



DATE/TIME: 11/16/2022 1206
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2022-116004

This instrument was recorded at the request of:

Phelps LaClair, PLC
7227 E. Baseline Road
Suite 103
Mesa, Arizona 85209

The recording official is directed to return
this instrument or a copy to the above person.

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SPECIAL WARRANTY DEED

Effective Date:

November 16, 2022

County and State Where Located:

Pinal County, Arizona

Grantor:

William Kenneth Hammerton and Lana
Hammerton, husband and wife

Grantee:

William K. Hammerton and Lana
Hammerton, Trustees of the Hammerton
Family Trust, dated June 17, 2008

Address, Location, or Parcel No.:

29055 N. Fire Agate Road
San Tan Valley, Arizona 85143

Exemption:

A.R.S. §11-1134(B)(8)

Subject Real Property (Legal Description):

SEE EXHIBIT A

SUBJECT TO current taxes, assessments, reservations in patents, and all easements,
rights-of-way, encumbrances, liens, covenants, conditions, and restrictions as may
appear of record.

The lifetime beneficiaries of the Hammerton Family Trust, dated June 17, 2008 (Grantee),
are William K. Hammerton and Lana Hammerton, whose address is 29055 N. Fire Agate
Road, San Tan Valley, Arizona 85143.

For valuable consideration, Grantor conveys to Grantee all rights, title, and interest of Grantor in Subject Real Property. Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters set forth above.



William Kenneth Hammerton



Lana Hammerton

STATE OF ARIZONA)
) ss.
COUNTY OF MARICOPA)

On this date, November 16, 2022, the foregoing instrument was acknowledged before me by William Kenneth Hammerton and Lana Hammerton who acknowledged that they are the persons named herein and that they executed the foregoing instrument for the purposes contained therein.

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



Notary Public

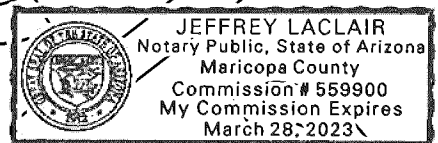


EXHIBIT A

LOT 712, OF THE VILLAGE AT COPPER BASIN UNIT 5B, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN FEE NO. 2013-074919 AND AFFIDAVIT OF CORRECTION RECORDED IN FEE NO. 2015-060349, OF OFFICIAL RECORDS;

EXCEPT ALL MINERALS AND SUBSTANCES, AND THE ASSOCIATED RIGHTS, AS DESCRIBED AND CONVEYED IN THAT CERTAIN INSTRUMENT RECORDED IN FEE NO. 2007-036588, OF OFFICIAL RECORDS, WHEREIN SAID MINERALS AND SUBSTANCES WERE CONVEYED TO DRH ENERGY, INC., A COLORADO CORPORATION.

DRH Energy, Inc.