

COCHISE COUNTY ASSESSOR

2018 VALUATION



Cochise County Board of Equalization Hearing

PARCEL

123-46-015F



County of Cochise
OFFICE OF THE COUNTY
ASSESSOR

PO Drawer 168 Bisbee, AZ 85603
(520) 432-8650 FAX (520) 432-8698
E-Mail: assessor@co.cochise.az.us

Philip S. Leiendecker
Assessor

Felix Dagnino
Chief Deputy Assessor

DATE: 9/6/17

ASSESSOR RECOMMENDATION TO
BOE

Parcel #: 123-46-015F Owner's Name: Amox Ted & Jessica Nesbitt
Scrivner Kevin & Roberta Levey

Original	<u>2018</u> Year	FCV: <u>\$107,941</u>	Original Class: <u>02RL</u>
		LPV: <u>\$107,941</u>	
Amended	<u>2018</u> Year	FCV: <u>\$107,941</u>	Amended Class: <u>02RL</u>
		LPV: <u>\$107,941</u>	
Assessor's	<u>2018</u> Year		Recommended
Recommendation:		FCV: <u>\$75,559</u>	Class: <u>02RL</u>
		LPV: <u>\$75,559</u>	

Basis:

Subject property is located in Benson Arizona off of Jennella Drive, just south of Benson City limits. Subject property sold on 7/29/16 for \$30,000, is 20.06 acres in size and is zoned RU-4. Access to the Southeast corner of subject property is off S. Greasewood st. and W. Arroyo Vista dr. There were two sales within the immediate area. Comp 1 is 4 acres in size and sold on 5/31/16 for \$35,000. Comp 2 is 10.04 acres in size and sold on 3/9/15 for \$35,000. There are two sales similar in size and topography outside of the Jennella area, both sales are located in the St. David area ranging from 4 1/2 miles to 6 1/2 miles from subject property. Comp 3 is 20.19 acres and sold on 2/24/15 for \$80,000. Comp 4 is 21.86 acres and sold on 8/4/16 for \$80,000. All sales are similar to subject and have the same topography and access. Comps 3 & 4 are inferior in location, where subject property has a superior location. After a review of sales a downward adjustment was applied to the property value.

PROPERTY VALUE ANALYSIS

123-46-015F

PARCEL NUMBER

**Amox Ted & Jessica Nesbitt
Scrivner Kevin & Roberta Levey**

OWNER'S NAME

Vacant

SITUS ADDRESS

USE CODE: 0004	ASSESSMENT RATIO 15%
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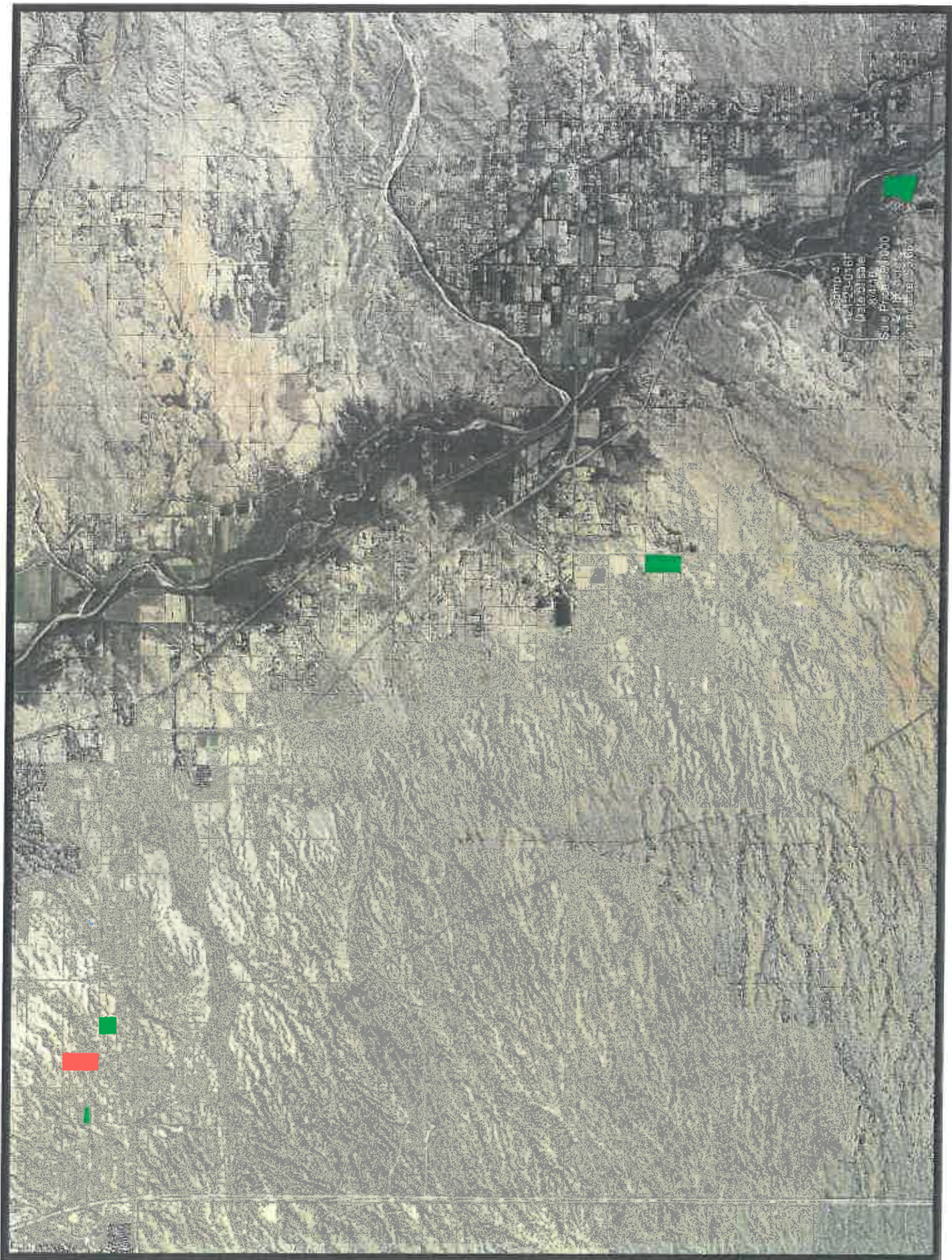
VALUES	LAND	IMP'S/BLDG'S	TOTAL	LPV
PREVIOUS YEAR 2017	\$107,941	\$0	\$107,941	\$107,941
CURRENT YEAR 2018	\$107,941	\$0	\$107,941	\$107,941
OWNER'S ESTIMATE	\$30,000	\$0	\$30,000	\$30,000
ASSESSOR'S DECISION	\$75,559	\$0	\$75,559	\$75,559
RECOMMENDED TO BOE	\$75,559	\$0	\$75,559	\$75,559

