

RECORDING REQUESTED BY
AMERICAN TITLE SERVICE AGENCY, LLC.

AND WHEN RECORDED MAIL TO:

JONATHON VARELA CHAPARRO AND MIRTHA I.
CHAPARRO CHAVEZ
5401 W. ENCANTO VERDE CT.
QUEEN CREEK, AZ 85142

Escrow #: 241638-042



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis
Electronically Recorded

DATE/TIME: 10/30/2023 1357
FEE: \$30.00
PAGES: 1
FEE NUMBER: 2023-079925

SPACE ABOVE THIS LINE FOR RECORDER'S USE

3 of 4

DISCLAIMER DEED

EXEMPT ARS 11-1134 B-3

WITNESSETH THIS DISCLAIMER DEED, made by

Martin Varela Montes,

hereinafter called "the undersigned" to

Mirtha I. Chaparro,

hereinafter called "the spouse;"

WHEREAS:

1. The spouse has acquired title to the following described property situated in Pinal County, State of Arizona, to-wit:
Lot 69, of SAN TAN HEIGHTS PARCEL A - 5, according to the Plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 125.
2. The property above described is the sole and separate property of the spouse having been purchased with separate funds of the spouse.
3. The undersigned has no present right, title, interest, claim or lien of any kind or nature whatsoever in, to or against said property. This instrument shall also constitute a waiver, by the undersigned, in favor of any mortgagee, deed of trust beneficiary or deed of trust trustee of any right to file a declaration or claim of homestead affecting the above described property.
4. This instrument is executed not for the purpose of making a gift to the spouse, but solely for the purpose of clearly showing of record that the undersigned has and claims no interest in and to said property, the undersigned expecting third persons to rely on this disclaimer.

NOW, THEREFORE, in consideration of the premises, the undersigned does hereby disclaim, remise, release and quitclaim unto the spouse and to the heirs and assigns of said spouse forever, all right, title, interest, claim and demand which the undersigned might appear to have in and to the above described property.

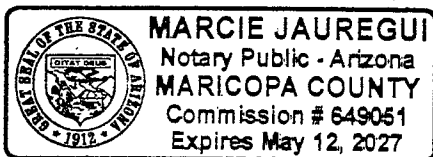
Dated: October 20, 2023

GRANTOR:

Martin Varela Montes
Martin Varela Montes

State of Arizona

County of Pinal



On this 28th day of October, 2023, personally appeared Martin Varela Montes, 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.

Marcie Jauregui
Notary Public

My commission expires on [5/12/2027]

(Affix notary seal here)