



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 09/30/2020 1017
FEE: \$30.00
PAGES: 2
FEE NUMBER: 2020-098753

Recorded at the Request of:
WFG National Title Insurance Company

When Recorded, Mail To:

Anthony George
40054 W Ganly Way
Maricopa, AZ 85138

Order No: 20-290453

Warranty Deed

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

Shafiullah Barezai and Qudsia Barezai, husband and wife

do/does hereby convey to

**Anthony George, a ~~married man as his sole and separate property~~
single man**

the following real property located in Pinal County, Arizona:

See legal description "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, the Grantor warrants the title against all persons whomsoever.

Dated this 22 day of September, 2020

Shafiullah BAREZAI
Shafiullah Barezai

Qudsia BAREZAI
Qudsia Barezai

STATE OF ARIZONA
COUNTY OF PINAL

This instrument was acknowledged before me this 22nd day of September, 2020 by Shafiullah Barezai and Qudsia Barezai.

Notary Public DINAH FERNANDEZ
My Commission Expires: Aug. 21, 2023

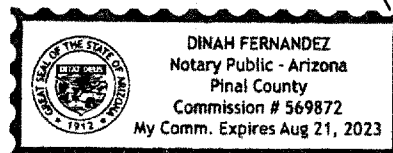


EXHIBIT "A"
Legal Description

Lot 95, of Final Plat for Parcel 20 at Homestead North, according to the plat of record in the office of the County recorder of Pinal County, Arizona, recorded in Cabinet G, Slide 129.

ARN: 512-48-7330

Homestead

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 512-48-7330
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. SELLERS NAME & ADDRESS:

Shafiullah Barezai and Qudsia Barezai
2708 Snyder Ave
Modesto, CA 95356

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

Anthony George
40054 W Ganly Way
Maricopa, AZ 85138

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

4. ADDRESS OF PROPERTY:

40054 W Ganly Way
Maricopa, AZ 85138

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

Anthony George
40054 W Ganly Way
Maricopa, AZ 85138

(b) Next tax payment due 3/1/2021

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box [Enter Data]

- a. Vacant Land
- b. Single Family Residence
- c. Condo or Townhouse
- d. 2-4 Plex
- e. Apartment Bldg.
- f. Commercial or Industrial Use
- g. Agriculture
- h. Mobile Home or Manufactured Home Affixed Not Affixed
- i. Other Specify: _____

7. RESIDENTIAL BUYERS 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" 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)

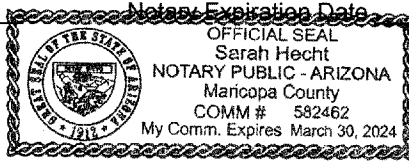
- (a) Warranty Deed
- (b) Special Warranty Deed
- (c) Joint Tenancy Deed
- (d) Contract or Agreement
- (e) Quit Claim Deed
- (f) Other

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.

Signed in Counterpart

Signature of Seller/Agent _____
 State of _____, County of _____
 Subscribed and sworn to before me on this ___ day of ___ 20__.
 Notary Public _____
 Notary Expiration Date _____

Anthony George
 Signature of Buyer/Agent _____
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me on this 28 day of Sept 2020.
 Notary Public Sarah Hecht
 Notary Expiration Date 3-30-2024



FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
 FEE NO 2020-098753
 RECORD DATE 09/30/2020

10. SALE PRICE: \$275,000.00

11. DATE OF SALE (Numeric Digits): 9/2020
 Month / Year

12. DOWN PAYMENT \$ 31,607 **70**

13. METHOD OF FINANCING: [Enter Data]

- 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: None

15. PARTIAL INTEREST: If only a partial interest is being sold, briefly describe the partial interest: None

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):

SELLER AND BUYER HEREIN

18. LEGAL DESCRIPTION (attach copy if necessary):

See attached Exhibit "A"

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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.

Shafiullah Barezai Qudsia Barezai
 Signature of Seller/Agent

State of ARIZONA, County of PINAL

Subscribed and sworn to before me on this 22 day of SEP 2020

Notary Public _____

Notary Expiration Date Aug. 21, 2023

FOR RECORDER'S USE ONLY

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 Month / Year

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Signature of Buyer/Agent _____

State of _____, County of _____

Subscribed and sworn to before me on this _____ day of _____ 20____

Notary Public _____

Notary Expiration Date _____

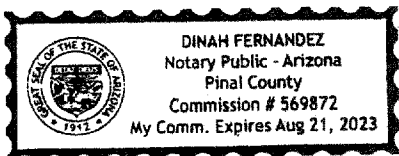


EXHIBIT "A"
LEGAL DESCRIPTION TO AFFIDAVIT OF PROPERTY VALUE

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