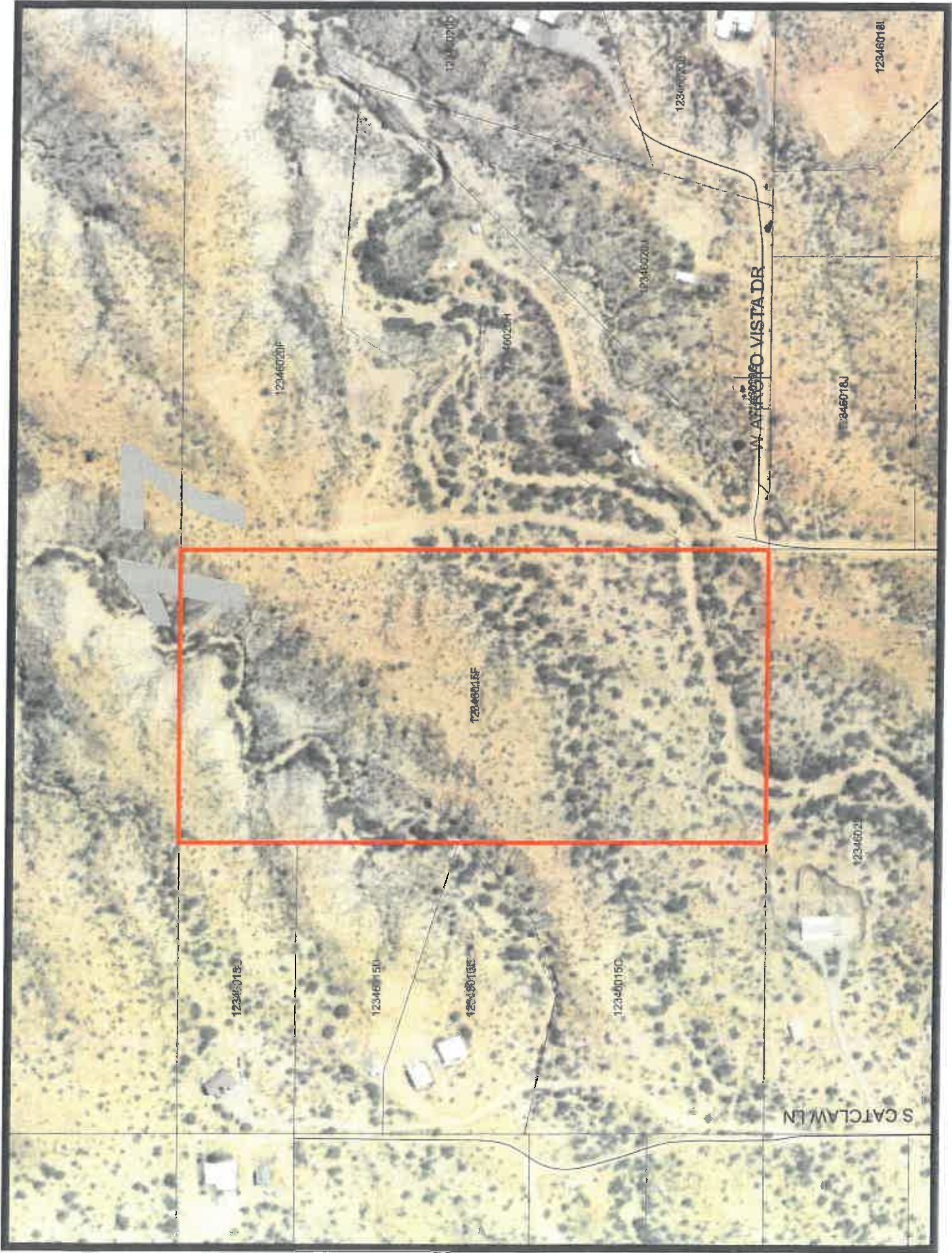
COMPARABLE DATA

PROPERTY USE	Subject	COMP 1	COMP 2	COMP 3	COMP 4
	Vacant	Vacant	Vacant	Vacant	Vacant
PARCEL #	123-46-015F	123-46-013E	123-46-018K	124-25-012C	121-23-016F
Acres	20.06	4.00	10.04	20.19	21.86
Date of Sale	7/29/2016	5/31/2016	3/9/2015	2/24/2015	8/4/2016
Sale Price	\$30,000	\$35,000	\$35,000	\$80,000	\$80,000
Land FCV	\$75,559	\$39,472	\$53,575	\$42,407	\$68,351
Improved FCV	\$0	\$0	\$0	\$0	\$0
FCV	\$75,559	\$39,472	\$53,575	\$42,407	\$68,351
\$ FCV/Acre	\$3,766	\$9,868	\$5,336	\$2,100	\$3,127
\$ Sale/Acre	\$1,495	\$8,750	\$3,486	\$3,962	\$3,660

CONCLUSION

Subject property sold for \$30,000 on 7/29/16 and is currently valued at \$107,941. Subject property is zoned RU-4 and is 20.06 acres in size valued at \$3,766 an acre. Comp 1 is located in the immediate area. Comp 1 sold for 35,000 on 5/31/16 and is 4 acres in size. Comp 1 sold for \$8,750 an acre and is zoned RU-4. Comp 2 is also in the immediate area. Comp 2 sold for \$35,000 on 3/9/15 and is 10.04 acres in size. Comp 2 sold for \$3,486 an acre and is zoned RU-4. Comp 3 is located off Rabbit trail and Sabin street and is 4 1/2 miles South from subject property. Comp 3 sold for \$80,000 on 2/24/15 and is 20.19 acres in size. Comp 3 sold for \$3962 an acre and zoned RU-4. Comp 4 is located off South Diehl drive and is 6 1/2 miles Southeast of subject property. Comp 4 sold for







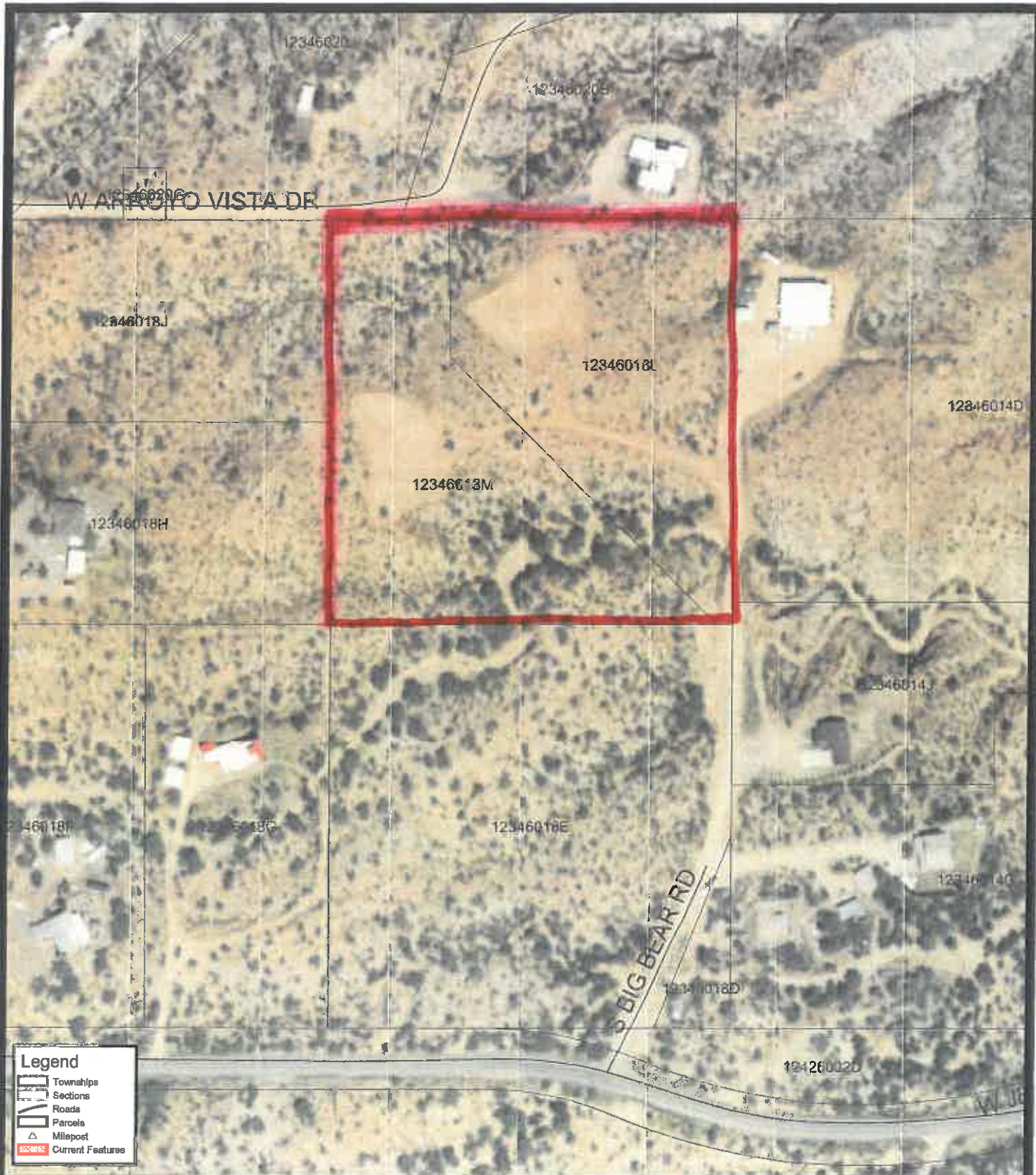
Legend

- Townships
- Sections
- Roads
- Parcels
- Milepost
- Current Features



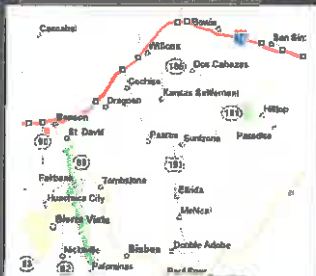
123-46-013E

This map is a product of the Cochise County GIS Information Technology Dept.



