



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

Recording Requested by:
First American Title Insurance Company

When recorded mail to:
Joseph P. Briles
2412 West Gold Dust Avenue
Queen Creek, AZ 85142

DATE/TIME: 01/16/2014 1539

FEE: \$11.00

PAGES: 2

FEE NUMBER: 2014-002802



WARRANTY DEED

File No. 214-5602570 (DL)

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, I or we,
Jace A. Cook and Joelene Cook, husband and wife, the GRANTOR does hereby convey to
Joseph P. Briles, an unmarried man, the GRANTEE

the following described real property situate in Pinal County, Arizona:

LOT 140, OF SAN TAN HEIGHTS PARCEL A-7, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF
THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, RECORDED IN CABINET E, SLIDE 121 AND
CERTIFICATE OF CORRECTION RECORDED AS 2007-062515, OF OFFICIAL RECORDS.

Subject To: Existing taxes, assessments, covenants, conditions, restrictions, rights of way, easements
and all other matters of record.

And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters set
forth above.

DATED: January 14, 2014

UNRECORDED

File No.: 214-5602570 (DL)
A.P.N.: 509-95-7820 4

Warranty Deed - continued

Jace A. Cook
Jace A. Cook

Joelene Cook
Joelene Cook

STATE OF Arizona)

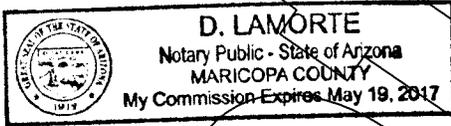
County of Maricopa)ss.

On 1/15/14, before me, the undersigned Notary Public, personally appeared Jace A. Cook and Joelene Cook, 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.

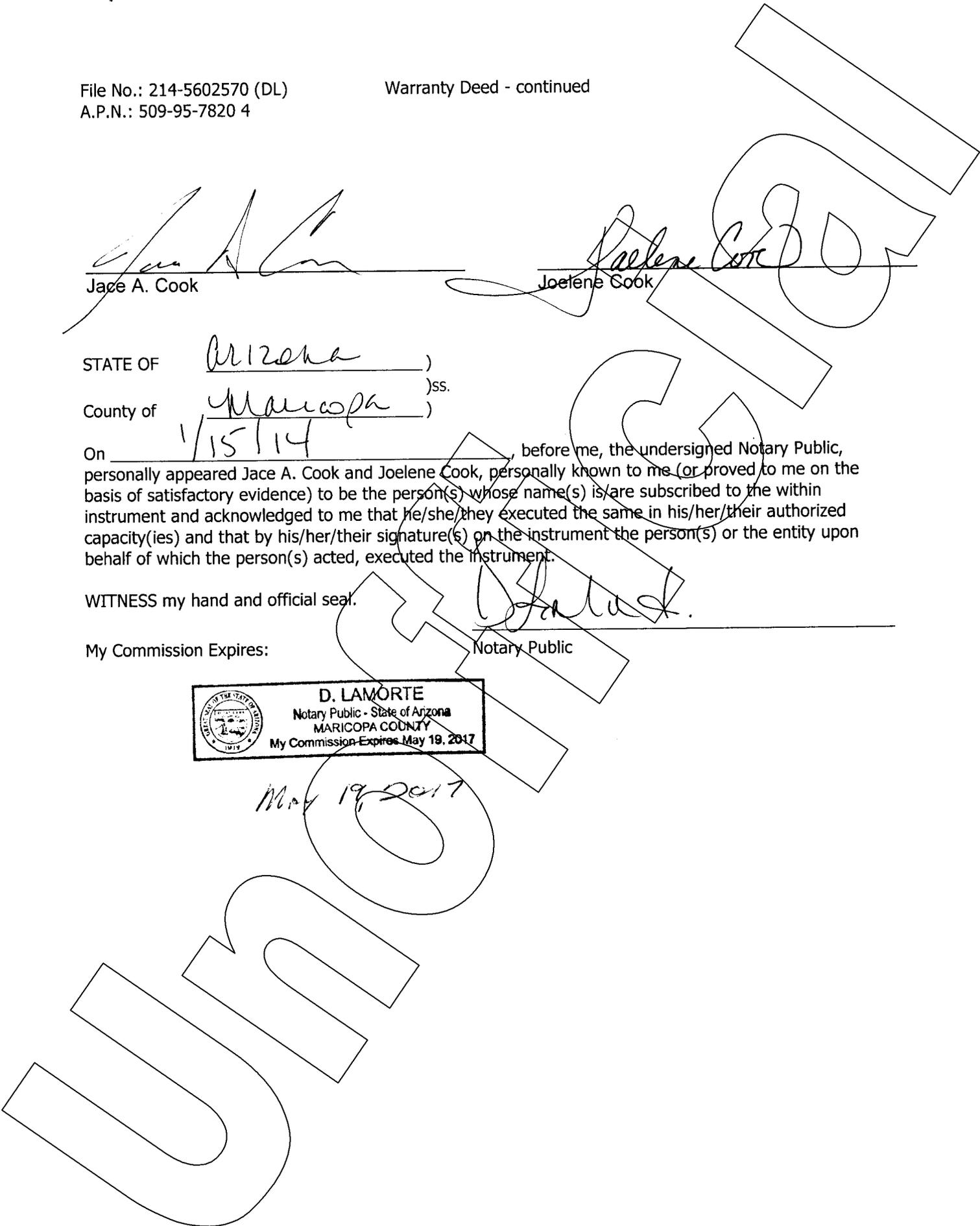
WITNESS my hand and official seal.

