



DATE/TIME: 08/31/2023 0951
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Recording Requested By:
Knight Law PLC

Send Tax Information To:
ROGER W. ROBERTS
CHRISTA K. ROBERTS
30909 N. Orange Blossom Cir.
San Tan Valley, Arizona 85143

EXEMPT UNDER A.R.S. § 11 ARS 1134(B)(12)

BENEFICIARY DEED

Effective Date: August 30, 2023	County and State Where Real Property is located: Pinal, Arizona
GRANTOR (Name and Address) ROGER W. ROBERTS and CHRISTA K. ROBERTS, husband and wife 30909 N. Orange Blossom Cir. San Tan Valley, Arizona 85143	GRANTEE (Name and Address): Then acting Trustee of THE ROBERTS FAMILY-REVOCABLE TRUST dated August 30, 2023 30909 N. Orange Blossom Cir. San Tan Valley, Arizona 85143
Subject Real Property (Address or Location) 30909 N. Orange Blossom Cir. San Tan Valley, Arizona 85143	APN: 210-75-6030
Subject Real Property (Legal Description): See Exhibit A attached hereto Only effective upon the death of the last Grantor to die, Grantor transfers to Grantee all right, title and interest of Grantor in Subject Real Property together with all rights and privileges appurtenant or to become appurtenant to Subject Real Property, subject to all taxes, assessments, patent reservations and exceptions, and all easements, right of way, covenants, conditions, restrictions, encumbrances, and liens of record. Pursuant to A.R.S. § 33-404, ROGER W. ROBERTS and CHRISTA K. ROBERTS are the beneficiaries of the Trust named as Grantee above; additional beneficiaries are named in the Trust, but their interest is only contingent at this time.	

IN WITNESS WHEREOF, the undersigned have executed this Beneficiary Deed effective this 30th day of August, 2023.

GRANTORS

Roger W. Roberts
ROGER W. ROBERTS

Christa K Roberts
CHRISTA K. ROBERTS

STATE OF ARIZONA)
) SS.
County of Maricopa)

The foregoing instrument was acknowledged before me this 30th day of August, 2023, by ROGER W. ROBERTS and CHRISTA K. ROBERTS.

Emma Thompson
Notary Public

My Commission Expires: January 04, 2027

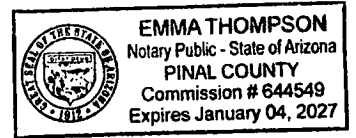


EXHIBIT A

(Legal Description)

LOT 603, JOHNSON RANCH UNITS 19, 43, 44, and 45, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet F, Slide 100;

EXCEPT all coal and other minerals as reserved in the Patent for United State of America.