



Recording requested by:
NORTH AMERICAN TITLE COMPANY

DATE/TIME: 12/8/2017 1345
FEE: \$17.00
PAGES: 3
FEE NUMBER: 2017-089988

When recorded mail to:
Larry W. Tesch and Elizabeth M. Tesch
239 S. Avenue A
San Manuel, AZ 85631



Escrow No.: 22500-17-15200

WARRANTY DEED

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

Tax Lien Services, LLC, an Arizona limited liability company

do hereby convey to

Larry W. Tesch and Elizabeth M. Tesch, husband and wife

the following described real property situated in Pinal, Arizona with the title being conveyed to the grantee as set forth in the attached acceptance by the grantee:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" 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, obligations and liabilities as may appear of record, the Grantor warrants the title against all persons whomsoever.

Dated: November 22, 2017

Tax Lien Services, LLC

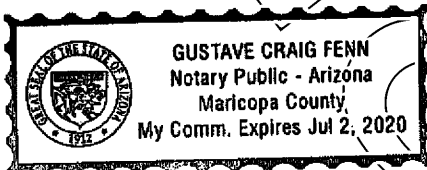
BY: National Tax Lien Redemption Services, LLC - It's Manager

BY: *Brady Hall*
Brady Hall
Authorized Agent

State of Arizona
County of Maricopa

On 11/27/2017 before me, the undersigned a Notary Public in and for said County and State, personally appeared Brady Hall, Authorized Agent of Tax Lien Services, LLC personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal
Signature: *Gustave Craig Fenn*
Notary Public
My Commission expires: 7/2/20



Escrow No.: 22500-17-15200

ACCEPTANCE OF JOINT TENANCY WITH RIGHT OF SURVIVORSHIP

Larry W. Tesch and Elizabeth M. Tesch 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 in that certain Warranty Deed which is dated November 22, 2017 executed by Tax Lien Services, LLC to Larry W. Tesch and Elizabeth M. Tesch and which instrument covers the following described property:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

THAT each of the undersigned individually and jointly as such Grantees hereby declare that it is their intention to acquire any interest in said real property as joint tenants with right of survivorship, and not as a community property estate and not as tenants in common.

Dated: November 22, 2017

Larry W. Tesch

Larry W. Tesch
Elizabeth M. Tesch

Elizabeth M. Tesch

STATE OF Arizona
COUNTY OF Pima

On December 7, 2017 before me, the undersigned a Notary Public in and for said County and State, personally appeared Larry W. Tesch and Elizabeth M. Tesch personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
Signature: Stefanie E. Freeland
Notary Public
My Commission expires: April 14, 2021

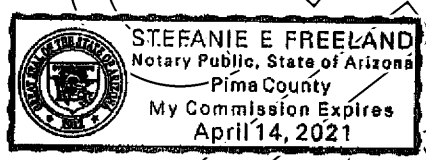


EXHIBIT A

Lot 6, Block 5, of AMENDED PLAT OF ORIGINAL TOWNSITE OF SAN MANUEL, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, in Book 7 of Maps, Page 21 and amended in Cabinet B, Slide 6.

San Manuel

COUNTY: Pinal, AZ

DATE/TIME: 12/8/2017 1:45 PM
FOR RECORDER'S USE ONLY
FEE NUMBER: 2017-089988

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 307-07-1710
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:

Tax Lien Services, LLC
P.O. Box 20202
Mesa, AZ 85277

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

Larry W. Tesch and Elizabeth M. Tesch
239 S. Avenue A
San Manuel, AZ 85631

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

If Yes, state relationship:

4. ADDRESS OF PROPERTY:

237 S. Avenue A
San Manuel, AZ 85631

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

Larry W. Tesch and Elizabeth M. Tesch
239 S. Avenue A
San Manuel, AZ 85631

(b) Next tax payment due date October 1, 2018

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 a 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.

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 \$ 15500 00

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

12. DOWN PAYMENT \$ 15500 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):

Buyer and Seller herein

18. LEGAL DESCRIPTION (attach copy if necessary):

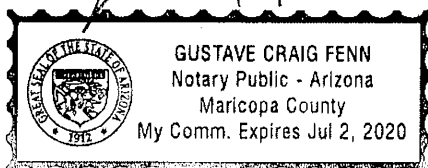
LEGAL DESCRIPTION ATTACHED HERETO.

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.

SIGNED IN COUNTERPART

Signature of Seller / Agent _____
State of AZ County of Maricopa
Subscribed and sworn to before me this 27 day of NOV, 2017
Notary Public _____
Notary Expiration Date 7/2/20

Signature of Buyer/Agent _____
State of _____ County of _____
Subscribed and sworn to before me this _____ day of _____, 2017
Notary Public _____
Notary Expiration Date _____



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Please list the additional parcels below (attach list if necessary):
(1) _____ (2) _____
(3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Tax Lien Services, LLC
P.O. Box 20202
Mesa, AZ 85277

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

Larry W. Tesch and Elizabeth M. Tesch
239 S. Avenue A
San Manuel, AZ 85631

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

4. ADDRESS OF PROPERTY:

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SIGNED IN COUNTERPART

Signature of Seller / Agent _____
State of _____, County of _____
Subscribed and sworn to before me this _____ day of _____, 2017
Notary Public _____
Notary Expiration Date _____

FOR RECORDER'S USE ONLY

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

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- b. Special Warranty Deed
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- d. Contract or Agreement
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11. DATE OF SALE (Numeric Digits): 11 / 2017
Month / Year

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- 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: _____

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17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

Buyer and Seller herein

18. LEGAL DESCRIPTION (attach copy if necessary):

LEGAL DESCRIPTION ATTACHED HERETO.

Signature of Buyer Agent _____
State of Arizona, County of Pima
Subscribed and sworn to before me this 11 day of December, 2017
Notary Public Stefanie E. Freeland
Notary Expiration Date April 14, 2021

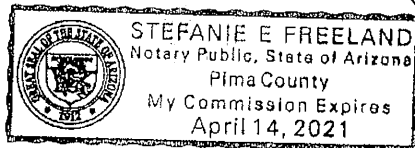


EXHIBIT "A"

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