



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
Virginia Ross  
Electronically Recorded

DATE/TIME: 02/15/2019 1608  
FEE: \$17.00  
PAGES: 4  
FEE NUMBER: 2019-010866

RECORDING REQUESTED BY  
**Magnus Title Agency**

AND WHEN RECORDED MAIL TO:  
**Huda A. Rosas and Salvador Omar Rosas**  
28692 N. Coal Ave.  
San Tan Valley, AZ 85143

ESCROW-NO.: 08086452-857-TBR

1/2

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations, I or we,

Argelia Bolanos, An Unmarried Woman

do/does hereby convey to

Huda A. Rosas and Salvador Omar Rosas, Wife and Husband

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 February 14, 2019

**SELLER:**

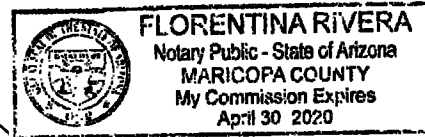
  
\_\_\_\_\_  
Argelia Bolanos

State of ARIZONA  
County of Maricopa } ss:

On 2-14-2019, before me,  
The Undersigned,

a Notary Public in and for said County and State, personally appeared Argelia Bolanos 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.

FOR NOTARY SEAL OR STAMP



WITNESS my hand and official seal.

Signature  \_\_\_\_\_

*Large, faint, diagonal watermark text, possibly reading 'ARIZONA' or similar, is present across the lower half of the page.*

**Acceptance of Community Property with Right of Survivorship**

**Huda A. Rosas and Salvador Omar Rosas, Wife and Husband** each being first duly sworn upon oath each 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 Deed attached hereto and which is dated 2/14/2019, and executed by **Argelia Bolanos**, as Grantors, to **Huda A. Rosas and Salvador Omar Rosas**, as Grantees, and which conveys certain premises described as:

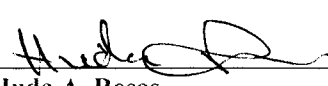
**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**


To the Grantees named therein, not as Tenants in Common, not as Community Property Estate, not as Joint Tenants with Full Right of Survivorship, but as Community Property with Full Right of Survivorship.

THAT each of us individually and jointly as Grantees hereby assert and affirm that it is our intention to accept said conveyance as such Community Property with Full Right of Survivorship and to acquire any interest we may have in said premises under the terms of said Deed as Community Property with Right of Survivorship.

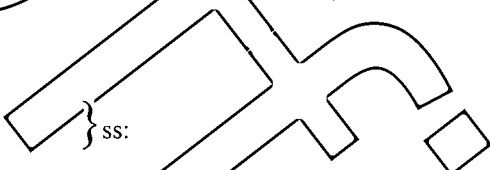
Dated: February 14, 2019

**BUYERS:**

  
 \_\_\_\_\_  
 Huda A. Rosas

  
 \_\_\_\_\_  
 Salvador Omar Rosas

State of ARIZONA  
County of ~~Pinal~~ Maricopa

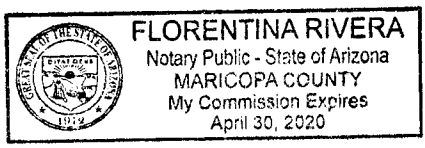


On 2-15-2019 before me, the undersigned, a Notary Public, in and for said County and State, personally appeared **Huda A. Rosas and Salvador Omar Rosas**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument 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 \_\_\_\_\_  


(This area for official notarial seal)



**EXHIBIT "A"**

**Legal Description**

Lot 155, THE VILLAGE AT COPPER BASIN UNIT 3B, according to Cabinet E, Slide 031, and Affidavit of Correction recorded in Instrument No. 2004-038704, records of Pinal County, Arizona;

EXCEPT all oil, gas and other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizers of every name and description; Together with uranium, thorium, or any other materials which is so or may be determined to be peculiarly essential to the production of fissionable material, whether or not of commercial value.

ACPTCPROS



**EXHIBIT "A"**  
**Legal Description**

Lot 155, THE VILLAGE AT COPPER BASIN UNIT 3B, according to Cabinet E, Slide 031, and Affidavit of Correction recorded in Instrument No. 2004-038704, records of Pinal County, Arizona;

EXCEPT all oil, gas and other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizers of every name and description; Together with uranium, thorium, or any other materials which is so or may be determined to be peculiarly essential to the production of fissionable material, whether or not of commercial value.

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