



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis
Electronically Recorded

DATE/TIME: 06/20/2024 1025
FEE: \$30.00
PAGES: 5
FEE NUMBER: 2024-046301

Recording Requested by:
First American Title Insurance Company

When recorded mail to:
Frank J. and Gail M. Skocypec Living Trust
7510 East Golden Eagle Circle
Gold Canyon, AZ 85118

112
WARRANTY DEED

File No. 240-6314608 (ckm)

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,

W. Dale Den Herder, Trustee of The W. Dale Den Herder Revocable Trust, created by that trust agreement dated August 28, 2012, and Karen R. Den Herder as Trustee of The Karen R. Den Herder Revocable Trust, created by that trust agreement dated August 28, 2012, the GRANTOR does hereby convey to

Gail M. Skocypec and Frank J. Skocypec, as Trustees of The Frank J. Skocypec and Gail M. Skocypec Living Trust dated January 01-05-2023, the GRANTEE

the following described real property situated in Pinal County, Arizona:

Lot 22, of REPLAT OF GOLDEN EAGLE VILLAGE AT SUPERSTITIION FOOTHILLS, according to the plat of record in the office of the County recorder of Pinal County, Arizona, recorded in Cabinet C, Slide 101A and Affidavit of Corrections recorded as 99-043245 and recorded as 2002-043572, both of official records.

Except 1/16th of all oil, gas, other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer of every name and description, together with all uranium, thorium, or any other materials which may be determined to be particularly essential to the production of fissionable materials as provided by ARS 37-231, as reserved in the patent to said land.

Pursuant to ARS 33-404, Beneficiaries names and addresses under said trust(s) are disclosed in Beneficiary Disclosure attached hereto.

Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements and all other matters of record.

And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters set forth above.

File No.: 240-6314608 (ckm)
A.P.N.: 107-09-0220 B

Warranty Deed - continued

DATED: May 22, 2024

W. Dale Den Herder, Trustee of The W. Dale Den Herder Revocable Trust dated August 28, 2012

W. Dale Den Herder
W. Dale Den Herder, Trustee

Karen R. Den Herder as Trustee of The Karen R. Den Herder Revocable Trust dated August 28, 2012

Karen R. Den Herder
Karen R. Den Herder, Trustee

STATE OF IA)
County of Sioux)ss.

On June 13, 2024, before me, the undersigned Notary Public, personally appeared **W. Dale Den Herder, Trustee of The W. Dale Den Herder Revocable Trust dated August 28, 2012**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) (s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument (s) are the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 01/15/25

Nicole M. Raml
Notary Public

STATE OF IA)
County of Sioux)ss.

On June 13, 2024, before me, the undersigned Notary Public, personally appeared Karen R. Den Herder as Trustee of The Karen R. Den Herder Revocable Trust dated August 28, 2012, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) (s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument (s) are the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 01/15/25

Nicole M. Raml
Notary Public



File No.: 240-6314608 (ckm)
A.P.N.: 107-09-0220 8

Warranty Deed - continued

BENEFICIARY DISCLOSURE

May 22, 2024

First American Title Insurance Company
6877 South Kings Ranch Road, Ste 5
Gold Canyon, AZ 85118

RE: Escrow No. 240-6314608

The undersigned, being the Trustee(s) of the The W. Dale Den Herder Revocable Trust dated August 28, 2012, do(es) hereby certify that as of this date, said Trust Agreement is in full force and effect and has not been amended, modified or revoked.

The names and addresses of the beneficiaries of the trust, which must be disclosed on the deed, are as follows:

NAME: W Dale Den Herder
ADDRESS: 2517 RIDGE Rd - Sioux Center, IA
51250

NAME: Karen R Den Herder
ADDRESS: 2517 RIDGE Rd / Sioux Center, IA
51250

NAME: _____
ADDRESS: _____

The W. Dale Den Herder Revocable Trust dated August 28, 2012

W. Dale Den Herder
W. Dale Den Herder, Trustee

File No.: 240-6314608 (ckm)
A.P.N.: 107-09-0220'8

Warranty Deed - continued

BENEFICIARY DISCLOSURE

May 22, 2024

First American Title Insurance Company
6877 South Kings Ranch Road, Ste 5
Gold Canyon, AZ 85118

RE: Escrow No. 240-6314608

The undersigned, being the Trustee(s) of the The Karen R. Den Herder Revocable Trust dated August 28, 2012, do(es) hereby certify that as of this date said Trust Agreement is in full force and effect and has not been amended, modified or revoked.

The names and addresses of the beneficiaries of the trust, which must be disclosed on the deed, are as follows:

NAME: W Dale Den Herder
ADDRESS: 2517 RIDGE Rd Sioux Center, IA
51250

NAME: Karen R Den Herder
ADDRESS: 2517 RIDGE Rd Sioux Center, IA
51250

NAME: _____
ADDRESS: _____

The Karen R. Den Herder Revocable Trust dated August 28, 2012

Karen R. Den Herder
Karen R. Den Herder, Trustee

File No.: 240-6314608 (ckm)
A.P.N.: 107-09-0220 8

Warranty Deed - continued

BENEFICIARY DISCLOSURE

May 22, 2024

First-American Title Insurance Company
6877 South Kings Ranch Road, Ste 5
Gold Canyon, AZ 85118

RE: Escrow No. 240-6314608

The undersigned, being the Trustee(s) of the Frank J. Skocypec & Gail M Skocypec, as Trustees of The Living Trust dated January 5, 2023, do(es) hereby certify that as of this date said Trust Agreement is in full force and effect and has not been amended, modified or revoked.