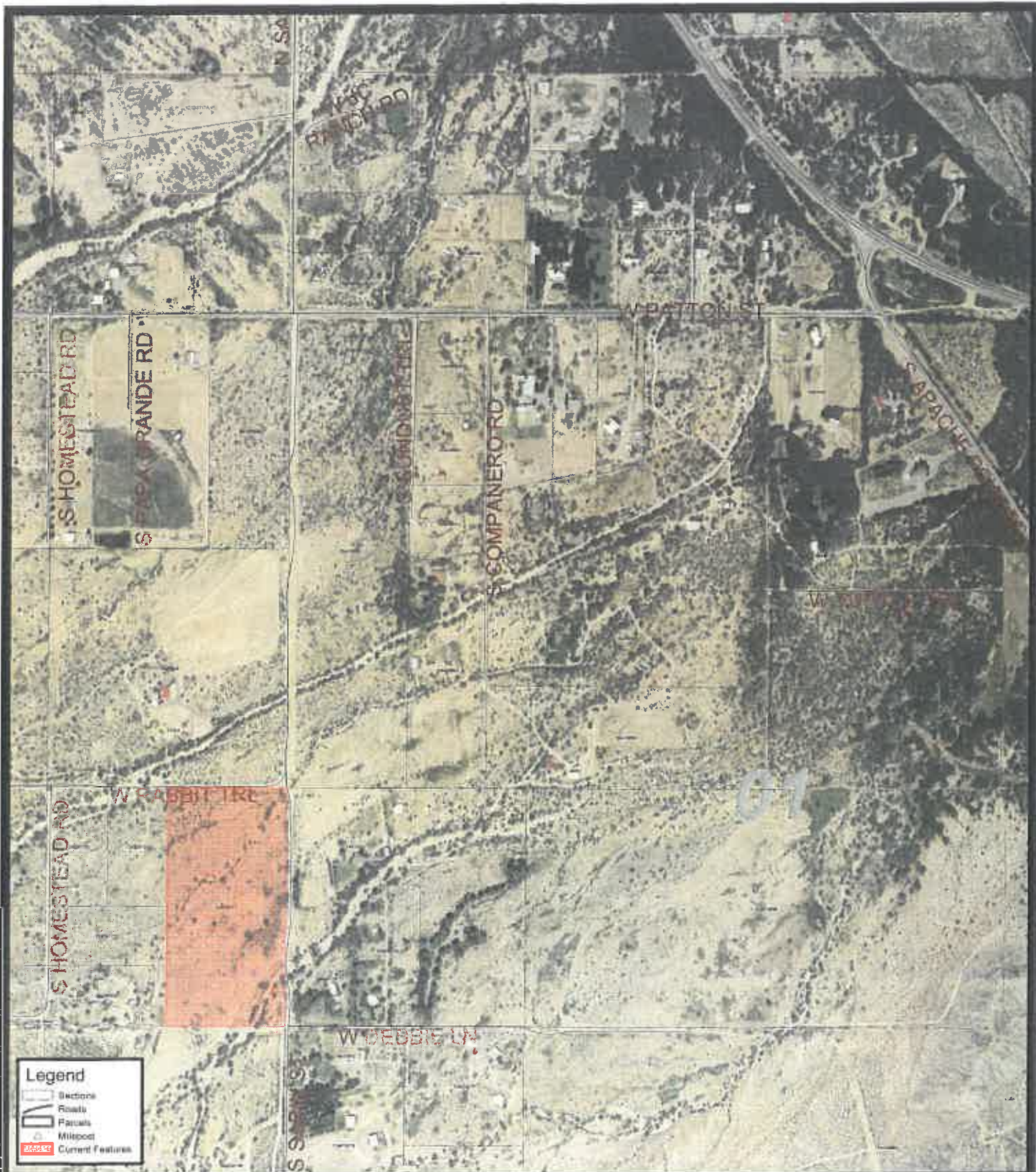
Legend

- Townships
- Sections
- Roads
- Parcels
- Milepost
- Current Features



123-46-018K

This map is a product of the Cochise County GIS Information Technology Dept.



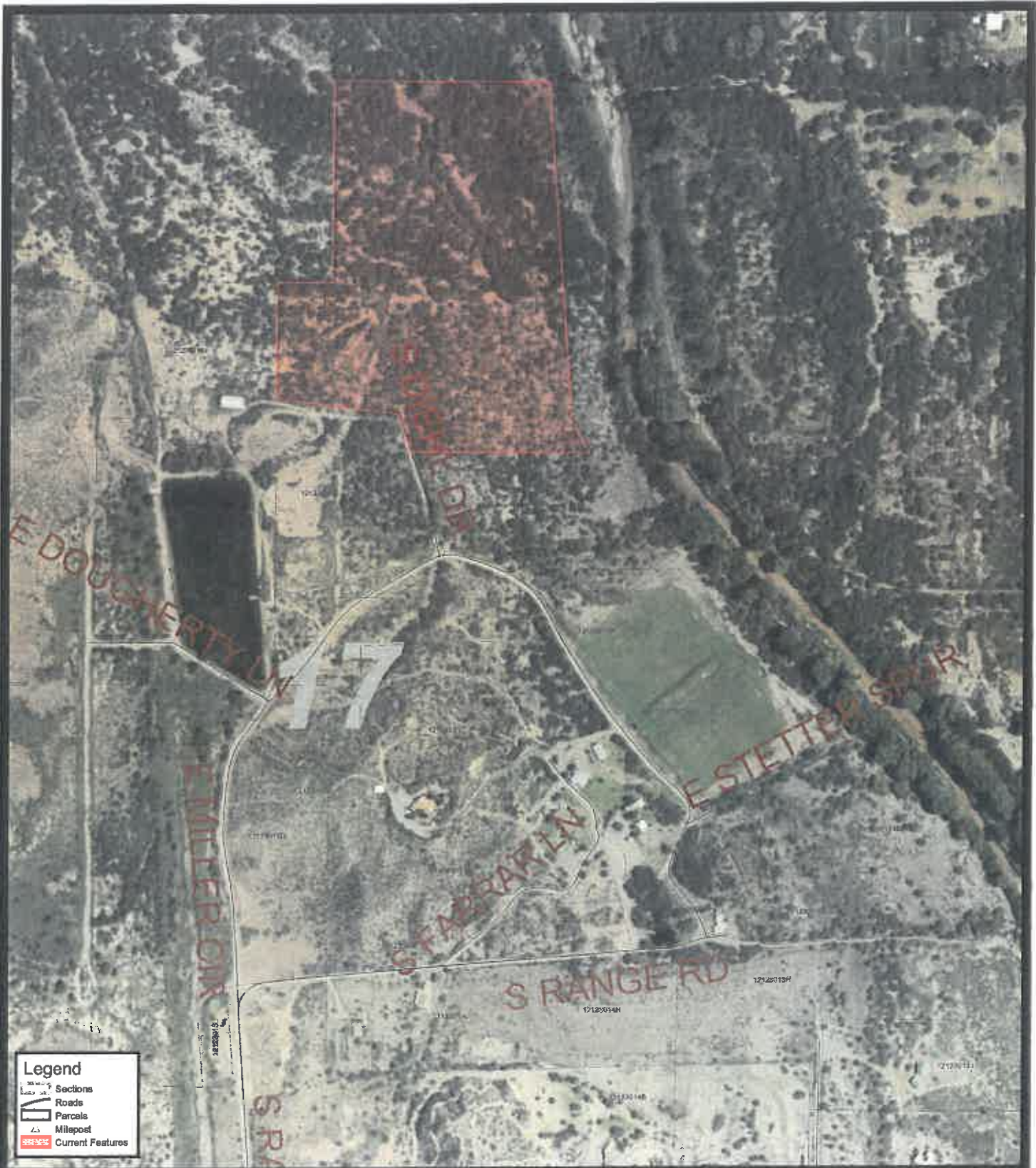
Legend

- Section
- Road
- Parcel
- Milepost
- Current Features



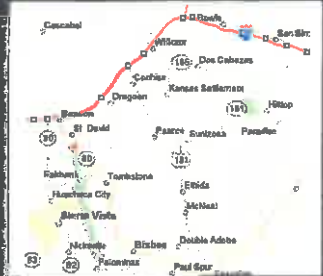
124-25-012C

This map is a product of the Cochise County GIS Information Technology Dept.




