _____ day of April, 2017

by _____

(Seal)

Notary Public