

1 Recorded at the request of:

When recorded, mail to:
Jon M. Harkins
2761 Sherwood Dr.
San Bruno, CA 94066



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLE

DATE: 09/24/99 TIME: 1521
FEE : 12.00
PAGES: 1
FEE NO: 1999-043257

Order No. 34 016652-JK

WARRANTY DEED

1

For valuable consideration, receipt of which is hereby acknowledged, Richard D. Thompson and Donna J. Thompson, husband and wife

do hereby convey to Jon M. Harkins, a single man, as his sole and separate property

the following real property situated in Pinal County, Arizona: The West half of the East half of Lot 49 Section 6, Township 1 North, Range 8 East of the Gila and Salt River Base Meridian, Pinal County, Arizona;

Except all oil, gas, and other mineral deposits as reserved in Patent from United States of America.

SUBJECT TO current taxes, assessments, reservations in patents and all easements, rights of way, encumbrances, covenants, conditions, restrictions and all other matters affecting title as may appear of record.

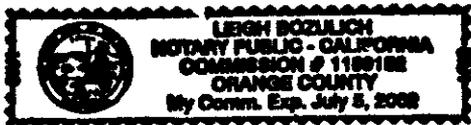
The undersigned hereby warrants the title against all persons whomsoever, subject to the matters above set forth.

Dated: August 27, 1999

Richard D. Thompson

Donna J. Thompson

STATE OF California
County of Orange } ss.



This instrument was acknowledged before me
this 13th day of Sept, 1999 by
Richard D. Thompson & Donna J. Thompson

Notary Public

My commission will expire: July 5 2002

STATE OF
County of } ss.

This instrument was acknowledged before me
this _____ day of _____, _____ by

Notary Public

My commission will expire:

AFFIDAVIT OF PROPERTY VALUE

SEE INSTRUCTIONS ON REVERSE

1. ASSESSOR'S PARCEL NUMBER(S) (Primary Parcel Number)

(a) 100 - 13 - 010 - B5
BOOK MAP PARCEL SPLIT
Does this sale include any parcels that are being split/divided?
Check one: Yes No
(b) How many parcel numbers, other than the primary parcel number, are included in this sale?
List the additional parcel numbers (up to 4) below:
(c) _____ (d) _____
(e) _____ (f) _____

2. SELLER'S NAME AND ADDRESS:

Richard D. Thompson, et al
1027 Westward Way
Costa Mesa, CA 92627

3. BUYER'S NAME AND ADDRESS:

Jon M. Harkins
2761 Sherwood Dr.
San Bruno, CA 94066
Buyer and Seller related? Yes No
If yes, state relationship: _____

4. ADDRESS OF PROPERTY:

3075 W. Canyon
Apache Junction, AZ 85220

5. MAIL TAX BILL TO: Jon M. Harkins

2761 Sherwood Dr.
San Bruno, CA 94066

6. TYPE/USE OF PROPERTY AT TIME OF SALE (check one):

- a. Vacant Land
- b. Single Fam. Residence other than Mobile Home
- c. Condo/Townhouse
- d. 2-4 Plex
- e. Apartment Bldg.
- f. Commercial/Industrial
- g. Agriculture
- h. Mobile Home
- i. Other. Specify: _____

7. RESIDENTIAL BUYER'S USE:

Answer if you checked b, c, d, or h above) (Check One):
See reverse side for definition of "family member."

- To be occupied by owner or "family member."
- To be rented to someone other than "family member."

8. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone):

Buyer and Seller as Shown Above

Phone () _____

9. FOR OFFICIAL USE ONLY (buyer and seller leave blank)

(a) County of Recordation: _____
(b) _____
(c) COUNTY OF RECORDATION: PINAL
(d) FEE NO: 1999-043257
RECORD DATE: 09/24/99
Asst _____
(e) Assessor _____ (f) DOR _____
Use Code: _____

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

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

11. TOTAL SALE PRICE:

\$ 107,500.00

12. PERSONAL PROPERTY: (see reverse for definition):

Did the sale include any personal property that has a value greater than 5% of the sale price?

- (a) Yes No If yes, briefly describe: _____

Approximate Value: (b) \$ _____

13. DATE OF SALE:

September / 1999
Month Year

NOTE: This is the date of the contract of sale. If you are recording title in fulfillment of a previously recorded contract, you need not complete this affidavit (see A.1 on reverse).

14. DOWN PAYMENT(cash, etc.):

\$ 75,000.00

15. METHOD OF FINANCING (check all that apply):

- a. All Cash (Paid in full)
- b. Exchange or Trade
- c. Assumption of existing loan(s)
- d. New loan from seller (Seller Carryback)
- e. New loan(s) from financial institution:
- (1) Conventional (2) VA (3) FHA
- f. Other, explain: _____

16. PARTIAL INTERESTS: Is only a partial ownership being transferred?

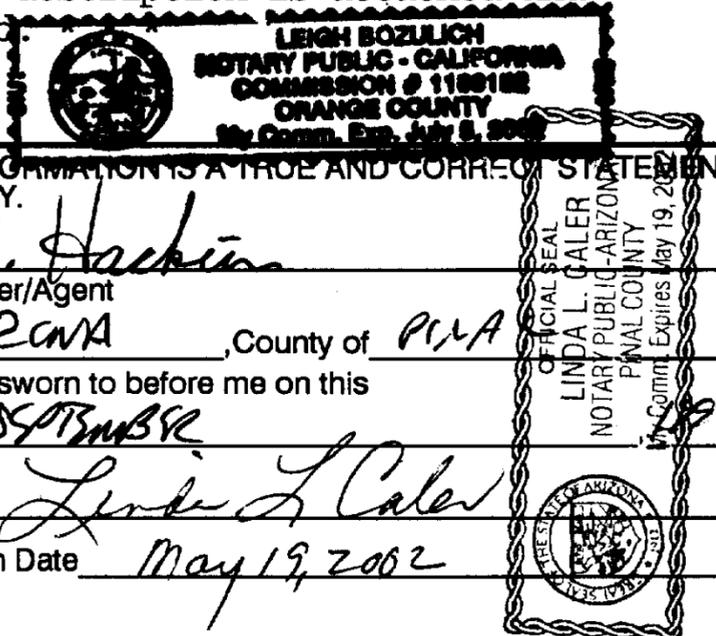
For example: 1/4 (.25) or 1/2 (.50). Yes No
If yes, explain _____

17. ADDITIONAL INFORMATION (check all that apply):

- a. Affixed Mobile Home
- b. Other: _____
Number of Units: _____ (Apartment, Motel, Mobile Home Park)

18. LEGAL DESCRIPTION (attach copy if necessary)

* * * Legal description is attached and incorporated.



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.

Richard D. Thompson
Signature of Seller/Agent
State of California, County of Orange
Subscribed and sworn to before me on this
13th day of September, 1999
Notary Public Leigh Bozulich
Notary Expiration Date July 5 2002

Jon M. Harkins
Signature of Buyer/Agent
State of Arizona, County of PINAL
Subscribed and sworn to before me on this
14th day of SEPTEMBER, 1999
Notary Public Linda L. Galer
Notary Expiration Date May 19, 2002

Legal Description of the Property

The West half of the East half of Lot 49, Section 6, Township 1 North, Range 8 East of the Gila and Salt River Base Meridian, Pinal County, Arizona;

Except all oil, gas, and other mineral deposits as reserved in Patent from United States of America.

Unofficial