



DATE/TIME: 03/05/2024 1416  
FEE: \$30.00  
PAGES: 2  
FEE NUMBER: 2024-016032

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**AFTER RECORDING, MAIL TO:**

Matthew J. Silcock  
533 W. Park Ave.  
Chandler, Arizona 85225

**MAIL TAX STATEMENTS TO:**

Matthew J. Silcock  
533 W. Park Ave.  
Chandler, Arizona 85225

**PREPARED BY and  
RECORDING REQUESTED BY**

BERNARD J. JOHNSEN, Esq.  
1820 East Ray Road  
Chandler, Arizona 85225

**WARRANTY DEED**

FOR GOOD AND VALUABLE CONSIDERATION, I,

MATTHEW J. SILCOCK, a married man, as his sole and separate property, the GRANTOR,

DO HEREBY CONVEY TO:

MC3 HOLDINGS 2, LLC, An Arizona Limited Liability Company, the GRANTEE,

All of THE FOLLOWING described real property located in the County of Pinal, State of Arizona:

Lot 376, IRONWOOD CROSSING-UNIT-1, according to Cabinet-H, slide 011, Records of Pinal County, Arizona.

More commonly known as 63 W. Dragon Tree Avenue, San Tan Valley, Arizona 85140.

**EXEMPT: per A.R.S. §11-1134-B7C**

NOTE: Pursuant to A.R.S. 33-404, the names and addresses of the beneficiaries of the Grantee Trust are attached hereto in EXHIBIT "A" and by this reference 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 does hereby bind themselves to warrant and defend the title as against all acts of the GRANTOR herein and no other.

Dated March 4, 2024.

**MATTHEW J. SILCOCK, GRANTOR**

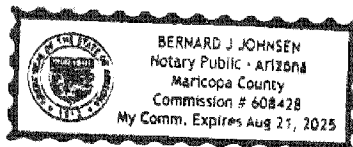
STATE OF ARIZONA )

) ss.  
)

COUNTY OF MARICOPA )

On March 4, 2024, before me personally appeared MATTHEW J. SILCOCK, whose identity was proven to me on the basis of satisfactory evidence to be the person who he claims to be, and acknowledged that he signed the above/attached document.

**NOTARY PUBLIC**



# EXHIBIT "A"

## DISCLOSURE OF BENEFICIARIES

NAME

ADDRESS

1. Cassi M. Silcock 533 W. Park Ave., Chandler, Arizona 85225
2. Matthew J. Silcock 533 W. Park Ave., Chandler, Arizona 85225
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_

CONFIDENTIAL