



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 02/20/2019 1607
FEE: \$17.00
PAGES: 2
FEE NUMBER: 2019-011708

at the request of Pioneer Title Agency, Inc.

When recorded mail to
Gawthorp & Associates, LLC
PO Box 10682
Ft. Mohave, AZ 86427

74203684-MML

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Tax Parcel No.: 104-87-0930

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations,
Superstition Development, LLC, An Arizona Limited Liability Company
hereafter called the Grantor, hereby conveys to

Gawthorp & Associates, LLC, An Arizona Limited Liability Company

the following real property situated in Pinal County, Arizona, together with all rights and privileges
appurtenant thereto, to wit:

Lot 91, of THE LINKS ESTATES, UNIT II, according to Cabinet E, Slide 139, records of Pinal County,
Arizona.

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.

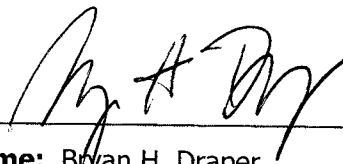
And the Grantor binds itself and its successors to warrant the title as against its acts and none other,
subject to the matters above set forth.

DATED January 1, 2019

**Superstition Development, LLC, an Arizona
Limited Liability Company**

**By: Owens Financial Group, Inc., a
California corporation**

Its: member



Name: Bryan H. Draper
Title: CFO and Secretary

ALL-PURPOSE ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA

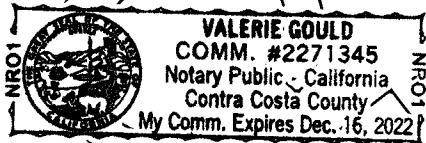
COUNTY OF Contra Costa

On January 8, 2019, before me, Valerie Gould, Notary Public, personally appeared Bryan H. Draper, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Valerie Gould
SIGNATURE OF NOTARY



THIS NOTARY CERTIFICATE IS TO BE ATTACHED TO: Special Warranty Deed

Date of Document: January 1, 2019 / Consisting of 2 pages
Parties to Document:
Gawthorp & Associates, LLC
Superstition Development, LLC

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 104-87-0930
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:

Superstition Development, LLC, An Arizona Limited Liability Company
2221 Olympic Blvd
Walnut Creek, CA 94595

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

Gawthorp & Associates, LLC
PO Box 10682
Ft. Mohave, AZ 86427

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

4. ADDRESS OF PROPERTY:

40642 N. Wedge Dr.
San Tan Valley, AZ 85140

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

Gawthorp & Associates, LLC
PO Box 10682
Ft. Mohave, AZ 86427

(b) Next tax payment due 10/1/2019

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
- 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 definitions 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 _____, County of _____

Subscribed and sworn to before me on this _____ day of _____ 20____

Notary Public _____

Notary Expiration Date _____

FOR RECORDER'S USE ONLY
COUNTY OF RECORDATION PINAL
FEE NO 2019-011708
RECORD DATE 02/20/2019

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: \$ 25,000.00

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

12. DOWN PAYMENT \$ 25,000.00

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 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):

Pioneer Title Agency, Inc.
2152 South Vineyard, Suite 109, Mesa, AZ 85210
Phone: (480) 464-4495

18. LEGAL DESCRIPTION (attach copy if necessary):

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

Signature of Buyer / Agent _____

State of _____, County of _____

Subscribed and sworn to before me on this _____ day of _____ 20____

Notary Public _____

Notary Expiration Date _____

EXHIBIT "A"
Legal Description

Lot 91, of THE LINKS ESTATES, UNIT II, according to Cabinet E, Slide 139, records of Pinal County, Arizona.

HomeLife

ALL-PURPOSE ACKNOWLEDGMENT

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STATE OF CALIFORNIA

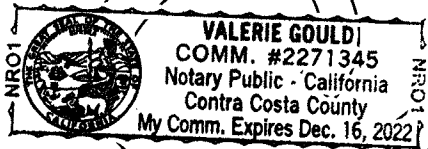
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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Valerie Gould
SIGNATURE OF NOTARY



THIS NOTARY CERTIFICATE IS TO BE ATTACHED TO: Affidavit of Property Value

Date of Document: January 1, 2019 / Consisting of 2 pages

Parties to Document:

Gawthorp & Associates, LLC
Superstition Development, LLC

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- g. Agricultural
- h. Mobile or Manufactured Home
 Affixed Not Affixed
- i. Other Use; Specify: _____

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FOR RECORDER'S USE ONLY

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Signature of Seller / Agent _____

State of _____, County of _____

Subscribed and sworn to before me on this _____ day of _____ 20____

Notary Public _____

Notary Expiration Date _____

Signature of Buyer / Agent _____

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this Day day of Jan 2019

Notary Public Shelli Lamoreaux Engler

Notary Expiration Date 2/5/2019

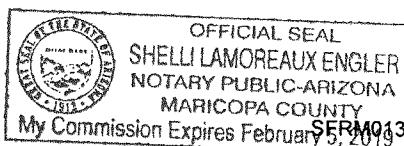


EXHIBIT "A"
Legal Description

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HomeLife