



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 03/19/2021 1143
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2021-033741

Recording requested by:
DHI-TITLE AGENCY

When Recorded Return To:
Allen Payne, Jr. and Sharon Michelle Payne
9411 East Grapefruit Drive
Florence, AZ 85132

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow No. 270-210700498

**CORPORATION
SPECIAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: THAT

D.R. Horton, Inc., a Delaware corporation

for consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, the GRANTOR herein, does hereby convey to

Allen Payne, Jr. and Sharon Michelle Payne, husband and wife

the GRANTEE, the following real property situated in Pinal County, Arizona:

Lot 294, of CRESTFIELD MANOR AT ARIZONA FARMS VILLAGE PARCEL 4, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 10;

EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Fee No. 2020-081531, wherein said minerals and substances were conveyed to DRH Energy, Inc., a Colorado corporation.

SUBJECT TO: Existing taxes, assessments, reservations in patents and all easements, rights of way, covenants, conditions, restrictions, obligations, and liabilities as may appear of record.

And the GRANTOR does warrant the title against all acts of Grantor, subject to the matters above set forth.

IN WITNESS WHEREOF, the GRANTOR has caused its corporate name to be signed by the undersigned officer.

CORPORATION SPECIAL WARRANTY DEED
(Continued)

Dated this 15th day of March, 2021.

D.R. Horton, Inc., a Delaware Corporation

BY: *Shirley E. Veer*
Authorized Representative

STATE OF ARIZONA

COUNTY OF MARICOPA

On this 15th day of March, 2021, before me, the undersigned, a Notary Public, personally appeared Shemie Vernam, who acknowledged themselves to be the Authorized Representative of D-R: Horton, Inc., a Delaware Corporation, and that they, being authorized so to do, executed this instrument for the purposes therein contained, by signing the name of the corporation by themselves as such representative.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Crystal Gurka
Notary Public
My Commission Expires: 8/5/24



Large, faint, stylized watermark text, possibly reading "D.R. Horton", is visible diagonally across the bottom right portion of the page.

ESCROW NO.: 270-210700498

ACCEPTANCE OF COMMUNITY PROPERTY WITH THE RIGHT OF SURVIVORSHIP

Allen Payne, Jr. and Sharon Michelle Payne, husband and wife 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 executed by **D.R. Horton, Inc., a Delaware corporation** as Grantors to **Allen Payne, Jr. and Sharon Michelle Payne, husband and wife** as Grantees, and which conveys certain premises described as:

Lot 294, of **CRESTFIELD MANOR AT ARIZONA FARMS VILLAGE PARCEL 4**, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 10;

EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Fee No. 2020-081531, wherein said minerals and substances were conveyed to DRH Energy, Inc., a Colorado corporation.

to the Grantees named therein, not as Tenants in Common, not 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: 03/16/2021

Grantee(s):

Allen Payne, Jr.
Allen Payne, Jr.

Sharon Michelle Payne
Sharon Michelle Payne

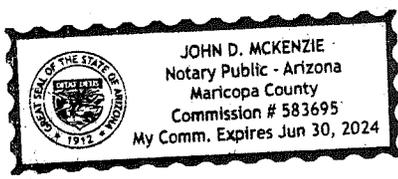
STATE OF ARIZONA

COUNTY OF MARICOPA

On this 16th day of March, 2021, before me, the undersigned, a Notary Public, personally appeared Allen Payne, Jr. and Sharon Michelle Payne, who acknowledged themselves to be the person(s) who signed the foregoing instrument for the purposes therein contained.

John D. McKenzie
Notary Public, State of Arizona
My Commission Expires: 06/30/2024

(SEAL)



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)
 Primary Parcel: 200-13-29404
 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) _____ (3) _____
 (2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS
D.R. Horton, Inc.
20410 North 19th Avenue, Suite 100
Phoenix, AZ 85027

3. (a) BUYER'S NAME AND ADDRESS:
Allen Payne, Jr. and Sharon Michelle Payne
407 East Mariana Street
Rialto, CA 92376
 (b) Are the Buyer and Seller related? Yes No
 If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:
9411 East Grapefruit Drive
Florence, AZ 85132

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)
Allen Payne, Jr. and Sharon Michelle Payne
9411 East Grapefruit Drive
Florence, AZ 85132
 (b) Next tax payment due: October 1, 2021

6. PROPERTY TYPE (for Primary Parcel): **NOTE: Check Only One Box**
 a. Vacant Land f. Commercial or Industrial Use
 b. Single Family Residence g. Agricultural
 c. Condo or Townhouse h. Mobile or Manufactured Home
 Affixed Not-Affixed
 d. 2-4 Plex i. Other Use; Specify: _____
 e. Apartment Building

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.

FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
 FEE NO 2021-033741
 RECORD DATE 03/19/2021

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):
 a. Warranty Deed d. Contract or Agreement
 b. Special Warranty Deed e. Quit Claim Deed
 c. Joint Tenancy Deed f. Other: _____

10. SALE PRICE: \$ 335465 00

11. DATE OF SALE (Numeric Digits): 02 / 2021
 Month / Year

12. DOWN PAYMENT \$ 67465 00

13. METHOD OF FINANCING:
 a. Cash (100% of Sale Price) e. New loan(s) from financial institution:
 (1) Conventional
 (2) VA
 (3) FHA
 b. Barter or trade
 c. Assumption of existing loan(s)
 d. Seller loan (Carryback) 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: N/A

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):
DHI Title Agency
20410 North 19th Avenue, Suite 120
Phoenix, AZ 85027
(480)778-0226

18. LEGAL DESCRIPTION (attach copy if necessary):
See Exhibit "A" attached hereto and made a part hereof.

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.

Devin Robinson
 Signature of Seller / Agent
 State of Arizona, County of Pinal maricopa TR
 Subscribed and sworn to before me on this 19 day of March, 2021
 Notary Public W. Raborn
 Notary Expiration Date 8/28/2021

Devin Robinson
 Signature of Buyer / Agent
 State of Arizona, County of Pinal maricopa TR
 Subscribed and sworn to before me on this 19 day of March, 2021
 Notary Public W. Raborn
 Notary Expiration Date 8/28/2021

DOR FORM 82162 (02/2019)

 **R. RABORN**
 Notary Public - Arizona
 Maricopa County
 Expires 08/28/2021

 **R. RABORN**
 Notary Public - Arizona
 Maricopa County
 Expires 08/28/2021

335465.00

EXHIBIT "A"

Lot 294, of CRESTFIELD MANOR AT ARIZONA FARMS VILLAGE PARCEL 4, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 10;

EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Fee No. 2020-081531, wherein said minerals and substances were conveyed to DRH Energy, Inc., a Colorado corporation.

CRESTFIELD MANOR AT ARIZONA FARMS VILLAGE PARCEL 4