



WHEN RECORDED, RETURN TO: MARK J. VALENTINE, ESQ. Valentine & Valentine, P.C. 6831 N. Oracle Road, Suite 145 Tucson, AZ 85704

DATE/TIME: 10/31/2019 1214 FEE: \$30.00 PAGES: 1 FEE NUMBER: 2019-092569

SPECIAL WARRANTY DEED

FOR THE CONSIDERATION of Ten (\$10.00) Dollars, and other good and valuable consideration EDWARD T. NASALIK, a married man ("Grantor"), does hereby convey to EDWARD T. NASALIK, Trustee under the EDWARD T. NASALIK QUALIFIED PERSONAL RESIDENCE TRUST, dated October 29, 2019, and any amendments thereto ("Grantees"), his undivided fifty percent (50%) interest in the following described real property situated in the County of Pinal, State of Arizona, together with all rights and privileges appurtenant thereto, to wit:

Lot 12, SADDLEBROOKE RANCH UNIT FOUR "B", according to Map recorded at Fee No. 2015-6731, records of Pinal County, Arizona;

EXCEPT all oil, gas, other hydrocarbon substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer 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 pursuant to the provisions of Arizona Revised Statutes 37-231, as set forth in Patent of said land at Fee No. 2002-42221.

SUBJECT TO: (a) current taxes, assessments, reservations, in patents, all rights of way, easements, encumbrances, liens, obligations, liabilities, covenants, conditions, restrictions and all other matters as may appear in the records of Pinal County, Arizona; (b) all matters that would be disclosed by an inspection or an accurate ALTA/ACSM survey of the Property

Trustee named herein state that pursuant to the provisions of A.R.S. §33-404, the name and address of the Beneficiary under the EDWARD T. NASALIK QUALIFIED PERSONAL RESIDENCE TRUST, dated October 29, 2019, is as follows: EDWARD T. NASALIK, 32977 S. Egret Trail, Oracle, AZ 85622.

The Grantor hereby binds himself and his successors to warrant and defend the title, as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Exempt Pursuant to A.R.S. §11-1134(B)(8).

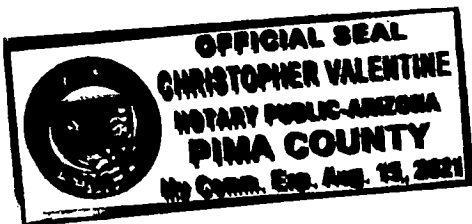
DATED: This 29th day of October, 2019.

Handwritten signature of Edward T. Nasalik

EDWARD T. NASALIK, Grantor

STATE OF ARIZONA)) ss. COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 29th day of October, 2019 by EDWARD T. NASALIK, Grantor.



Handwritten signature of Notary Public

My Commission Expires: 8/15/21