



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis

DATE/TIME: 11/25/2025 1124
FEE: \$30.00
PAGES: 1
FEE NUMBER: 2025-095390

When recorded mail to:

C R Tomlin
P.O.Box 92
Yates Center Kansas 66783

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

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

Cordell Ray Tomlin, as personal representative of the estate of Joan Marie Tomlin, deceased, Maricopa County, Probate Case No. PB2025-007765

do hereby convey to

Juan Carlos Ureea and Alicia G Ureea

the following real property situated in Pinal County, Arizona:

Lot 7, Block O, TOLTEC/ARIZONA VALLEY UNIT EIGHT, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Book 11 of Maps, Page 27.

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, th Grantor warrants the title against all persons whomsoever.

Dated this 17 day of November 2025, 19 .

Cordell Ray Tomlin

Cordell Ray Tomlin, as personal representative of the estate of Joan Marie Tomlin, deceased, Maricopa County, Probate Case No. PB2025-007765

STATE OF Kansas }
County of Woodson } ss.

wo is
Cassie Splechter
Notary Public
State of Kansas
My Appt. Exp. 2-11-2027

This foregoing instrument was acknowledged before me this 17 day of November, 2025
by Cordell Ray Tomlin

My commission expires 6-17-2027

Cassie Splechter

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)
 Primary Parcel: 402 - 10 - 578 - _____
BOOK MAP PARCEL SPLIT LETTER

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? 0

Please list the additional parcels below (no more than four):

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

9. FOR OFFICIAL USE ONLY: Buyer and Seller leave blank

COUNTY OF RECORDATION PINAL
 FEE NO 2025-095390
 RECORD DATE 11/25/2025

Validation Codes:
 (e) ASSESSOR _____ (f) DOR _____

ASSESSOR'S USE ONLY

Verify Primary Parcel in Item 1: _____

Use Code: _____ Full Cash Value: \$ _____

2. SELLER'S NAME AND ADDRESS:
Cordell Ray Tomlin
P.O. Box 92
Yates Center Kansas 66783

3. (a) BUYER'S NAME AND ADDRESS:
Juan Carlos Ureea and Alicia G. Ureea
3155 W Trona Dr
Eloy Az 85131

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

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

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

11. SALE PRICE: \$ 15,000.00 00

12. DATE OF SALE (Numeric Digits): 11 / 2025
Month Year
 (For example: 03 / 05 for March 2005)

13. DOWN PAYMENT: \$ 0 00

4. ADDRESS OF PROPERTY:
3060 Toluca Dr Eloy Az 85131

5. MAIL TAX BILL TO:
buyer

14. METHOD OF FINANCING:

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

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box

a. Vacant Land f. Commercial or Industrial Use
 b. Single Family Residence g. Agricultural
 c. Condo or Townhouse h. Mobile or Manufactured Home
 d. 2-4 Plex i. Other Use; Specify: _____
 e. Apartment Building

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

(a) Did the Sale Price in Item #11 include Personal Property that impacted the Sale Price by 5% or more? Yes _____ No

(b) If Yes, provide the dollar amount of the Personal Property:
 \$ 00 AND
 briefly describe the Personal Property: _____

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

To be occupied by owner or "family member." To be rented to someone other than "family member."
 See reverse side for definition of a "family member."

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

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):
Cordell Ray Tomlin
P.O. Box 92
Yates Center, Kansas - Phone (719) 963 5950

8. NUMBER OF UNITS: _____

For Apartment Properties, Motels, Hotels, Mobile Home Parks, RV Parks, Mini-Storage Properties, etc.

18. LEGAL DESCRIPTION (attach copy if necessary):
Lot 7 Block 0 of Toltec/arizona Valley unit 8

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.

Cordell Ray Tomlin
 Signature of Seller/Agent
 State of Kansas, County of Woods
 Subscribed and sworn to before me on this 17 day of Nov 2025
 Notary Public Cassie Plechter
 Notary Expiration Date 6-17-2027

Cordell Ray Tomlin
 Signature of Buyer/Agent
 State of Kansas, County of Woods
 Subscribed and sworn to before me on this 17 day of Nov 2025
 Notary Public Cassie Plechter
 Notary Expiration Date 6-17-2027