Legend


- Sections
- Roads
- Parcels
- Milepost
- Current Features

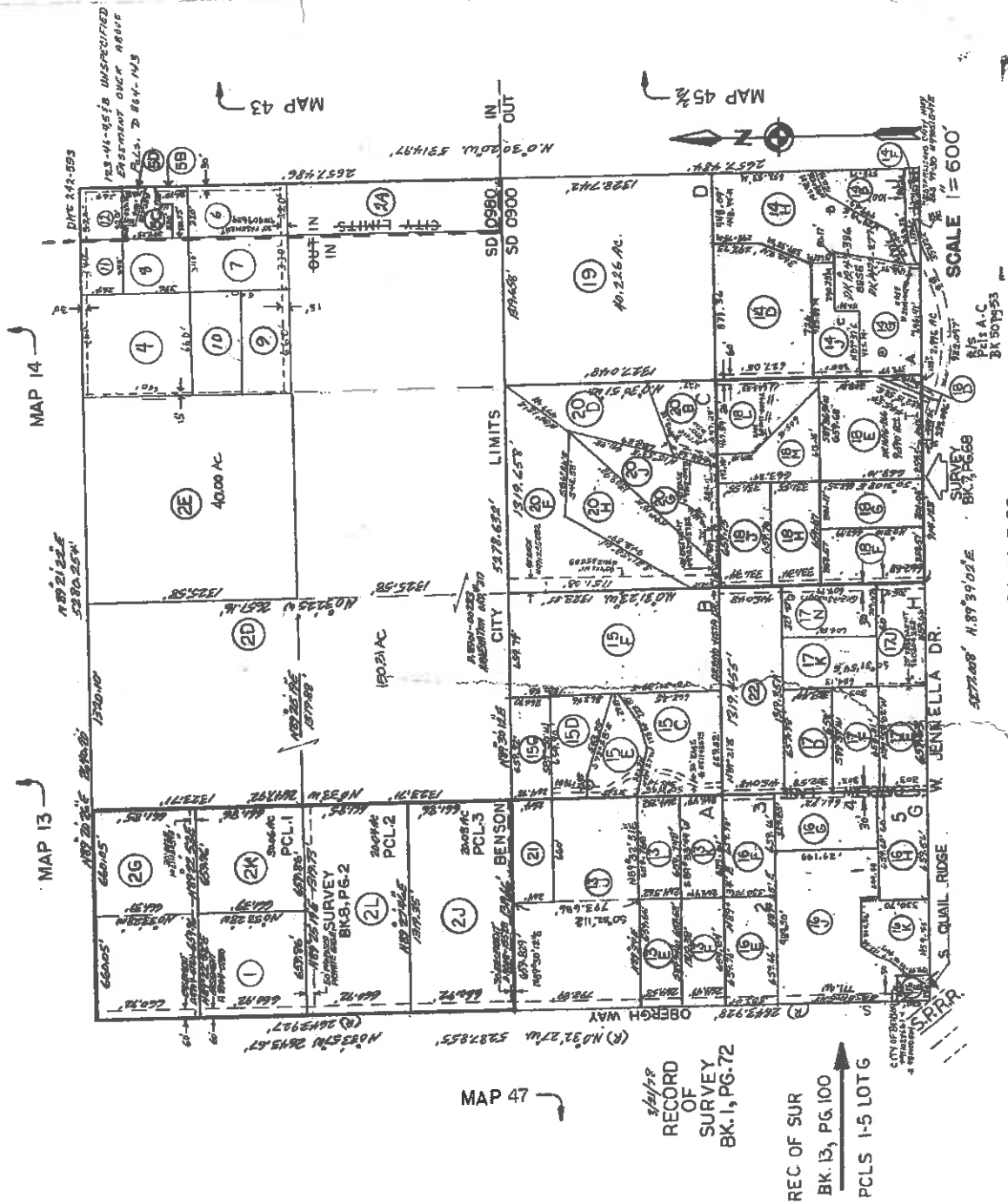


121-23-016F

This map is a product of the Cochise County GIS Information Technology Dept.







THIS DESCRIPTION IS FROM
OUR WORKING RECORDS AND
DOES NOT CONSTITUTE A SURVEY

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

REC. OF SUR
BK. 13, PG. 100
PCLS 1-5 LOT G

RECORD OF LAND SURVEY

COUNTY OF COCHISE STATE OF ARIZONA
SECTIONS 16, 17, 8 20 OF T.17S, R.20E, G8SRBM.



CERTIFICATION OF SURVEY
I HEREBY CERTIFY THAT THIS PLAT, CONSISTING OF THREE SHEETS, REPRESENTS A SURVEY MADE UNDER MY DIRECTION AND THAT THE PROPERTY CORNERS AND SURVEY MONUMENTS ACTUALLY EXIST AS SHOWN HEREON.

Albert J. Schwertner
ALBERT J. SCHWERTNER REGISTERED LAND SURVEYOR NO.2912

OWNER'S CERTIFICATE
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE REAL PROPERTY SHOWN AS PARCELS A-O INCLUSIVE UPON THIS RECORD OF SURVEY AND HEREBY DEDICATE FOR PUBLIC USE THOSE CERTAIN STRIPS OF LAND DESIGNATED AS "NEW ROAD EASEMENTS" SHOWN HEREON.

LOMA LINDA UNIVERSITY, THE CORPORATION
BY: *Robert H. DeLeon*
PRESIDENT
SECRETARY

APPROVALS
THIS PLAT HAS BEEN REVIEWED AND IS APPROVED AS TO FORM AND CONTENTS.

John C. Smith
COUNTY ENGINEER
DATE: 3/27/78

ACCEPTANCE
THIS PLAT HAS BEEN REVIEWED AND IS APPROVED, AND DEDICATION OF THE ROAD EASEMENTS IS HEREBY ACKNOWLEDGED AND ACCEPTED BY THE BOARD OF SUPERVISORS OF COCHISE COUNTY ON THE 27th DAY OF MARCH 1978.

John F. Glass
CHAIRMAN
DATE: 3/27/78

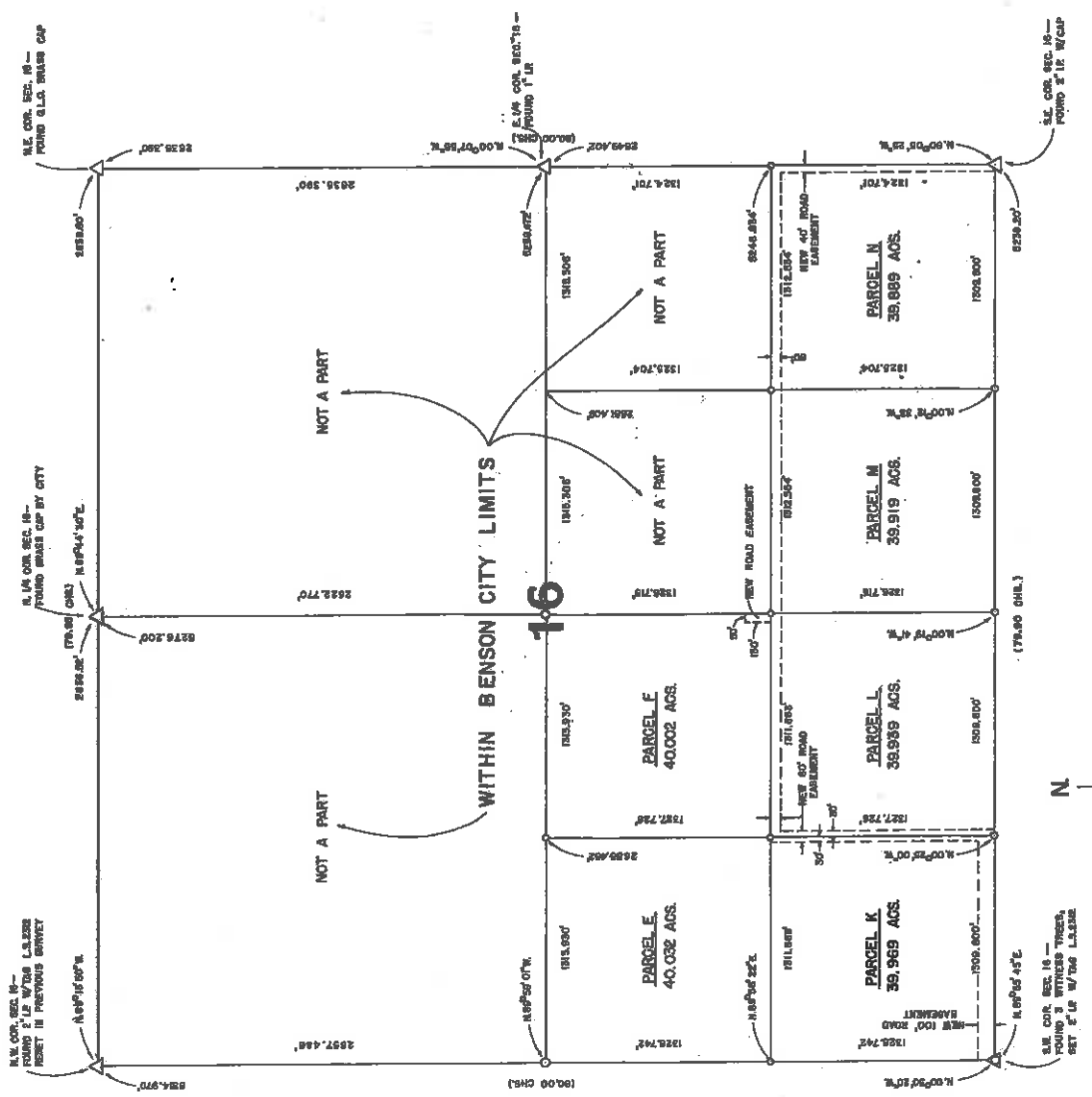
RECORDING DATA
STATE OF ARIZONA
COUNTY OF COCHISE
FILED FOR RECORD AT THE OFFICE OF MARGUERITE M. JENNINGS ON THIS 21 DAY OF 27/78
IN BOOK 1 OF MAPS OF SURVEY, ON PAGE 100
WITNESSED BY HAND AND OFFICIAL SEAL THE DAY AND YEAR ABOVE WRITTEN
Notary Seal

