



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis
Electronically Recorded

DATE/TIME: 08/29/2024 1326
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2024-065777

Recorded at the Request of:
WFG National Title Insurance Company

When Recorded, Mail To:
Bruce J. Peterson and Julie A. Peterson
1015 W Pagoda Avenue
Queen Creek, AZ 85140

Order No.: 24-171194

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Warranty Deed

For the consideration of Ten Dollars, and other valuable consideration, I, or we,

Bruce J Peterson and Julie A. Peterson, a married couple

do/does hereby convey to

Peterson

Bruce J. ~~Peterson~~ and Julie A Peterson, Trustees of the Valley Matrix Trust dated 6/13/2024

the following real property located in Pinal County, Arizona:

See legal description "Exhibit A" attached hereto and 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 warrants the title against all persons whomsoever.

Dated this 28 day of August, 2024 Exempt Per ARS 11-1134 B8

Bruce J. Peterson
Bruce J. Peterson, Trustee

Julie A. Peterson
Julie A. Peterson, Trustee

STATE OF ARIZONA
COUNTY OF Maricopa

This instrument was acknowledged before me this 28 day of August, 2024 by Bruce J. ~~Peterson~~ and Julie A Peterson, Trustees of the Valley Matrix Trust dated 6/13/2024

Notary Public
My Commission Expires: 08/10/2026

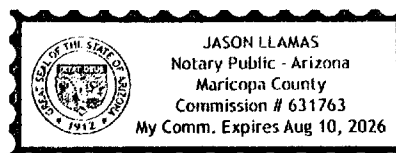


EXHIBIT "A"
Legal Description

LOT 1659, IRONWOOD CROSSING UNIT 4A, ACCORDING TO THE PLAT RECORDED AS FEE NO.
2016-027985, RECORDS OF PINAL COUNTY, ARIZONA.

APN: 109-54-6330

IRONWOOD CROSSING

BENEFICIARY TRUST DISCLOSURE

Pursuant to A.R.S. 33-404, the names and addresses of the Beneficiaries of the Trust are:

Name: Julie A. Peterson

Address: 1015 W Pagoda Ave, Queen Creek, AZ 85140

Name: Bruce J Peterson

Address: 1015 W Pagoda Ave, Queen Creek, AZ 85140

Name: _____

Address: _____

TRUSTEE:

Bruce J Peterson

Bruce J. Peterson

Julie A. Peterson

Julie A. Peterson, Trustee

FFCS