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OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross

DATE/TIME: 12/09/2019 1214
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2019-104694

SPACE ABOVE THIS LINE FOR RECORDER'S USE

AFTER RECORDING, MAIL TO:

DONALD DARRELL DENTON and
KATHLEEN ANN DENTON, as co-
Trustees
41424 N. Vicki St.
Queen Creek, AZ 85140

MAIL TAX STATEMENTS TO:

DONALD DARRELL DENTON and
KATHLEEN ANN DENTON, as co-
Trustees
41424 N. Vicki St.
Queen Creek, AZ 85140

PREPARED BY and

RECORDING REQUESTED BY
DONALD F. STEWARD,
AZCLDP No. 80339
6616 East 4th Street
Scottsdale, AZ 85251

WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, we,

DONALD D. DENTON and **KATHLEEN A. DENTON**, husband and wife, the GRANTORS,

Whose mailing address is 41424 N. Vicki St., Queen Creek, AZ 85140;

DO HEREBY CONVEY TO:

DONALD DARRELL DENTON and **KATHLEEN ANN DENTON**, as co-Trustees of **THE DENTON FAMILY TRUST**, U/A dated November 29th, 2019, the GRANTEE,

Whose mailing address is 41424 N. Vicki St., Queen Creek, AZ 85140;

All of THE FOLLOWING described real property located in the County of Pinal, State of Arizona:

Lot 481, Ironwood Crossing Unit 1, according to Cabinet H, Slide 11, records of Pinal County, Arizona.

Site Address: 41424 N. Vicki St., Queen Creek, AZ

Assessor's Parcel Number: 109-18-4810

EXEMPT: per A.R.S. §11-1134-B8

NOTE: Pursuant to A.R.S. 33-404, the names and addresses of the beneficiaries of the Grantee Trust are attached hereto in EXHIBIT "A" and by this reference 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, the GRANTORS do hereby bind themselves to warrant and defend the title as against all acts of the GRANTORS herein and no other.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

WITNESS our hand this 29 day of November, 2019.

DONALD D. DENTON

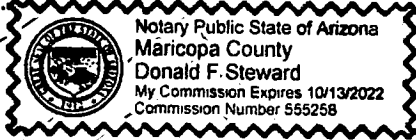
KATHLEEN A. DENTON

STATE OF ARIZONA

)
) ss.
)

COUNTY OF MARICOPA

On this 29th day of November, 2019, before me personally appeared **DONALD DARRELL DENTON** and **KATHLEEN ANN DENTON**, whose identities were proven to me on the basis of satisfactory evidence to be the persons who they claim to be, and acknowledged that they signed the above/attached document.



NOTARY PUBLIC

PROFFERS

EXHIBIT "A"

DISCLOSURE OF BENEFICIARIES

NAME

ADDRESS

1. **DONALD DARRELL DENTON** 41424 N. Vicki St., Queen Creek, AZ 85140
2. **KATHLEEN ANN DENTON** 41424 N. Vicki St., Queen Creek, AZ 85140
3. _____
4. _____
5. _____

CONFIDENTIAL