



When recorded return to:

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Casa Grande, AZ 85122

DATE/TIME: 11/15/2023 1134
FEE: \$30.00
PAGES: 4
FEE NUMBER: 2023-083589

SPECIAL WARRANTY DEED

EXEMPT FROM AFFIDAVIT PURSUANT TO A.R.S. §11-1134 B-8

GRANTOR: PATE FAMILY LIMITED PARTNERSHIP, an Arizona limited Partnership

GRANTEE: LYNN M. PATE, a married man as his sole and separate property

LEGAL DESCRIPTION OF SUBJECT REAL PROPERTY LOCATED IN PINAL COUNTY, ARIZONA:

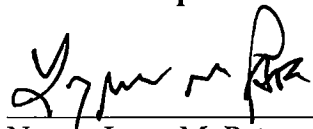
See Exhibit "A" attached hereto and incorporated herein.

For valuable consideration, Grantor hereby conveys 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, and warrants the title as against all acts of the Grantor herein and no other, subject to the matter above set forth, and subject to assessments, reservations in patents, easements, rights-of-way, covenants, conditions, restrictions, obligations and liabilities and all other matters affecting title as may appear of record.

Dated this 14th day of November, 2023.

GRANTOR:
PATE FAMILY LIMITED PARTNERSHIP,
an Arizona limited partnership

By:



Name: Lynn M. Pate
Title: Director and Shareholder, Janannlynn Investments, Inc.
an Arizona corporation
Its: General Partner

By:



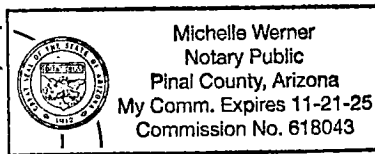
Name: Janice G. Tarleton
Title: Secretary and Shareholder, Janannlynn Investments, Inc.
an Arizona corporation
Its: General Partner

STATE OF ARIZONA)
) ss.
County of Pinal)

SUBSCRIBED AND SWORN TO before me this 14th day of November,
November, 2023 by Lynn M. Pate, Director and Shareholder of Janannlynn Investments, Inc., the
General-Partner of Pate Family Limited Partnership.

Michelle Werner
Notary Public

Notary Seal and Expiration Date:



STATE OF ARIZONA)
) ss.
County of Pinal)

SUBSCRIBED AND SWORN TO before me this 14th day of November,
November, 2023 by Janice G. Tarleton, Secretary and Shareholder of Janannlynn Investments, Inc.,
the General Partner of Pate Family Limited Partnership.

Michelle Werner
Notary Public

Notary Seal and Expiration

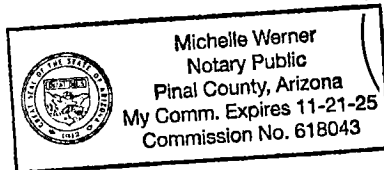


EXHIBIT "A"

Parcel No. 1:

Lot 73, of CASA GRANDE LINKS, according to the plat of record in the office of the County Recorder of Pinal County, Arizona recorded in Cabinet C, Slide 90.

APN: 504-63-0730

Parcel No. 2:

Lot 62, of SMOKETREE UNIT 1-C, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, in Cabinet C of Maps, Slide 131.

APN: 505-77-0620

Parcel No. 3:

Lot 149, COTTONWOOD RANCH-PARCEL "T", according to Cabinet E, Slide 146, Records of Pinal County, Arizona;

EXCEPT all gas, oil, metals and mineral rights reserved in the Patent from the State of Arizona.

APN: 505-01-1510

Parcel No. 4:

Lot 25, of Block "H" of MISSION ROYALE, according to the Plat of record in the Office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D, Slide 184.

APN: 505-25-1250

Parcel No. 5:

Lot 13, of PARKVIEW AT SIERRA RANCH, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, in Cabinet A of Maps, Slides 182 and thereafter corrected by Declaration of Scrivener's Error recorded in Docket 1416, Page 629.

APN: 505-50-0130

Parcel No. 6:

Lot 6, of LA ESCONDIDA, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, in Cabinet A of Maps, Slide 129.

APN: 505-47-0060

Parcel No. 7:

Lot 21, of SANDALWOOD PHASE 2, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet C, Slide 84 and Certificate of Correction recorded as 99-023400, of Official Records.

APN: 505-69-0210

Parcel No. 8:

Lot 98, of MISSION RANCH, according to the plat recorded in Cabinet G, Slide 29, records of Pinal County, Arizona.

Except all Uranium, Thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, as reserved in Patent from United States of America.

APN: 505-03-1980

Parcel No. 9:

Lot 191, of COPPER VISTA PHASE III, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D, Slide 70 and Affidavit of Correction recorded as 2002-060892.

APN: 509-31-2170

Parcel No. 10:

Lots 7 and 8, of AMENDED CASA GRANDE TOWNHOMES UNIT TWO, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet A, Slide 41 and Affidavit of Correction recorded as 1995-032101 of Official Records.

Together with an undivided interest in the common area as set forth in Instrument recorded as Docket 1815, Page 603; amended as 1995-020173, re-recorded as 1995-32753 of Official Records and plat recorded in Cabinet A, Slide 41, records of Pinal County, Arizona.

APN: 506-04-244A