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Katrina Ontiveros
2030 W Baseline Rd
Phoenix, AZ 85041-6574



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis

DATE/TIME: 08/19/2024 1147
FEE: \$30.00
PAGES: 2
FEE NUMBER: 2024-062666

WHEN RECORDED MAIL TO:

Dean Koppelman
264 W Loma Vista St.
Gilbert, AZ 86233

DISCLAIMER DEED

WITNESSETH THIS DISCLAIMER DEED, made by **BRIAN JOHN SCHOLL**

Hereinafter called "the undersigned" to **TARYN LEE SCHOLL**

Hereinafter called "the spouse",

WHEREAS:

1. The spouse has acquired title to the following real property situated in **PINAL** County, Arizona:

LOT 372, Johnson Ranch Units 39, 40 B and 50, according to the plat of record in the Office of the County Recorder of Pinal County, Arizona, recorded in Cabinet E, Slide 169.

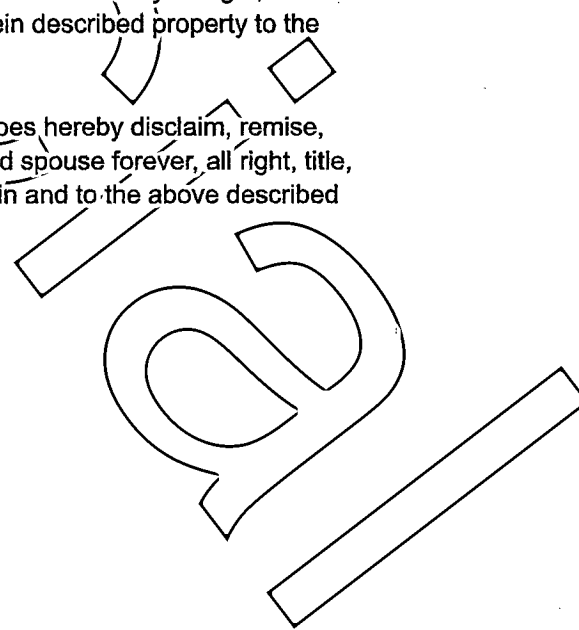
Commonly known as: 318 W TWIN PEAKS PKWY, SAN TAN VALLEY, AZ 85143

2. The property above described is the sole and separate property of the spouse having been purchased with the separate funds of the spouse.
3. The undersigned has no past or 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 mortgage, 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.
5. It is the express intent of the grantor, being the spouse of the grantee to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property.

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: 8/15/24


BRIAN JOHN SCHOLL



State of Arizona
County of Maricopa } ss.

Date of Acknowledgement 8-15-2024

Acknowledgement of BRIAN JOHN SCHOLL

This instrument was acknowledged before me this date by the persons above-subscribed and if subscribed in a representative capacity, then for the principal named and in the capacity indicated.



A handwritten signature in black ink, appearing to read "Katrina Ontiveros", written over a horizontal line.

Notary Public
My Commission Expires: 10-2-2027

NOTE; The parties are cautioned that by completing and executing this document, legal rights, duties and obligations are created. By signing, the parties acknowledge that they have been advised to seek and obtain independent legal counsel as to all matters contained in the within document prior to signing the same and that said parties have obtained advice or choose to proceed without the same.

OFFICIALS