



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 06/22/2022 1344

FEE: \$30.00

PAGES: 2

FEE NUMBER: 2022-071682

Homeward Title-HTAZ-22-109

Recording Requested by:
Homeward Title Agency West, LLC

When recorded and funded return to:
PURCHASING FUND 2021-1, LLC, a
Delaware Limited Liability Company
916 S. Capital of Texas Highway, Suite
2.200, Austin, TX 78746

WARRANTY DEED

File No. HTAZ-22-109

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

KELLY LORD, TRUSTEE OF THE KATHLEEN SCHROEDER TRUST, DATED DECEMBER 4, 2015, the
GRANTOR does hereby convey to

PURCHASING FUND 2021-1, LLC, A DELAWARE LIMITED LIABILITY COMPANY, THE GRANTEE
the following described real property situated in PINAL, Arizona:

LOT 4, OF ANTHEM AT MERRILL RANCH PHASE 1A-UNIT 4, ACCORDING TO CABINET F, SLIDE 149,
RECORDS OF PINAL COUNTY, ARIZONA.

Subject to: Existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements,
and all other matters of record.

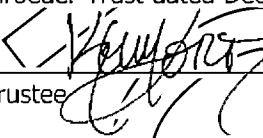
And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters set
forth above.

Dated: June 16, 2022

File No.: HTAZ-22-109
A.P.N.: 211-10-0390

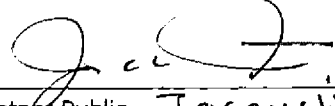
Warranty Deed - Continued

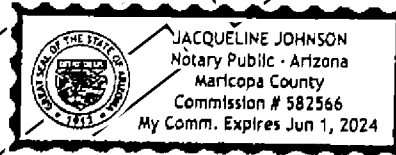
The Kathleen Schroeder Trust dated December 4, 2015

By:  (SEAL)
Kelly Lord, Trustee

STATE OF ARIZONA
COUNTY OF Maricopa

On this 22nd day of June, 2022, before me personally, appeared Kelly Lord, Trustee of The Kathleen Schroeder Trust dated December 4, 2015, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be, and acknowledged that he or she signed the above/attached document.

, notary public
Notary Public Jacqueline Johnson



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 211-10-0390
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:

Kelly Lord, Trustee of The Kathleen Schroeder Trust dated
December 4, 2015
6656 West Heritage Way
Florence, AZ 85132

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

PURCHASING FUND 2020-1 LLC
916 South Capital of Texas Highway, 2.200
Austin, TX 78746

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

4. ADDRESS OF PROPERTY:

6656 West Heritage Way
Florence, AZ 85132

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

PURCHASING FUND 2020-1 LLC
916 South Capital of Texas Highway, 2.200
Austin, TX 78746

(b) Next tax payment due 10/01/2022

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 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.

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 _____, County of _____
Subscribed and sworn to before me on this ____ day of _____ 20__
Notary Public _____
Notary Expiration Date _____

FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
FEE NO 2022-071682
RECORD DATE 06/22/2022

- 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: \$ 365,000.00

11. DATE OF SALE (Numeric Digits): 06 / 22
Month / Year

12. DOWN PAYMENT \$ 8,000.00

- 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:
\$ _____ 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:

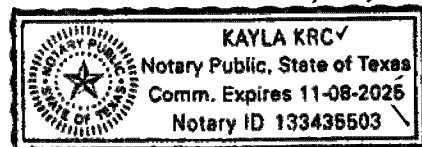
(a) Did the Sale price in Item 10 include solar energy devices, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes No

If Yes, briefly describe the solar / energy efficient components: _____

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):
Buyer and seller listed herein
Phone: _____

18. LEGAL DESCRIPTION (attach copy if necessary):
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Signature of Buyer / Agent _____
State of Texas, County of Travis
Subscribed and sworn to before me on this 14th day of June 2022
Notary Public _____
Notary Expiration Date 11-08-2025



AFFIDAVIT OF PROPERTY VALUE

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

(1) _____ (2) _____
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2. SELLER'S NAME AND ADDRESS:

Kelly Lord, Trustee of The Kathleen Schroeder Trust dated December 4, 2015
6656 West Heritage Way
Florence, AZ 85132

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

PURCHASING FUND 2021 -11 LLC
916 South Capital of Texas Highway, 2.200
Austin, TX 78746

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

4. ADDRESS OF PROPERTY:

6656 West Heritage Way
Florence AZ 85132

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

PURCHASING FUND 2021 -11 LLC
916 South Capital of Texas Highway, 2.200
Austin, TX 78746

(b) Next tax payment due 10/01/2022

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

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8. If you checked e or f in Item 6 above, indicate the number of units:

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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

Signature of Seller / Agent [Signature]

State of Arizona County of Maricopa

Subscribed and sworn to before me on this 22nd day of June 2022

Notary Public Jacqueline Johnson, Notary Public

Notary Expiration Date June 15th 2024

FOR RECORDER'S USE ONLY

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: _____

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Phone: / / < >

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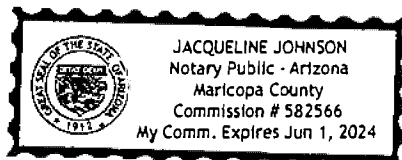


EXHIBIT "A"
Legal Description

LOT 4, OF ANTHEM AT MERRILL RANCH PHASE 1A-UNIT 4, ACCORDING TO CABINET F, SLIDE 149,
RECORDS OF PINAL COUNTY, ARIZONA.

UNOFFICIAL