



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 09/30/2021 1318
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2021-123919

Recording requested by:
DHI TITLE AGENCY

When Recorded Return To:
Ryan James Walter and Heather Lindsey Walter
44434 West Palo Amarillo Road
Maricopa, AZ 85138

1872

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow No. 270-210701755

**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

Ryan James Walter and Heather Lindsey Walter, husband and wife

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

Lot 177, of PALO BREA, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E of Maps, Slide 196, records of Pinal County, Arizona;

EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Document No. 2020-016096, 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.

COPIES

CORPORATION SPECIAL WARRANTY DEED

(Continued)

Dated this 16th day of September, 2021.

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

BY: *Am R*
Authorized Representative

STATE OF ARIZONA

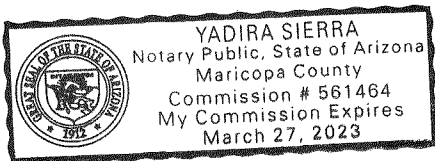
COUNTY OF MARICOPA

On this 16th day of September, 2021, before me, the undersigned, a Notary Public, personally appeared *Am R Brewer*, 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.

[Signature]
Notary Public

My Commission Expires: 3/27/2023



[Large diagonal watermark text: D.R. Horton, Inc.]

ESCROW NO.: 270-210701755

ACCEPTANCE OF COMMUNITY PROPERTY WITH THE RIGHT OF SURVIVORSHIP

Ryan James Walter and Heather Lindsey Walter, 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 **Ryan James Walter and Heather Lindsey Walter, husband and wife** as Grantees, and which conveys certain premises described as:

Lot 177, of PALO BREÁ, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E of Maps, Slide 196, records of Pinal County, Arizona;

EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Document No. 2020-016096, 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: 9-17-21

Grantee(s):

[Signature]
Ryan James Walter

[Signature]
Heather Lindsey Walter

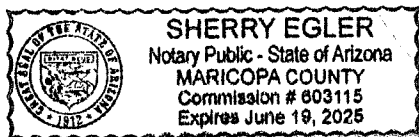
STATE OF ARIZONA

COUNTY OF MARICOPA

On this 17 day of Sept 2021, before me, the undersigned, a Notary Public, personally appeared Ryan James Walter and Heather Lindsey Walter, who acknowledged themselves to be the person(s) who signed the foregoing instrument for the purposes therein contained.

[Signature]
Notary Public, State of Arizona
My Commission Expires: 6/19/2025

(SEAL)



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 512-10-17700

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. 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:

Ryan James Walter and Heather Lindsey Walter
43312 W Wallner Drive
Maricopa, AZ 85138

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

4. ADDRESS OF PROPERTY:

44434 West Palo Amarillo Road
Maricopa, AZ 85138

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

Ryan James Walter and Heather Lindsey Walter
44434 West Palo Amarillo Road
Maricopa, AZ 85138

(b) Next tax payment due: March 1, 2022

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
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 2021-123919
RECORD DATE 09/30/2021

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: \$ 414925 00

11. DATE OF SALE (Numeric Digits): 05 / 2021
Month / Year

12. DOWN PAYMENT \$ 40485 00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price) e. New loan(s) from financial institution:
b. Barter or trade (1) Conventional
c. Assumption of existing loan(s) (2) VA
d. Seller loan (Carryback) (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:

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.

Signature of Seller / Agent
State of Arizona, County of Pinal
Subscribed and sworn to before me on this 14 day of September, 2021
Notary Public
Notary Expiration Date 8/28/2025

Signature of Buyer / Agent
State of Arizona, County of Pinal
Subscribed and sworn to before me on this 14 day of September, 2021
Notary Public
Notary Expiration Date 8/28/2025

DOR FORM 82162 (02/2019)

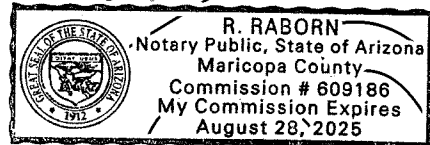
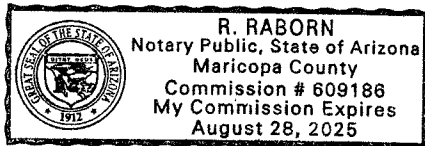


EXHIBIT "A"

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EXCEPTING THEREFROM the minerals and substances, and the associated rights thereto, described and conveyed in that certain instrument recorded at Document No. 2020-016096, wherein said minerals and substances were conveyed to DRH Energy, Inc., a Colorado corporation.

PALO BREA