



RECORDING REQUESTED BY
Encore Title Agency LLC

DATE/TIME: 03/26/2018 1526

AND WHEN RECORDED MAIL TO:
Southfield Properties, LLC, an Arizona
Limited Liability Company
575 W. Chandler Blvd., Suite 120

FEE: \$17.00

PAGES: 2

FEE NUMBER: 2018-021940

Chandler, AZ 85225
ESCROW NO. 08078252-821-CYP



Encore Title Agency LLC

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,
KeyGlee LLC, an Arizona Limited Liability Company
do/does hereby convey to
Southfield Properties, LLC, an Arizona Limited Liability Company
the following real property situated in Pinal County, Arizona:

SEE EXHIBIT "A" ATTACHED HERETO 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. And I or we do warrant the title against all persons whomsoever, subject to the matters set forth above.

Dated March 23, 2018

SELLER:

KeyGlee LLC



Hunter Runyon, Member

State of ARIZONA }
County of Maricopa } ss:

On 3-23-18, before me,
The Undersigned _____,

a Notary Public in and for said County and State, personally appeared Hunter Runyon 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 _____


FOR NOTARY SEAL OR STAMP

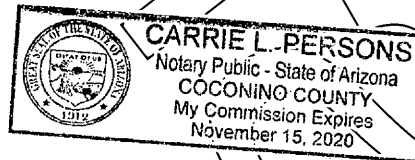


EXHIBIT "A"
Legal Description

Lot 168, FINAL PLAT FOR UNIT ONE AT COPPER BASIN, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D of Maps, Page 55;

EXCEPTING all oil, gas, metals and mineral rights and right to other materials as provided by ARS 37-231, together with all geothermal resources as provided by ARS 37-231, as reserved in Patent from the State of Arizona, recorded in Docket 1435, Page 620 and as Docket-1435, Page 623.

WARRANTY DEED

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-67-168
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:

KeyGlee LLC, an Arizona Limited Liability Company
2121 S. Mill Ave. Suite 205
Tempe, AZ 85282

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

Southfield Properties, LLC, an Arizona Limited Liability Company
575 W. Chandler Blvd., Suite 120
Chandler, AZ 85225

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

4. ADDRESS OF PROPERTY:

28096 N. Quartz Dr.
San Tan Valley, AZ 85143

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

Southfield Properties, LLC, an Arizona Limited Liability Company
575 W. Chandler Blvd., Suite 120
Chandler, AZ 85225

(b) Next tax payment due 10/01/2018

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 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.

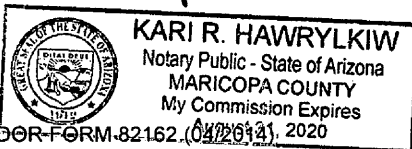
Signature of Seller / Agent _____

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 23rd day of March 2018

Notary Public _____

Notary Expiration Date 08/31/2020



FOR FORM 82-162 (04/2013), 2020

FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 03/26/2018 1526

FEE NUMBER: 2018-021940

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: \$ 139,900.00

11. DATE OF SALE (Numeric Digits): 03 / 18
Month / Year

12. DOWN PAYMENT \$ 139,900.00

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):

Magnus Title Agency LLC
3200 N. Central Ave., Suite 950
Phoenix, AZ 85012

18. LEGAL DESCRIPTION (attach copy if necessary):

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

Signature of Buyer / Agent _____

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 23rd day of March 2018

Notary Public _____

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FORM 135 (DSI Rev. 05/14/2014)

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