D. Lamorte
Notary Public

My Commission Expires:



May 19, 2017



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 509-95-7820 4 - 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) _____ (2) _____
(3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Jace A. Cook and Joelene Cook
488 West Lyle Avenue
Queen Creek, AZ 85140

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

Joseph P. Briles
2412 West Gold Dust Avenue
Queen Creek, AZ 85142

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

If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

2412 West Gold Dust Avenue
Queen Creek, AZ 85142

5. MAIL TAX BILL TO:

Joseph P. Briles
2412 West Gold Dust Avenue
Queen Creek, AZ 85142

6. PROPERTY TYPE (for primary parcel): NOTE: Check Only One Box

- a. Vacant land f. Commercial or Industrial Use
b. Single Family Residence g. Agriculture
c. Condo or Townhouse h. Mobile or manufactured Home
 Affixed Not Affixed
d. 2-4 Plex i. Other Use; Specify: _____
e. Apartment Building

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 used as a primary residence. Owner occupied, not a primary residence.

To be rented to someone other than a "family member".

See reverse side for definition of a "primary residence" or "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.

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: _____

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.

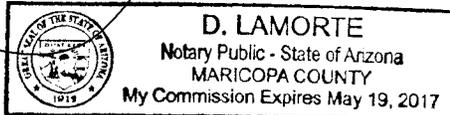
Signature of Seller / Agent _____
State of Arizona _____, County of Maricopa

Subscribed and sworn to before me on this 15 day of JANUARY 20 14

Notary Public _____

Notary Expiration Date _____

14
DOR FORM 82162 (08/2012)



FOR RECORDER'S USE ONLY

PINAL COUNTY

DATE/TIME: 01/16/2014 1539

FEE NUMBER: 2014-002802

10. SALE PRICE: \$126,000.00 00

11. DATE OF SALE (Numeric Digits): 01 / 16 / 14
Month / Year

12. DOWN PAYMENT \$0.00 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
(3) FHA
d. Seller Loan (Carryback) 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 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):

First American Title Insurance Company

3048 East Baseline Road, Suite 101

Mesa, AZ 85204

214-5602570 (DL) Phone (480)833-5301

18. LEGAL DESCRIPTION (attach copy if necessary):

Lot 140, of SAN TAN HEIGHTS PARCEL A-7 (Cabinet E / Slide 121)

Signature of Buyer / Agent _____
State of Arizona _____, County of Maricopa

Subscribed and sworn to before me on this 15 day of JANUARY 20 14

Notary Public _____

Notary Expiration Date _____

