



**OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS**

Electronically Recorded

DATE/TIME: Dec 12, 2017 4:13 PM

FEE: \$ 17.00

PAGES: 4

FEE NUMBER: 2017-090819



**Recording Requested By:
Empire West Title Agency LLC**

**And When Recorded Mail To:
Paul Preciado and Andrea Preciado
44149 West Palo Teca Road
Maricopa, AZ 85138**

Escrow No. 79896EW-KW/11 of 2

**This area reserved for County
Recorder**

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations, we,
Dennis Holderman and Donniel Holderman, husband and wife
do hereby convey to

Paul Preciado and Andrea Preciado, husband and wife

the following described property situated in the County of Pinal, State of Arizona:

**Lot 374, PALO BREA, according to the plat of record in the office of the County Recorder
of Pinal County, Arizona, recorded in Cabinet E, Slide 196.**

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

And we do warrant the title against all persons whomsoever, subject to the matters above set
forth.

Dated: December 11, 2017

Dennis Holderman

Donniel Holderman

Dated December 11, 2017

Warranty Deed

Escrow No. 79896EW

STATE OF ARIZONA
County of PINAL)SS.

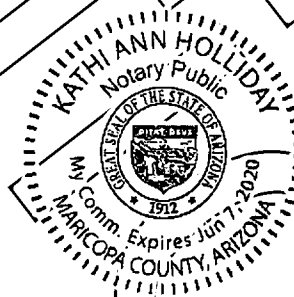
On DEC 11 2017, before me, the undersigned Notary Public, personally appeared Dennis Holderman and Donniel Holderman, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that 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.

My Commission Expires:
JUN 07 2020

Kathi Ann Holliday

Notary Public
Kathi Ann Holliday



**ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP**

THAT CERTAIN DEED DATED December 11, 2017, Wherein

Dennis Holderman and Donniel Holderman, husband and wife
as Grantors, convey to

Paul Preciado and Andrea Preciado, husband and wife

not as tenants in common and not as joint tenants, but as community property with right of survivorship, the property legally described.

Lot 374, PALO BREA, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 196.

Is hereby accepted and approved by the undersigned grantees, therein, it being their intention to acquire said property as community property with right of survivorship, and not as joint tenants, and not as Tenants in Common.

Dated this **December 11, 2017**



Paul Preciado




Andrea Preciado

STATE OF ARIZONA)
County of PINAL)SS.

On DEC 11 2017, before me, the undersigned Notary Public, personally appeared **Paul Preciado and Andrea Preciado, husband and wife**, 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 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.

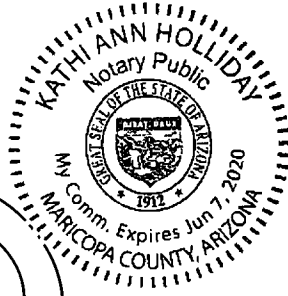


Kathi Ann Holliday

UNOFFICIAL

My Commission Expires:
JUN 07 2020

Notary Public Kathi Ann Holliday



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(s)
 Primary Parcel: 512-10-374
 BOOK MAP PARCEL SPLIT
 LETTER
 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 (no more than four):
 (1) _____ (3) _____
 (2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:
Dennis Holderman and Donniel Holderman
P.O. Box 1124
Maricopa, AZ 85139

3. (a) BUYER'S NAME AND ADDRESS:
Paul Preciado and Andrea Preciado
44149 W. Palo Teca Rd.
Maricopa, AZ 85138
 (b) Are the Buyer and Seller related? Yes No
 If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:
44149 West Palo Teca Road
Maricopa, AZ 85138

5. (a) MAIL TAX BILL TO: (Taxes due if no bill received)
Paul Preciado and Andrea Preciado
44149 West Palo Teca Road
Maricopa, AZ 85138
 (b) Next tax payment due 4/1/2018

6. PROPERTY TYPE (for Primary Parcel): NOTE: (Check Only One Box)
 a. Vacant Land f. Commercial or Industrial Use
 b. Single Family Residence g. Agricultural
 c. Condo or Townhouse h. Mobile or Manufactured Home
 Affixed Not Affixed
 d. 2-4 Plex i. Other Use; Specify: _____
 e. Apartment Building

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 "family member."
 c. To be used as a non-primary or secondary residence.

8. If you checked e or f in item 6 above, indicate the number of units:
 For Apartment Properties, Motels / Hotels, Mobile Home / RV Parks, etc.

FOR RECORDER'S USE ONLY

PINAL COUNTY
 DATE/TIME: 12/12/2017 4:13 PM
 FEE NUMBER: 2017-090819_AOPV

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):
 a. Warranty Deed d. Contract or Agreement
 b. Special Warranty Deed e. Quit Claim Deed
 c. Joint Tenancy Deed f. Other:

10. SALE PRICE: \$184,000.00

11. DATE OF SALE (Numeric Digits): 12 / 17
 Month Year

12. DOWN PAYMENT: \$30,800.00

13. METHOD OF FINANCING:
 a. Cash (100% of Sale Price) e. New loan(s) from financial institution:
 b. Barter or trade (1) Conventional
 c. Assumption of existing loan(s) (2) VA
 (3) FHA
 d. Seller Loan (Carryback) 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% 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 Sales 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):
Paul Preciado and Andrea Preciado
44149 W. Palo Teca Rd.
Maricopa, AZ 85138

18. LEGAL DESCRIPTION (attach copy if necessary)
 Lot 374, PALO BREA, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 196.

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 Pinal
 Subscribed and sworn to before me this 11th day of December
 2017
 Notary Public [Signature]
 Notary Expiration Date 3/27/21

Signature of Buyer/Agent _____
 State of Arizona, County of Pinal
 Subscribed and sworn to before me this 11th day of December
 2017
 Notary Public [Signature]
 Notary Expiration Date 3/27/21