John F. Glass
DEPUTY COUNTY RECORDER
COCHISE COUNTY RECORDER

1/3
28
77

CLEAVE LUNDGREN & ASSOCIATES, INC.
ARCHITECTS - ENGINEERS - LAND PLANNERS - SURVEYORS
BOX 805 BENSON, ARIZONA 85602 602 886 9460

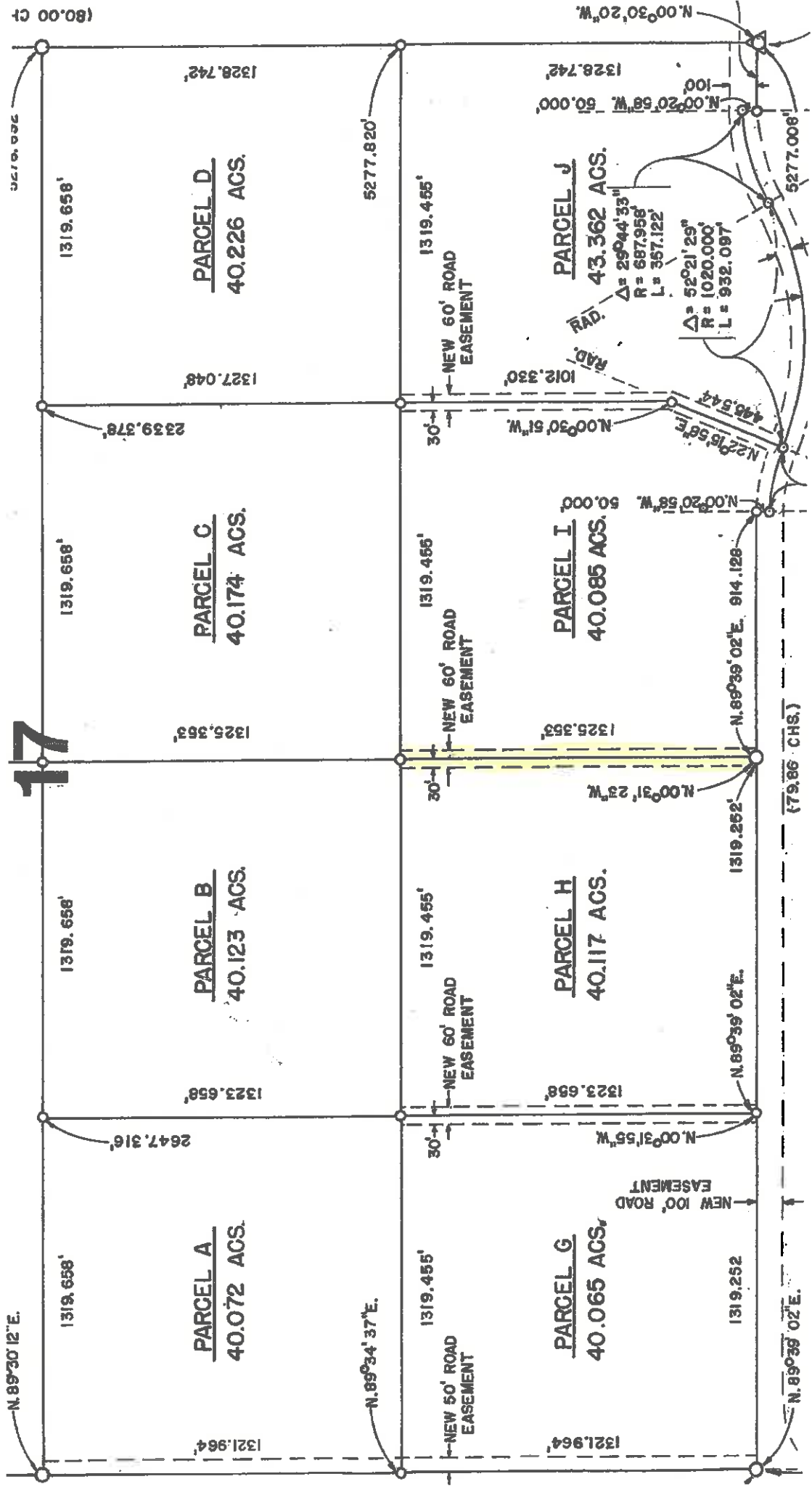
Book 1 Page 72



LEGEND
△ FOUND CORNER AS DESCRIBED
○ SET REMOVED HD IN 2 1/2 W 7/6 L.S. 238
○ SET REAR W 7/6 L.S. 232
() SECOND MEASUREMENT AS PER ORIGINAL GOVERNMENT FIELD NOTES

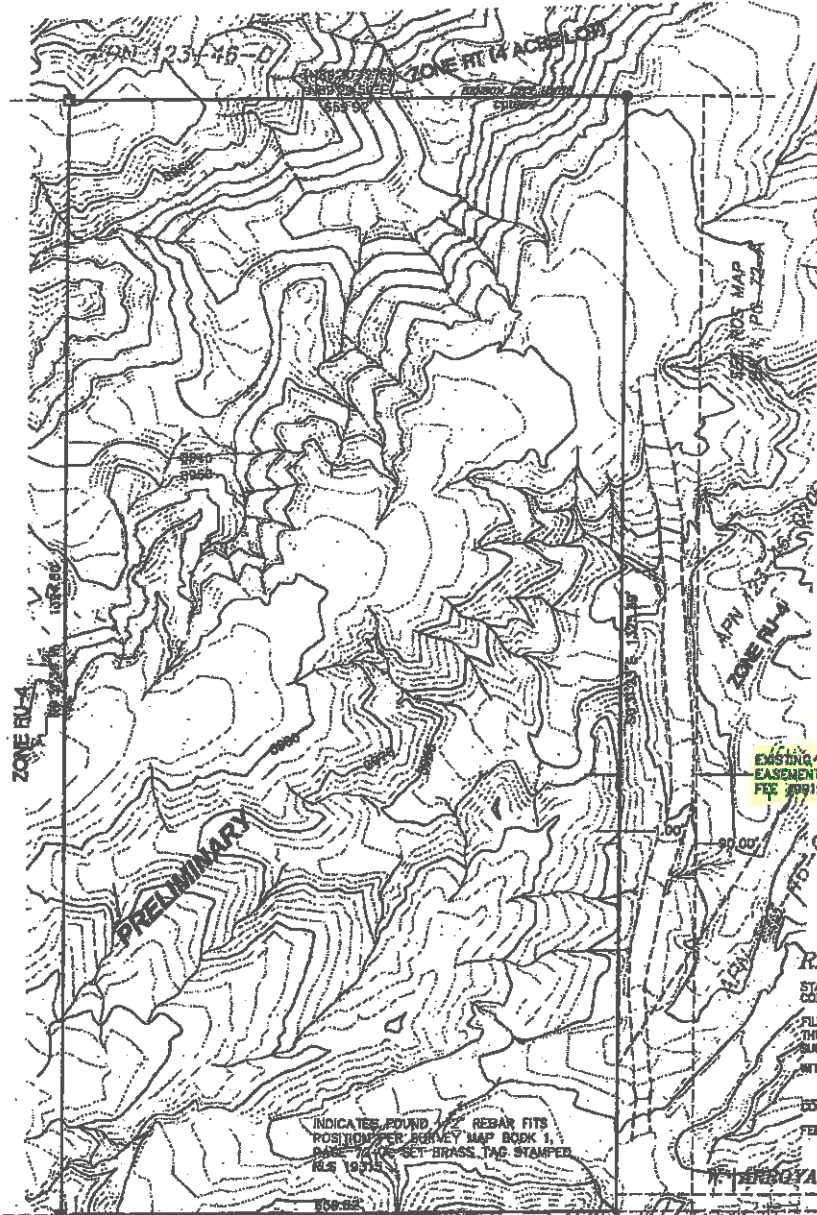
BASES OF BEARING
THE NORTH LINE OF THE S.E. 1/4 OF SECTION 16, T.17N, R.20E, OF THE G.S.A. 8 S. 8 E., WHICH BEARS N. 88° 44' 30" E. AS PER "TOWN OF BENTON" MAP BY FARRIS & LYNN, INC. REVISED IN NOVEMBER, 1968, WAS TAKEN AS BASIS FOR BEARINGS SHOWN HEREON.

SCALE: 1"=100'



RECORD OF SURVEY

OF A PORTION OF PARCEL B OF SURVEY MAP RECORDED AS MAP BOOK 1, PAGE 72-A, LYING IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 17 SOUTH, RANGE 20 EAST OF THE GILA AND SALT RIVER MERIDIAN, COUNTY OF COCHISE, ARIZONA



CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT CONSISTING OF 1 SHEET(S) REPRESENTS A SURVEY MADE UNDER MY DIRECTION AND THAT THE PROPERTY CORNERS AND SURVEY MONUMENTS ACTUALLY EXIST AS SHOWN HEREON.

