



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

RECORDING REQUESTED BY:
Catalina Title Agency
AND WHEN RECORDED MAIL TO:
Roberta Joan Dunn and Brenda Jay
Dunn
153 Kenway Loop
 Mooresville, NC 28117

DATE/TIME: 04/30/2019 1057
FEE: \$17.00
PAGES: 4
FEE NUMBER: 2019-032630

ESCROW NO.: 600-133301-LAB
900-23209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

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

Michael A Hildebrandt, a single man and Linda G Wilkinson, a single woman

do/does hereby convey to

Roberta Joan Dunn and Brenda Jay Dunn, a married couple

the following real property situated in Pinal County, State of 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: April 18, 2019

Grantors:



Michael A. Hildebrandt



Linda G Wilkinson

Escrow.No.: 600-133301-LAB

State of Arizona)ss:
County of Pima

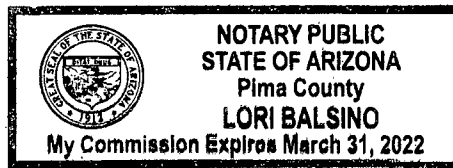
On this 20th day of April, 2019, before me,
The Undersigned
a Notary Public in and for said County and State, personally
appeared

FOR NOTARY SEAL OR STAMP

Michael A Hildebrandt and Linda G Wilkinson
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: 3-31-22



[Large, faint, diagonal watermark text: 'Pima County, Arizona']

ESCROW NO.: 600-133301-LAB
900-23209

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

Roberta Joan Dunn and Brenda Jay Dunn, a married couple 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 18, 2019, and executed by **Michael A Hildebrandt, a single man and Linda G Wilkinson, a single woman** as Grantors, to **Roberta Joan Dunn and Brenda Jay Dunn, a married couple** 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 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 18, 2019

Grantee(s):

Roberta Joan Dunn
Roberta Joan Dunn

Brenda Jay Dunn
Brenda Jay Dunn

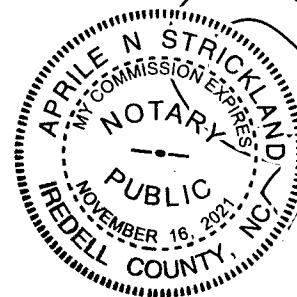
State of NC)ss:
County of Fredell

On this 23rd day of April, 2019, before me,
The Undersigned

a Notary Public in and for said County and State, personally appeared Roberta Joan Dunn and Brenda Jay Dunn 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: *April N Strickland*
My Commission Expires: 11-16-2021



ESCROW NO.: 600-133301
900-23209

EXHIBIT "A"

Lot 73 of SADDLEBROOKE UNIT TWENTY-FOUR, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet C, Slide 82;

EXCEPT, all oil, gas, other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metal, minerals, fossils, fertilizers of every name and description, together with all uranium, thorium or any other material which is or may be determined by the laws of the United States, or of this State, or decisions of court, to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as set forth in patent of said land recorded in Docket 2081, Page 654.

CPWROS

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 30586073
 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:

Michael A Hildebrandt and Linda G Wilkinson
63458 E Whispering Tree Lane
Tucson, AZ 85759

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

Roberta Joan Dunn and Brenda Jay Dunn
153 Kenway Loop
Mooresville, NC 28117

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

4. ADDRESS OF PROPERTY:

63458 E Whispering Tree Lane
Tucson, AZ 85759

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

Roberta Joan Dunn and Brenda Jay Dunn
63458 E. Whispering Tree Lane, Tucson AZ
85759
 (b) Next tax payment due October 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:

- 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.

See reverse side for definition of a "primary residence", "secondary residence" or "family member."

8. If you checked e or f in Item 6 above, indicate the number of units:

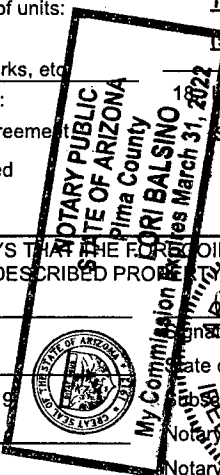
For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc

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:

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 Pima
 Subscribed and sworn to before me this 26 day of April, 2019
 Notary Public _____
 Notary Expiration Date 3-31-22



FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
 FEE NO _____
 RECORD DATE 2019-032630
04/30/2019

10. SALE PRICE \$ 331500 00

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

12. DOWN PAYMENT \$ 331500 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):

Title Security Agency, LLC
4051 E. Sunrise Drive, Suite 155
Tucson, AZ 85718
(202)299-4606

18. LEGAL DESCRIPTION (attach copy if necessary):

See Exhibit "A" attached hereto and made a part hereof.

Signature of Buyer/Agent _____
 State of NC, County of Troop
 Subscribed and sworn to before me this 25 day of April, 2019
 Notary Public _____
 Notary Expiration Date 11-16-2021

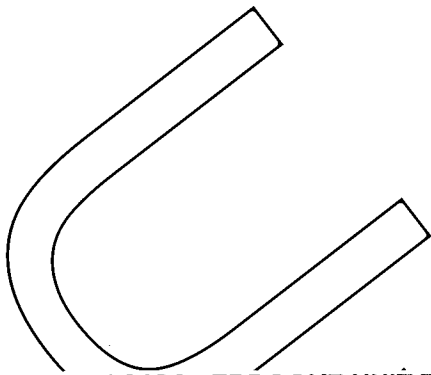


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EXCEPT, all oil, gas, other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metal, minerals, fossils, fertilizers of every name and description, together with all uranium, thorium or any other material which is or may be determined by the laws of the United States, or of this State, or decisions of court, to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as set forth in patent of said land recorded in Docket 2081, Page 654.

