



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 06/25/2019 0800

FEE: \$17.00

PAGES: 3

FEE NUMBER: 2019-050337

Recording Requested by:
First American Title Insurance Company

When recorded mail to:
David Shurtleff and Elizabeth Shurtleff
1062 West Kachina Drive
Coolidge, AZ 85128

SPECIAL WARRANTY DEED

Escrow No. 435-5975822 (KR)

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

WJH LLC, a Delaware limited liability company, the GRANTOR, does hereby convey to

David Shurtleff and Elizabeth Shurtleff, husband and wife, the GRANTEE

The following described real property, situate in Pinal County, Arizona with the title being conveyed to the grantee as set forth in the attached acceptance by the grantee:

LOT 93, OF MCCLELLAN MEADOWS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET F, SLIDE 175.

Subject To: Existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements 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 set forth.

DATED: May 17, 2019

Warranty Deed - continued

WJH LLC, a Delaware limited liability company

By: [Signature]

Name: Elizabeth Watkins Holloway
Title: Authorized Signer

STATE OF North Carolina

County of Guilford) ss.

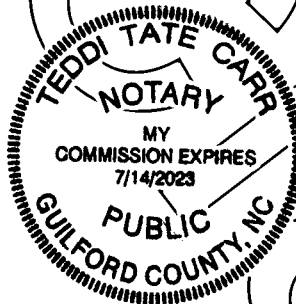
On June 24, 2019, before me, the undersigned Notary Public, personally appeared Elizabeth W. Holloway, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument is/are the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission expires:

7/14/23

[Signature]
Notary Public



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 204-32-0930 9
 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) _____ (3) _____
 (2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

WJH LLC a Delaware Limited Liability Co.
3300 Battleground Ave. Suite 101
Greensboro, NC 27410

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

David Shurtleff and Elizabeth Shurtleff
1062 West Kachina Drive
Coolidge, AZ 85128

(b) Are the Buyer and Seller related? Yes No

If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

1062 West Kachina Drive
Coolidge, AZ 85128

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

David Shurtleff and Elizabeth Shurtleff
1062 West Kachina Drive
Coolidge, AZ 85128

(b) Next tax payment due 10/19

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. Agriculture
- 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 [Signature]

State of Arizona, County of Pinal

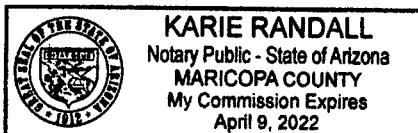
Subscribed and sworn to before me on this 24 day of June 20 19

Notary Public [Signature]

Notary Expiration Date 4/9/22

19

DOR FORM 82162 (04/2014)



FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
 FEE NO 2019-050337
 RECORD DATE 06/25/2019

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: \$ 160,000.00 00

11. DATE OF SALE (Numeric Digits): 0 5 / 1 9
 Month/Year

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: \$ 0.00 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):

David Shurtleff and Elizabeth Shurtleff
1062 West Kachina Drive
Coolidge, AZ 85128

18. LEGAL DESCRIPTION (attach copy if necessary):

Lot 93, of McClellan Meadows (F/ 175)

Signature of Buyer / Agent [Signature]

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 24 day of June 20 19

Notary Public [Signature]

Notary Expiration Date 3/5/2020

