



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Virginia Ross
Electronically Recorded

DATE/TIME: 07/18/2022 1114
FEE: \$30.00
PAGES: 4
FEE NUMBER: 2022-080128

at the request of Pioneer Title Agency, Inc.

When recorded mail to
Diego Aaron Prado Flores

76604663-TCS

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration, I or we,
Rafael Francisco Robles, A Single Man do/does hereby convey to
Diego Aaron Prado Flores and Karina R Prado, Husband and Wife
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.

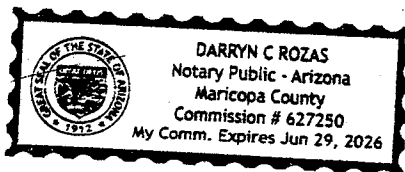
DATED: July 6, 2022

Rafael Francisco Robles

Rafael Francisco Robles

State of Arizona }
 } ss.
County of Pinal }

The foregoing instrument was acknowledged before me this 13 day of JULY, 2022, by
Rafael Francisco Robles.



[Signature]
NOTARY PUBLIC

My commission expires: 06/29/2026

Exhibit A

The West half of the West half of the North half of the Southwest quarter of the Northeast quarter of the Southeast quarter of Section 5, Township 1 North, Range 8 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

EXCEPT all coal, oil gas and other mineral deposits as reserved in the Patent recorded in Docket 261, page 359.

Maricopa

ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP
(Deed)

Diego Aaron Prado Flores and Karina R. Prado, 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 which is dated July 6, 2022 and executed by Rafael Francisco Robles, as Grantors, to Diego Aaron Prado Flores and Karina R. Prado, Husband and Wife, 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: July 6, 2022



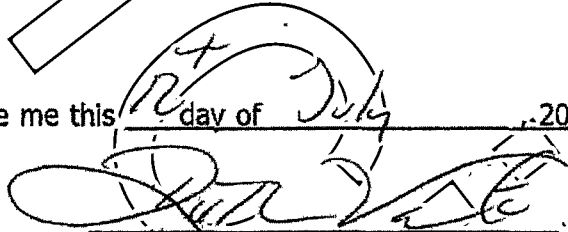
Diego Aaron Prado Flores



Karina R. Prado

State of AR }
County of Maricopa } ss.

The foregoing instrument was acknowledged before me this 06 day of July, 2022, by Diego Aaron Prado Flores and Karina R. Prado.



NOTARY PUBLIC

My commission expires: 5/7/2024



Exhibit A

The West half of the West half of the North half of the Southwest quarter of the Northeast quarter of the Southeast quarter of Section 5, Township 1 North, Range 8 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

EXCEPT all coal, oil, gas and other mineral deposits as reserved in the Patent recorded in Docket 261, page 359.

Maricopa

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 100-10-034
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:

Rafael Francisco Robles
317 W Frontier St.
Apache Junction, AZ 85120

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

Diego Aaron Prado Flores and Karina R Prado
6441 E. Sierra Morena St.
Mesa, AZ 85215

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

4. ADDRESS OF PROPERTY:

355 W Frontier
Apache Junction, AZ 85120

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

Diego Aaron Prado Flores and Karina R Prado
#4

(b) Next tax payment due 10-2022

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.

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 Maricopa
Subscribed and sworn to before me on this 13 day of JULY 2022
Notary Public [Signature]
Notary Expiration Date 4/27/2024

Signature of Buyer / Agent _____
State of AZ, County of Maricopa
Subscribed and sworn to before me on this 13 day of JULY 2022
Notary Public [Signature]
Notary Expiration Date 5/17/2024

FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
FEE NO 2022-080128
RECORD DATE 07/18/2022

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: \$ 610,000.00

11. DATE OF SALE (Numeric Digits): 07 / 2022
Month / Year

12. DOWN PAYMENT \$ 122,000.00

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):
Pioneer Title Agency, Inc.
16920 W. Bell Road, Ste 101, Surprise, AZ 85374
Phone: (623) 536-3120

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

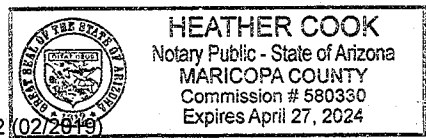


EXHIBIT "A"
Legal Description

The West half of the West-half of the North half of the Southwest quarter of the Northeast quarter of the Southeast quarter of Section 5, Township 1 North, Range 8 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

EXCEPT-all coal, oil gas and other mineral deposits as reserved in Docket 261, page 359.

Maricopa