



OFFICIAL RECORDS OF PINAL COUNTY RECORDER Virginia Ross Electronically Recorded

DATE/TIME: 04/15/2022 1556 FEE: \$30.00 PAGES: 4 FEE NUMBER: 2022-045712

at the request of Pioneer Title Agency, Inc.

When recorded mail to Michael Feehan Marla Feehan 16006 47th Ave S Tukwila, WA 98188

77106333-LHA

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration, I or we, Kenneth G Anderson and Nicole Anderson, Husband and Wife, as Community Property with Right of Survivorship do/does hereby convey to Michael Feehan and Marla Feehan, Husband and Wife, as Community Property with Right of Survivorship/ Community Property with right of survivorship the following real property situated in Pinal County, Arizona: See 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.

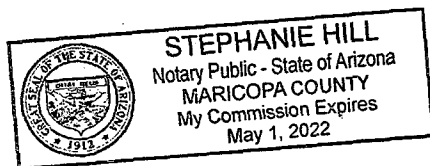
DATED: April 12, 2022

Signature of Kenneth G Anderson and name Kenneth G Anderson

Signature of Nicole Anderson and name Nicole Anderson

State of Arizona } } ss. County of Pinal }

The foregoing instrument was acknowledged before me this 12th day of April, 2022, by Kenneth G Anderson and Nicole Anderson.



Signature of Stephanie Hill and name Stephanie Hill NOTARY PUBLIC My commission expires: 5/1/2022

Exhibit A

Lot 25, PROVINCE PARCEL 11, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet H, Slide 58 and Affidavit of Correction recorded December 29, 2017 in Fee No. 2017-95025;

EXCEPT all uranium, thorium, or any other materials which may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as reserved in Patent to said land.

Warrant

ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP
(Deed)

Marla Feehan and Michael Feehan, Wife and Husband, as Community Property with Right of Survivorship, 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 which is dated April 12, 2022 and executed by Kenneth G Anderson and Nicole Anderson, Husband and Wife, as Community Property with Right of Survivorship, as Grantors, to Marla Feehan and Michael Feehan, Wife and Husband, as Community Property with Right of Survivorship, as Grantees, and which conveys certain premises described as:

See Exhibit A attached hereto and made a part hereof.

to the Grantees named therein, not as Tenants in Common nor as a Community Property Estate nor 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 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.

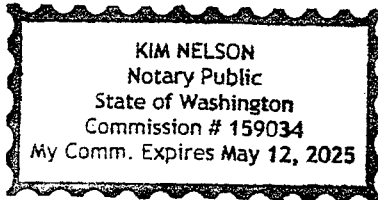
DATED: ~~April 12, 2022~~ April 14, 2022


Marla Feehan


Michael Feehan

State of Washington }
 } ss.
County of King }

The foregoing instrument was acknowledged before me this 14th day of April, 2022, by Marla Feehan and Michael Feehan.




NOTARY PUBLIC / Kim Nelson
My commission expires: 05/12/2025

Exhibit A

Lot 25, PROVINCE PARCEL 11, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet H, Slide 58 and Affidavit of Correction recorded December 29, 2017 in Fee No. 2017-95025;

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HOFFMAN'S

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 512-12-502
 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?

Please list the additional parcels below (attach list if necessary):

(1) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Kenneth G Anderson and Nicole Anderson
41615 W. Harvest Moon Dr.
Maricopa, AZ 85138

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

Michael Feehan and Marla Feehan and Michael Feehan
16006 47th Ave S
Tukwila, WA 98188

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

4. ADDRESS OF PROPERTY:

41615 W. Harvest Moon Dr.
Maricopa, AZ 85138

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

Michael Feehan and Marla Feehan and Michael Feehan
16006 47th Ave S
Tukwila, WA 98188

(b) Next tax payment due October 1, 2022

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box

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

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 definitions 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 2022-045712
 RECORD DATE 04/15/2022

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: _____

10. SALE PRICE: \$ 575,000.00

11. DATE OF SALE (Numeric Digits): 03 / 2022
 Month / Year

12. DOWN PAYMENT \$ _____

13. METHOD OF FINANCING:

- 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: _____

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):

Pioneer Title Agency, Inc.
225 E Germann Road, Ste 270, Gilbert, AZ 85297
 Phone: (480) 857-2100

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.

Kenneth G. Anderson
 Signature of Seller / Agent

State of AZ County of Pinal

Subscribed and sworn to before me on this 12th day of April 20 22

Notary Public Stephanie Hill

Notary Expiration Date 5/11/2022

Kyle Blalock
 Signature of Buyer / Agent

State of ARIZONA County of Maricopa

Subscribed and sworn to before me on this 5th day of April 20 22

Notary Public Lori K. Havens

Notary Expiration Date 1-24-26

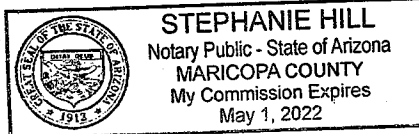


EXHIBIT "A"
Legal Description

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NOT AFFIDAVIT