The names and addresses of the beneficiaries of the trust, which must be disclosed on the deed, are as follows:

NAME:

Frank J. and Gail M. Skocypec

ADDRESS:

7510 E. Golden Eagle Circle, Gold Canyon AZ 85118

NAME:

ADDRESS:

NAME:

ADDRESS:

Frank J. Skocypec & Gail M Skocypec, as Trustees of The Living Trust dated January 5, 2023


Frank J. Skocypec, Trustee


Gail M. Skocypec, Trustee

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 107-09-0220 8
 BOOK MAP PARCEL SPLIT

Does this sale include any parcels that are being split / divided?

Check one: Yes No

How many parcels, other than the Primary Parcel, are included in this sale?

Please list the additional parcels below (attach list if necessary):

(1) _____ (3) _____
 (2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

W. Dale Den Herder Revocable Trust and Karen R. Den Herder
 Revocable Trust
 2517 Ridge Road
 Sioux Center, IA 51250

3. (a) BUYER'S NAME AND ADDRESS:

Frank J. and Gail M. Skocypiec Living Trust
 7510 East Golden Eagle Circle
 Gold Canyon, AZ 85118

(b) Are the Buyer and Seller related? Yes No
 If Yes, state relationship:

4. ADDRESS OF PROPERTY:

7510 East Golden Eagle Circle
 Gold Canyon, AZ 85118

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)

Frank J. and Gail M. Skocypiec Living Trust
 7510 East Golden Eagle Circle
 Gold Canyon, AZ 85118

(b) Next tax payment due 10/2024

6. PROPERTY TYPE (for primary parcel): NOTE: Check Only One Box

- a. Vacant land
- b. Single Family Residence
- c. Condo or Townhouse
- d. 2-4 Plex
- e. Apartment Building
- f. Commercial or Industrial Use
- g. Agriculture
- h. Mobile or manufactured Home
 Affixed Not Affixed
- i. Other Use; Specify:

7. RESIDENTIAL BUYER'S USE: If you checked b, c, d or h in item 6 above, please check one of the following:

- a. To be used as a primary residence.
- b. To be rented to someone other than a "qualified family member."
- c. To be used as a non-primary or secondary residence.

See reverse side for definition of a "primary residence, secondary residence" and "family member."

8. If you checked e or f in item 6 above, indicate the number of units:

For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc.

THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

Signature of Seller / Agent _____
 State of IA, County of Sioux
 Subscribed and sworn to before me on this 13 day of June 2024
 Notary Public _____
 Notary Expiration Date 01/15/25

DOR FORM 82162 (04/2014)



FOR RECORDER'S USE ONLY

COUNTY OF RECORDATION PINAL
 FEE NO 2024-046301
 RECORD DATE 06/20/2024

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

- a. Warranty Deed
- b. Special Warranty Deed
- c. Joint Tenancy Deed
- d. Contract or Agreement
- e. Quit Claim Deed
- f. Other:

10. SALE PRICE: \$ 1,250,000.00 00

11. DATE OF SALE (Numeric Digits): 06 / 20 24
 Month/Year

12. DOWN PAYMENT \$ 900,000.00 00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback)
- e. New loan(s) from Financial institution:
 (1) Conventional
 (2) VA
 (3) FHA
 f. Other financing; Specify:

14. PERSONAL PROPERTY (see reverse side for definition):

- (a) Did the Sale Price in item 10 include Personal Property that impacted the Sale Price by 5 percent or more? Yes No
- (b) If Yes, provide the dollar amount of the Personal Property: \$ 0.00 00 AND
 briefly describe the Personal Property:

15. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: n/a

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

- (a) Did the Sale Price in Item 10 include solar energy devices, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes No
- If Yes, briefly describe the solar / energy efficient components:

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

Frank J. and Gail M. Skocypiec Living Trust
 7510 East Golden Eagle Circle
 Gold Canyon, AZ 85118

18. LEGAL DESCRIPTION (attach copy if necessary):

See Attached

Signature of Buyer / Agent _____
 State of AZ, County of Pinal
 Subscribed and sworn to before me on this 13 day of June 2024
 Notary Public _____
 Notary Expiration Date 1/15/25

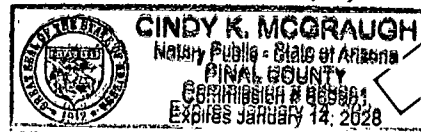


EXHIBIT 'A'

File No.: **240-6314608 (ckm)**

Property: **7510 East Golden Eagle Circle, Gold Canyon, AZ 85118**

Lot 22, of REPLAT OF GOLDEN EAGLE VILLAGE AT SUPERSTITION FOOTHILLS, according to the plat of record in the office of the County recorder of Pinal County, Arizona, recorded in Cabinet C, Slide 101A and Affidavit of Corrections recorded as 99-043245 and recorded as 2002-043572, both of official records.

Except 1/16th of all oil, gas, other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer of every name and description, together with all uranium, thorium, or any other materials which may be determined to be particularly essential to the production of fissionable materials as provided by ARS 37-231, as reserved in the patent to said land.

A.P.N. 107-09-0220 8

Official