TED D. AMOX, REGISTERED LAND SURVEYOR NO. 19315



LEGEND

- INDICATES FOUND 1/2" REBAR WITH BRASS TAG STAMPED RLS 2312, PER RECORD OF SURVEY MAP BOOK 1, PAGE 72-A, OFFICIAL RECORDS OF COCHISE COUNTY, ARIZONA, UNLESS OTHERWISE NOTED HEREON.
- INDICATES SET 1/2" X 16" REBAR TAGGED RLS 19315
- () INDICATES DATA PER SURVEY RECORDED AS BOOK 1, PAGE 72-A
- [] INDICATES RECORD DATA PER RECORDED MAPS AS NOTED HEREON
- INDICATES FOUND 1/2" REBAR TAGGED RLS 19315 PER SURVEY RECORDED AS BOOK 32, PAGE 28, OFFICIAL RECORDS OF COCHISE COUNTY, ARIZONA

REFERENCES:

DEED RECORDED AS
SURVEY MAP BOOK 1, PAGE 72-A
SURVEY MAP BOOK 32, PAGE 28

RECORDING DATA

STATE OF ARIZONA
COUNTY OF COCHISE
FILED FOR RECORD AT THE REQUEST OF TED D. AMOX ON
THIS _____ DAY OF _____ 2014, AT _____ M. IN BOOK _____ OF
SURVEY MAPS AT PAGE _____ THEREOF.
WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

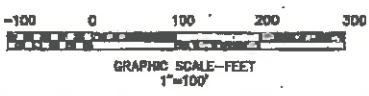
COCHISE COUNTY RECORDER _____ DEPUTY COUNTY RECORDER _____
FEE \$24.00

INDICATES FOUND REBAR FITS POSITIONS PER SURVEY MAP BOOK 1, PAGE 72-A SET-BRASS TAG STAMPED RLS 19315

APN 123-46-022
ZONE RU-4
EXISTING 60.00' WIDE ROAD EASEMENT PER SURVEY MAP BOOK 1, PAGE 72-A

APN 123-46-018J
ZONE RU-4
EXISTING 40.00' WIDE ROAD EASEMENT, PER DOC. 7992-05732

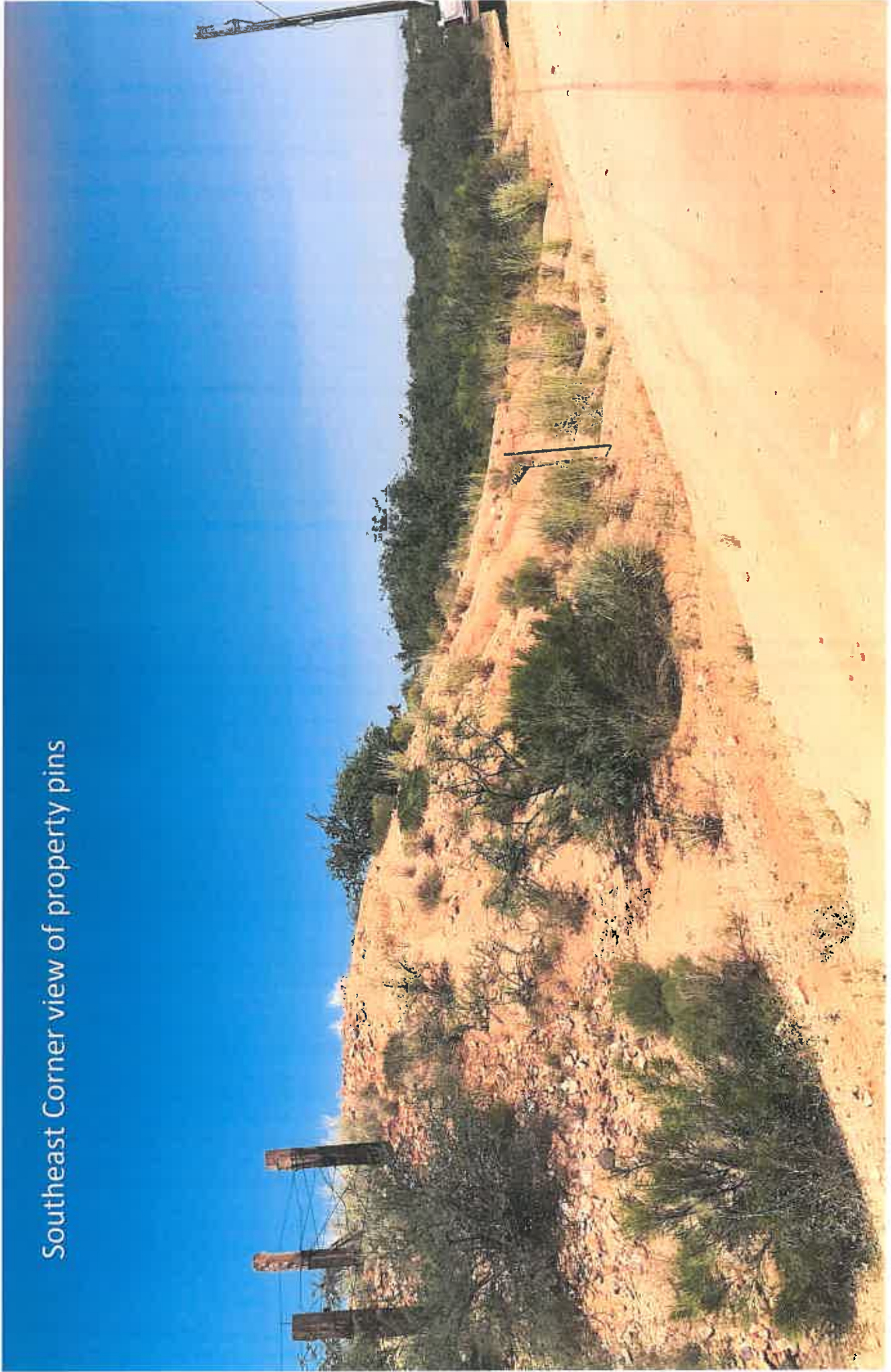
BASIS OF BEARINGS
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE EAST LINE OF PARCEL B ACCORDING TO RECORD OF SURVEY MAP BOOK 1, PAGE 72-A, AND BETWEEN THE FOUND 1/2" REBAR TAGGED RLS 2312 AT THE NORTHEAST CORNER OF PARCEL B, AND THE FOUND 1/2" REBAR TAGGED RLS 19315 AT THE SOUTHEAST CORNER OF PARCEL B, SHOWN HEREON AS NORTH 00°31'23" WEST



