



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 04/26/2019 1255
FEE: \$17.00
PAGES: 4
FEE NUMBER: 2019-031737

RECORDING REQUESTED BY:
Title Security Agency, LLC
AND WHEN RECORDED MAIL TO:
Terry Zeller and Lorraine Zeller
1651 N Logan Lane
Casa Grande, AZ 85122

ESCROW NO.: 600-134136-TS
600-134136-TS

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

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

Gary Trembly and Amy Trembly, husband and wife, as community property with right of survivorship

do/does hereby convey to

Terry Zeller and Lorraine Zeller, husband and wife

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

Lot 25, of TAMARON PARCEL D, according to the Plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 177.

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: April 17, 2019

Grantors:

Gary Trembly

Gary Trembly

Amy Trembly

Amy Trembly

Escrow No.: 600-134136-TS

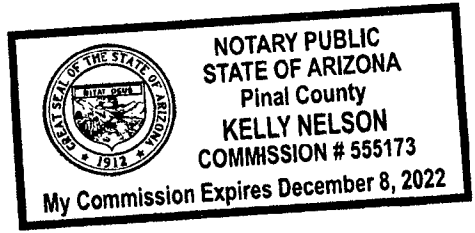
State of Arizona)ss:
County of Pinal

On this 24th day of April, 2019,
before me,

The Undersigned
a Notary Public in and for said County and State, personally
appeared

Gary Trembly and Amy Trembly
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.

FOR NOTARY SEAL OR STAMP



Notary Public: _____

My Commission Expires: 11/18/22

ESCROW NO.: 600-134136-TS
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**ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP**

Terry Zeller and Lorraine Zeller, husband and wife 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 April 17, 2019, and executed by **Gary Trembly and Amy Trembly, husband and wife, as community property with right of survivorship** as Grantors; to **Terry Zeller and Lorraine Zeller, husband and wife** as Grantees, and which conveys certain premises described as:

Lot 25, of TAMARON PARCEL D, according to the Plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 177.

to the Grantees named therein, not as Tenants in Common, not as a Community Property Estate, nor as Joint Tenants with Right of Survivorship, but as Community Property with Right of Survivorship.

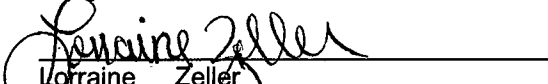
THAT each of us individually and jointly as Grantees hereby assert and affirm that it is our intention to accept said conveyance as such Community Property with Right of Survivorship and to acquire any interest we may have in said premises under the terms of said Deed as Community Property with Right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

Dated: April 17, 2019

Grantee(s):



Terry Zeller



Lorraine Zeller

ESCROW NO.: 600-134136
600-134136-TS

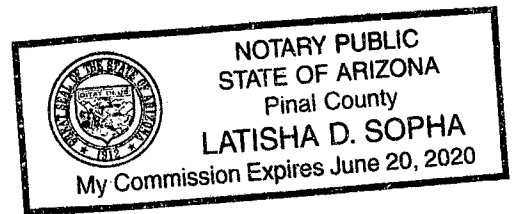
State of Arizona } ss:
County of Pinal

On this 25th day of April, 2019, before me,
The Undersigned

a Notary Public in and for said County and State, personally appeared
Terry Zeller and Lorraine Zeller
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.

Notary Public: [Signature]
My Commission Expires: 6/20/2020

FOR NOTARY SEAL OR STAMP



CPWROS

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: **505-15-61008**
 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? 0

Please list the additional parcels below (attach list if necessary):

- (1) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Gary Trembly and Amy Trembly
1651 N Logan Lane
Casa Grande, AZ 85122

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

Terry J. Zeller and Lorraine J. Zeller
2701 S Idaho Rd. Space # 558
Apache Junction, AZ 85119

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

4. ADDRESS OF PROPERTY:

1651 N Logan Lane
Casa Grande, AZ 85122

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

Terry J. Zeller and Lorraine J. Zeller
1651 N Logan Lane
Casa Grande, AZ 85122

(b) Next tax payment due October 2019

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
 d. 2-4 Plex Affixed Not Affixed
 e. Apartment Building 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:

- To be used as a primary residence
 To be rented to someone other than a "qualified family member"
 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 Apartments, Motels / Hotels, Mobile Home / RV Parks

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

- a. Warranty Deed d. Contract of Grant
 b. Special Warranty Deed e. Quit Claim
 c. Joint Tenancy Deed f. Other: _____

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: Gary Trembly
 State of Arizona, County of Pinal
 Subscribed and sworn to before me this 24 day of April, 2019
 Notary Public: [Signature]
 Notary Expiration Date: 1/28/2020

FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION: PINAL
 FEE NO: _____
 RECORD DATE: 2019-031737
04/26/2019

10. SALE PRICE \$ 237500 00

11. DATE OF SALE (Numeric Digits): 03 / 2019

12. DOWN PAYMENT \$ 0 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: _____

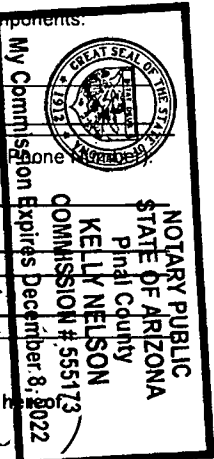
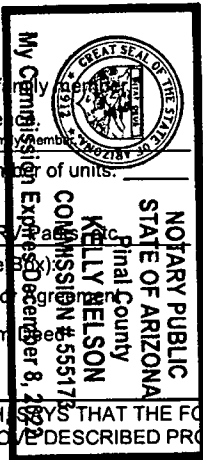
15. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: _____

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)
Title Security Agency, LLC
421 E. Cottonwood Lane
Casa Grande, AZ 85122
(520)426-4600

18. LEGAL DESCRIPTION (attach copy if necessary):
 See Exhibit "A" attached hereto and made a part hereof.

Signature of Buyer/Agent: [Signature]
 State of Arizona, County of Pinal
 Subscribed and sworn to before me this 25 day of April, 2019
 Notary Public: [Signature]
 Notary Expiration Date: 1/28/2020



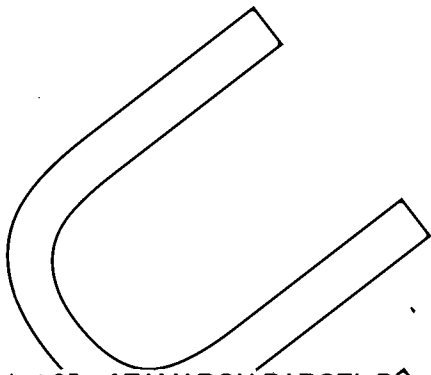


EXHIBIT "A"

Lot 25, of TAMARON PARCEL D, according to the Plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 177.

NOTICE