



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis
Electronically Recorded

Recording requested by:
LENNAR TITLE, INC.

When recorded mail to:
Kelly Medellin
2883 Menorca Circle
Corona, CA 92881

Escrow No.: 122000-017169

DATE/TIME: 06/20/2025 1108
FEE: \$30.00
PAGES: 3
FEE NUMBER: 2025-050045

WARRANTY DEED

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

Slate Non-NC/Non-WA Property Owner LLC, a Delaware limited liability company

do hereby convey to

Kelly Medellin, an unmarried woman

the following described real property situated in Pinal, Arizona:

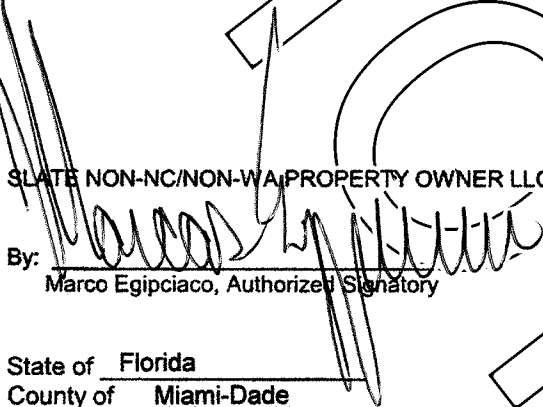
LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

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: June 11, 2025

RECORDED

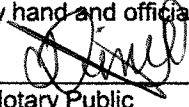
SLATE NON-NC/NON-WA PROPERTY OWNER LLC a Delaware LLC

By: 
Marco Egipciano, Authorized Signatory

State of Florida
County of Miami-Dade

On this 17 day of June, 2025 before me, the undersigned a Notary Public in and for said County and State, personally appeared Marco Egipciano, the Authorized Signatory of Slate Non-NC/Non-WA Property Owner LLC personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/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 the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: 
Notary Public

My Commission expires: July 31, 2028

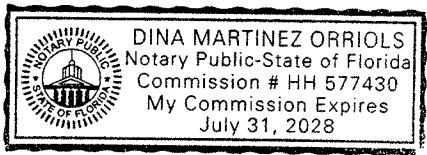


EXHIBIT A

Lot 29, of BELLA VISTA FARMS PARCELS E-F - PARCEL 9, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Fee No. 2020-131589, and thereafter Affidavit of Correction recorded in Fee No. 2021-055880, of Official Records.

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AFFIDAVIT OF PROPERTY VALUE

FOR RECORDER'S USE ONLY

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-89-3880
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:

Slate Non-NC/Non-WA Property Owner LLC, a Delaware limited liability company
30 Hudson Yards, Suite 7500
New York, NY 10001

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

Kelly Medellin
2883 Menorca Circle
Corona, CA 92881

(b) Are the Buyer and Seller related? Yes No

If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

3309 E Malibu Dr
San Tan Valley, AZ 85143

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

Kelly Medellin
2883 Menorca Circle
Corona, CA 92881

(b) Next tax payment due date October 1, 2025

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. Agricultural
- 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 a 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 [Signature]
State of Arizona, County of Maricopa
Subscribed and sworn to before me this 17 day of June, 2025
Notary Public [Signature]
Notary Expiration Date 5-30-2028



COUNTY OF RECORDATION
FEE NO
RECORD DATE

PINAL
2025-050045
06/20/2025

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 \$ 350000 00

11. DATE OF SALE (Numeric Digits): 06 / 2025 Month / Year

12. DOWN PAYMENT \$ 350000 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 AND

briefly describe the Personal Property: _____

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

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):

Buyer and Seller herein

18. LEGAL DESCRIPTION (attach copy if necessary):

LEGAL DESCRIPTION ATTACHED HERETO.

Signature of Buyer / Agent [Signature]
State of Arizona, County of Maricopa
Subscribed and sworn to before me this 17 day of June, 2025
Notary Public [Signature]
Notary Expiration Date 5-30-2028

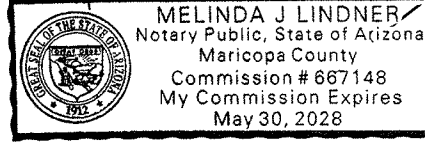


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