328-428-8144 • 3505 E. Emory Rd., Safford, AZ 85846

JOB No: 13045 DATE: OCT. 2014
DRAWN BY: JN REVISION BY: JN

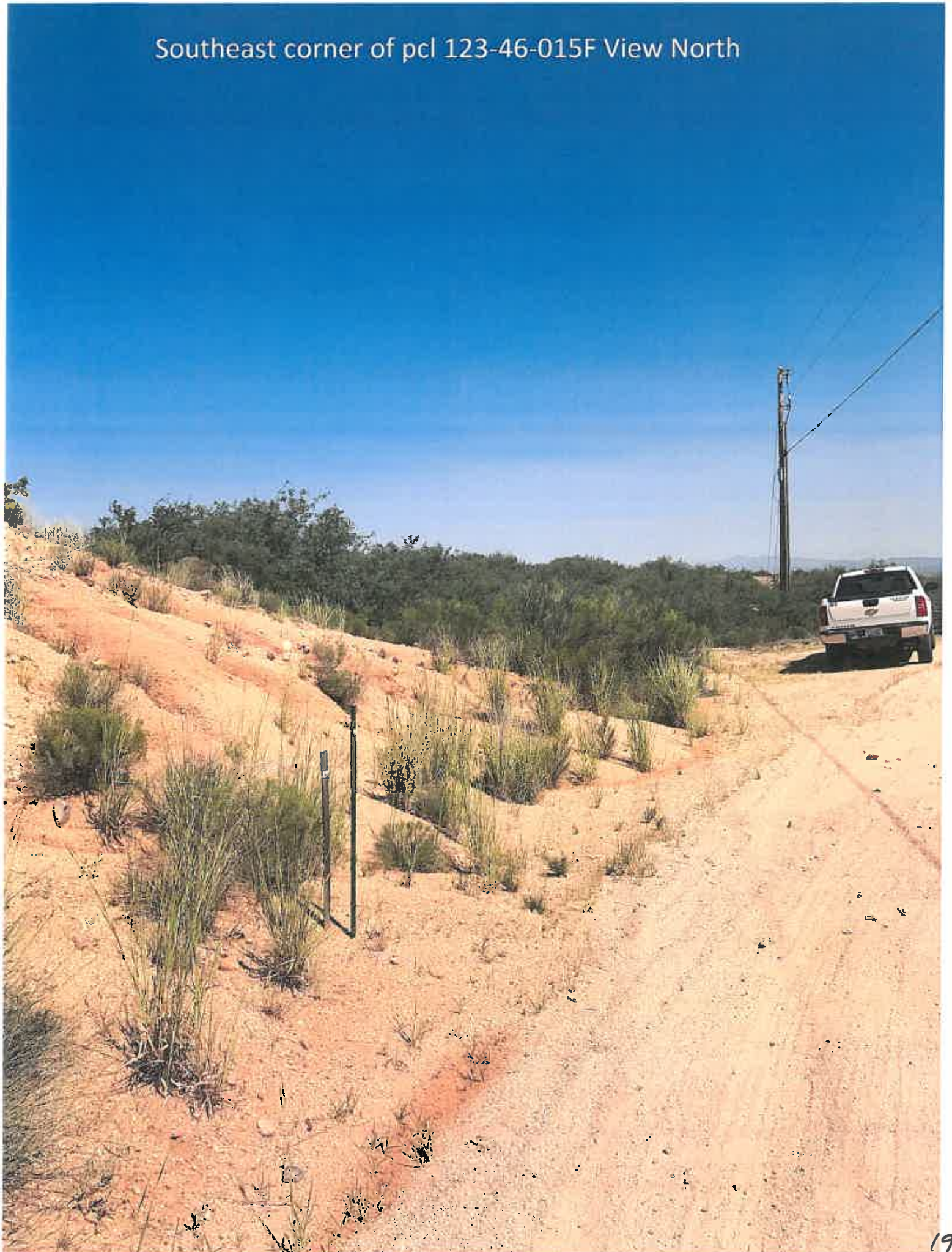
Southeast Corner view of property pins



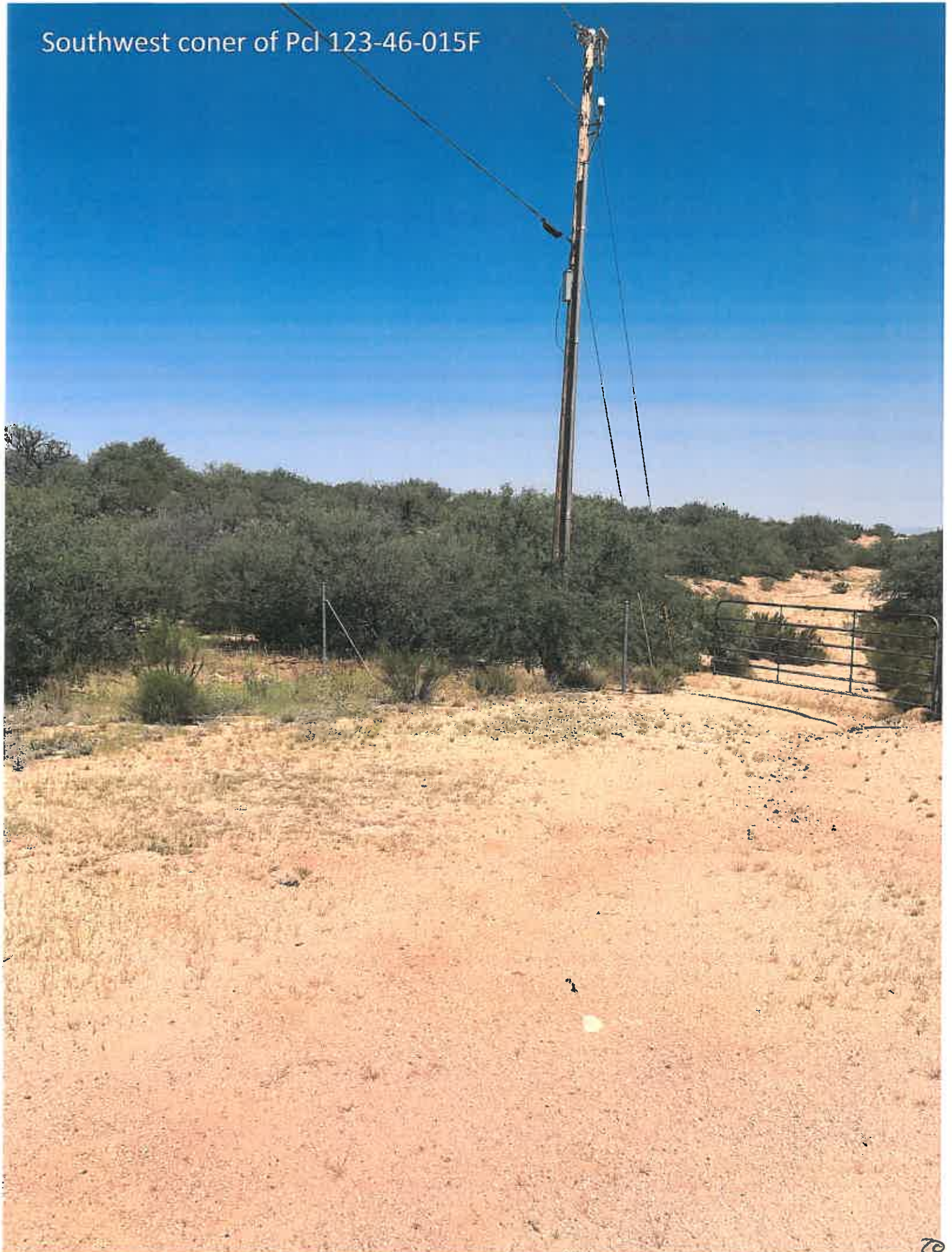
Southeast Corner of Pcl 123-46-015F View Looking East



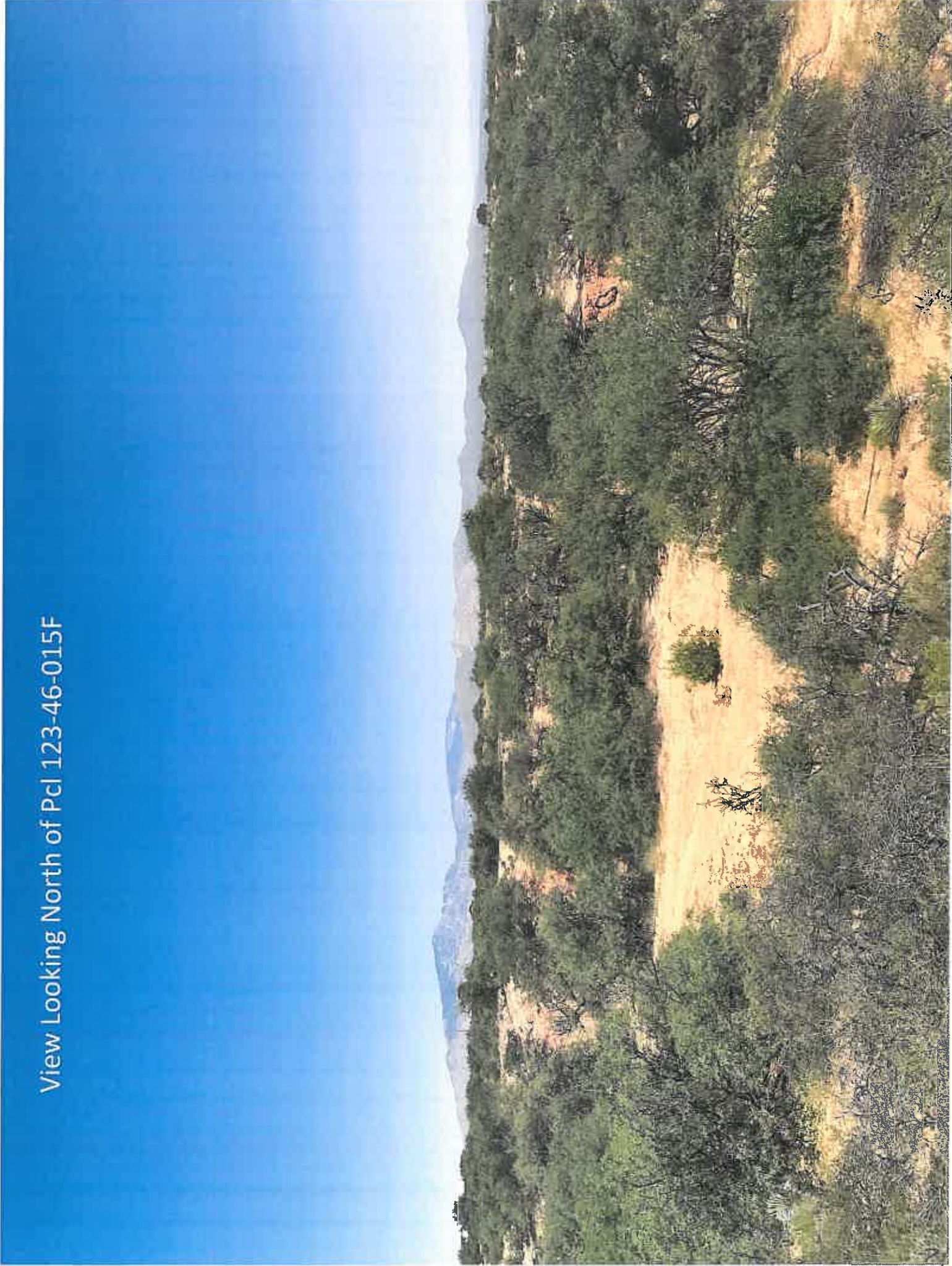
Southeast corner of pcl 123-46-015F View North



