



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
Dana Lewis  
Electronically Recorded

RECORDING REQUESTED BY:  
American Title Service Agency, LLC

AND WHEN RECORDED MAIL TO:  
AZ Kingdom Builders LLC, a Wyoming limited liability  
company  
6824 W. Molly Lane  
Peoria, AZ 85383

DATE/TIME: 12/23/2025 1407  
FEE: \$30.00  
PAGES: 2  
FEE NUMBER: 2025-103386

ESCROW NO.: 304138-52 1/2

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### WARRANTY DEED

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

**William Saunders and Paula Saunders, husband and wife**

do/does hereby convey to

**AZ Kingdom Builders LLC, a Wyoming limited liability company**

the following real property situated in Pinal County, State of Arizona:


See Exhibit "A" attached hereto and made a part hereof.

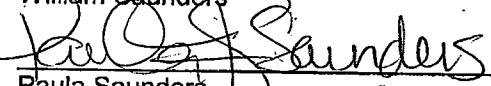
SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations, and liabilities as may appear of record.

And I or we do warrant the title against all persons whomsoever, subject to the matters set forth above.

Dated: December 15, 2025

GRANTOR(S):


  
William Saunders

  
Paula Saunders

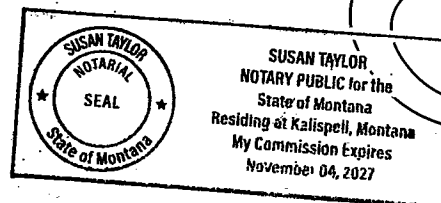
STATE OF ~~ARIZONA~~ <sup>ST</sup> Montana

COUNTY OF Lake

On this 22<sup>nd</sup> day of December, 2025, before me personally appeared William Saunders and Paula Saunders, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be, and acknowledges that he or she signed the above/attached document.

  
Notary Public

My Commission Expires: 11/04/2027



**EXHIBIT "A"**

Lot 689, of THE VILLAGE AT COPPER BASIN UNIT 5B, according to the Plat of record in the office of the County Recorder of Pinal County, Arizona, recorded as 2013-074919 and Affidavit of Correction recorded as 2015-060349, of Official Records;

EXCEPTING THEREFROM all minerals and substances, and the associated rights as described and conveyed in that certain instrument recorded as 2007-036588, of Official Records, wherein said minerals and substances were conveyed to DRH Energy, Inc., a Colorado Corporation.

DRH Energy, Inc.

**AFFIDAVIT OF PROPERTY VALUE**

**FOR RECORDER'S USE ONLY**  
COUNTY OF RECORDATION PINAL  
FEE NO 2025-103386  
RECORD DATE 12/23/2025

**1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)**

Primary Parcel: 210-84-6900

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? 0

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

(1) \_\_\_\_\_ (3) \_\_\_\_\_  
(2) \_\_\_\_\_ (4) \_\_\_\_\_

**2. SELLER'S NAME AND ADDRESS**

William Saunders and Paula Saunders  
36747 Leon Rd  
Charlo, MT 59824

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

AZ Kingdom Builders LLC, a Wyoming limited liability company  
6824 W. Molly Lane  
Peoria, AZ 85383

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

**4. ADDRESS OF PROPERTY:**

5021 E Kyanite Rd  
San Tan Valley, AZ 85143

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

AZ Kingdom Builders LLC, a Wyoming limited liability company  
6824 W. Molly Lane  
Peoria, AZ 85383

(b) Next tax payment due: October 1, 2026

**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 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: *William Saunders*  
State of Arizona, County of Maricopa  
Subscribed and sworn to before me on this 23rd day of Dec, 2025  
Notary Public: *[Signature]*  
Notary Expiration Date: Sept. 5, 2026

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

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

**10. SALE PRICE:** \$ 328,000 00

**11. DATE OF SALE (Numeric Digits):** 12 / 2025  
Month / Year

**12. DOWN PAYMENT** \$ 20,000 00

**13. METHOD OF FINANCING:**  
a.  Cash (100% of Sale Price) e.  New loan(s) from financial institution:  
b.  Barter or trade (1)  Conventional  
c.  Assumption of existing loan(s) (2)  VA  
d.  Seller loan (Carryback) (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:  
\$ 00 AND  
briefly describe the Personal Property:

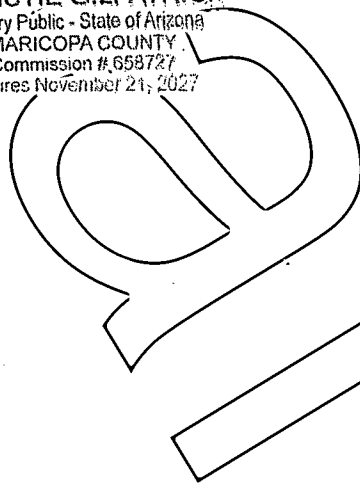
**15. PARTIAL-INTEREST:** If only a partial ownership interest is being sold, briefly describe the partial interest: N/A

**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):**  
American Title Service Agency, LLC  
365 East Germann Road, Suite 101  
Gilbert, AZ 85297

**18. LEGAL DESCRIPTION (attach copy if necessary):**  
See Exhibit "A" attached hereto and made a part hereof.

Signature of Buyer / Agent: *[Signature]*  
State of AZ, County of Maricopa  
Subscribed and sworn to before me on this 23rd day of December, 2025  
Notary Public: *[Signature]*  
Notary Expiration Date: 11/21/2027



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COPPER BASIN