



RECORDING REQUESTED BY
Title Alliance Infinity Agency, LLC
APN: 210-79-229
WHEN RECORDED MAIL TO
Title Alliance Infinity Agency, LLC
2450 S. Arizona Ave, Suite 5
Chandler, AZ 85286
File.No. 685-000076

DATE/TIME: 06/15/2017 1432
FEE: \$20.00
PAGES: 4
FEE NUMBER: 2017-042630



SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

For valuable consideration, receipt of which is hereby acknowledged **Robert C. Hoag, Trustee of the Robert G. Hoag Charitable Remainder Unitrust I dated March 4, 1994** do hereby convey to **Nathaniel R. Clark and Jennifer V. Clark, husband and wife**, the following real property situated in **Pinal County, Arizona**:

LOT 15, OF MAGMA RANCH I - UNIT 8, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, IN CABINET F, SLIDE 103.

SUBJECT TO existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements and all other matters of record.

The undersigned hereby warrants the title against all persons whomsoever, subject to the matters above set forth.

Dated this 2 day of June, 2017

Robert G. Hoag Charitable Remainder Unitrust I

By: [Signature]
Robert G. Hoag, Trustee

State of Arizona
County of Maricopa

The foregoing instrument was acknowledged before me on 6/12/17 by **Robert C. Hoag, Trustee of the Robert G. Hoag Charitable Remainder Unitrust I dated March 4, 1994.**



[Signature]
Notary Public
My commission expires: 6/23/19

Date: June 02, 2017

File Number: 685-000076

TRUST DECLARATION

Disclosure of Beneficiaries

Pursuant to ARS 33-404, the names of the beneficiaries of the **Rogert G. Hoag Charitable Remainder Unitrust I** are as follows:

Name:	<input checked="" type="checkbox"/> Robert G. Hoag
Address:	1 E. Oakwood Hills Place, Chandler, AZ 85248
Name:	
Address:	
Names:	
Address:	
Name:	
Address:	
Names:	
Address:	

ACCEPTANCE OF COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP

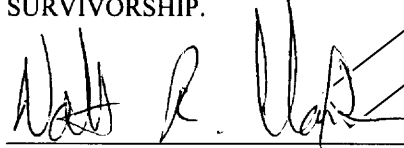
Nathaniel R. Clark and Jennifer V. Clark, each being duly sworn upon oath for himself or herself, and jointly, but not one for the other, deposes and says:

THAT I am one of the Grantees named in that certain **Warranty Deed** deed which is dated **June 1, 2017** and executed by **Robert C. Hoag, Trustee of the Robert G. Hoag Charitable Remainder Unitrust I** dated **March 4, 1994** as Grantor and which instrument concerns the following described property:

See Exhibit A attached hereto and made a part hereof.

THAT the interests of the undersigned are being taken by them as **COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP**, and not as Tenants in Common or as Joint Tenants; and

THAT each of us individually and jointly hereby assert and affirm that it is our intention to accept said instrument as such **COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP** and to acquire any interest in, or any proceeds arising out of said property, not as Tenants in Common and not as Joint Tenants, but as **COMMUNITY PROPERTY WITH RIGHTS OF SURVIVORSHIP**.



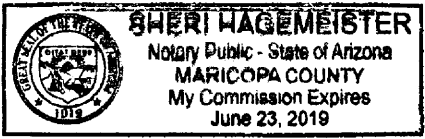
Nathaniel R. Clark

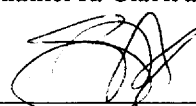


Jennifer V. Clark

State of Arizona
County of Maricopa

The foregoing instrument was acknowledged before me on 6/13/19 by **Nathaniel R. Clark and Jennifer V. Clark**.





Notary Public
My commission expires: 6/23/19

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-79-229

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) _____ (3) _____
- (2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Robert C. Hoag, Trustee of the Robert G. Hoag Charitable Remainder Unitrust I dated March 4, 1994

640 W. Cherrywood

Chandler, AZ 85248

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

Nathaniel R. Clark and Jennifer V. Clark

**1058 E. Stardust Way
Queen Creek, AZ 85243**

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

If Yes, state relationship:

4. ADDRESS OF PROPERTY:

**30186 E Ocotillo Dr
Florence, AZ 85132**

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

**30186 E Ocotillo Dr
Florence, AZ 85132**

(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. Agriculture
- h. Mobile or manufactured Home
- 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.

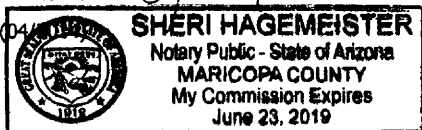
Signature of Seller / Agent: [Signature]
State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 13 day of June 2017

Notary Public: [Signature]

Notary Expiration Date: 6/23/19

DOR FORM 82162 (04)



FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 06/15/2017 1432

FEE NUMBER: 2017-042630

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: **\$212,000.00**

11. DATE OF SALE (Numeric Digits): **05/2017**

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)
- e. New loan(s) from Financial institution:
- 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: **\$0.00** 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):

**Title Alliance-Infinity Agency, LLC
2450 S. Arizona Ave, Suite 5
Chandler AZ 85286**

18. LEGAL DESCRIPTION (attach copy if necessary):

See legal description attached hereto.

Signature of Buyer / Agent: [Signature]
State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 13 day of June 2017

Notary Public: [Signature]

Notary Expiration Date: 6/23/19

File No. 685-00007



File No: 685-00076

EXHIBIT A

LOT 15, OF MAGMA RANCH I - UNIT 8, ACCORDING TO THE PLAT OF RECORD
IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, IN
CABINET F, SLIDE 103.

210-79-229

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