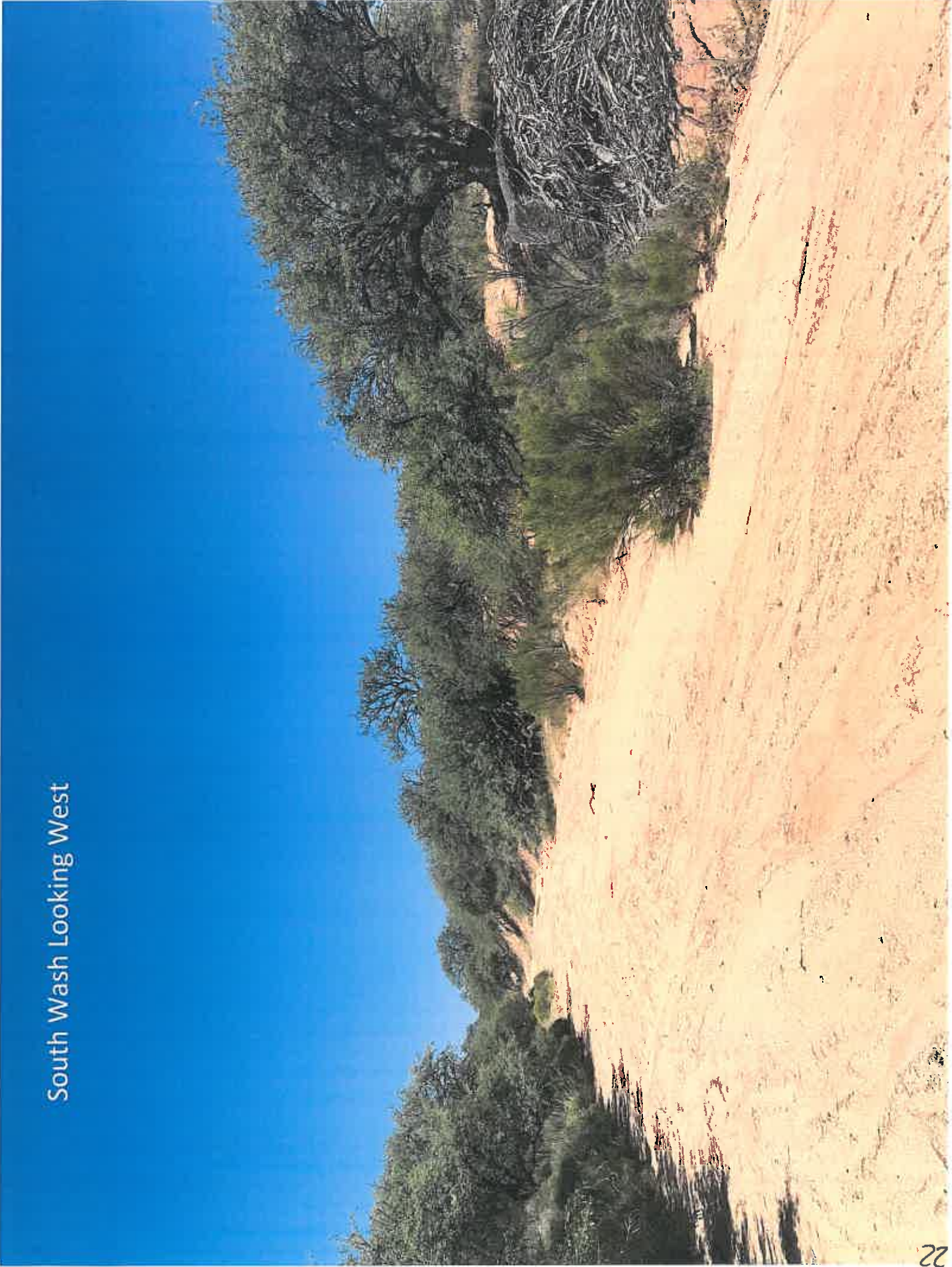
Southwest coner of Pcl 123-46-015F



View Looking North of Pcl 123-46-015F



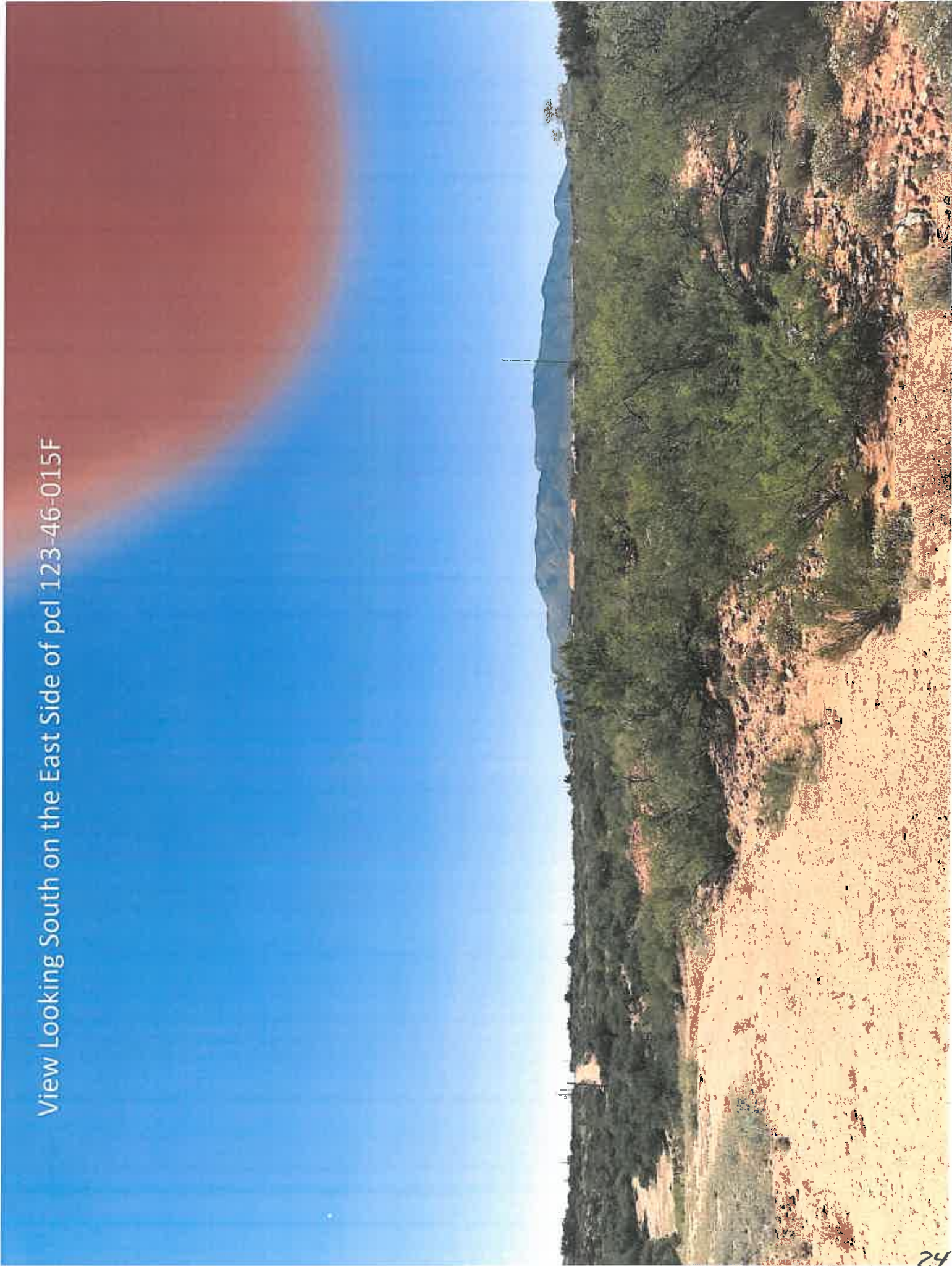
South Wash Looking West



View of Wash entering Pcl 123-46-020H



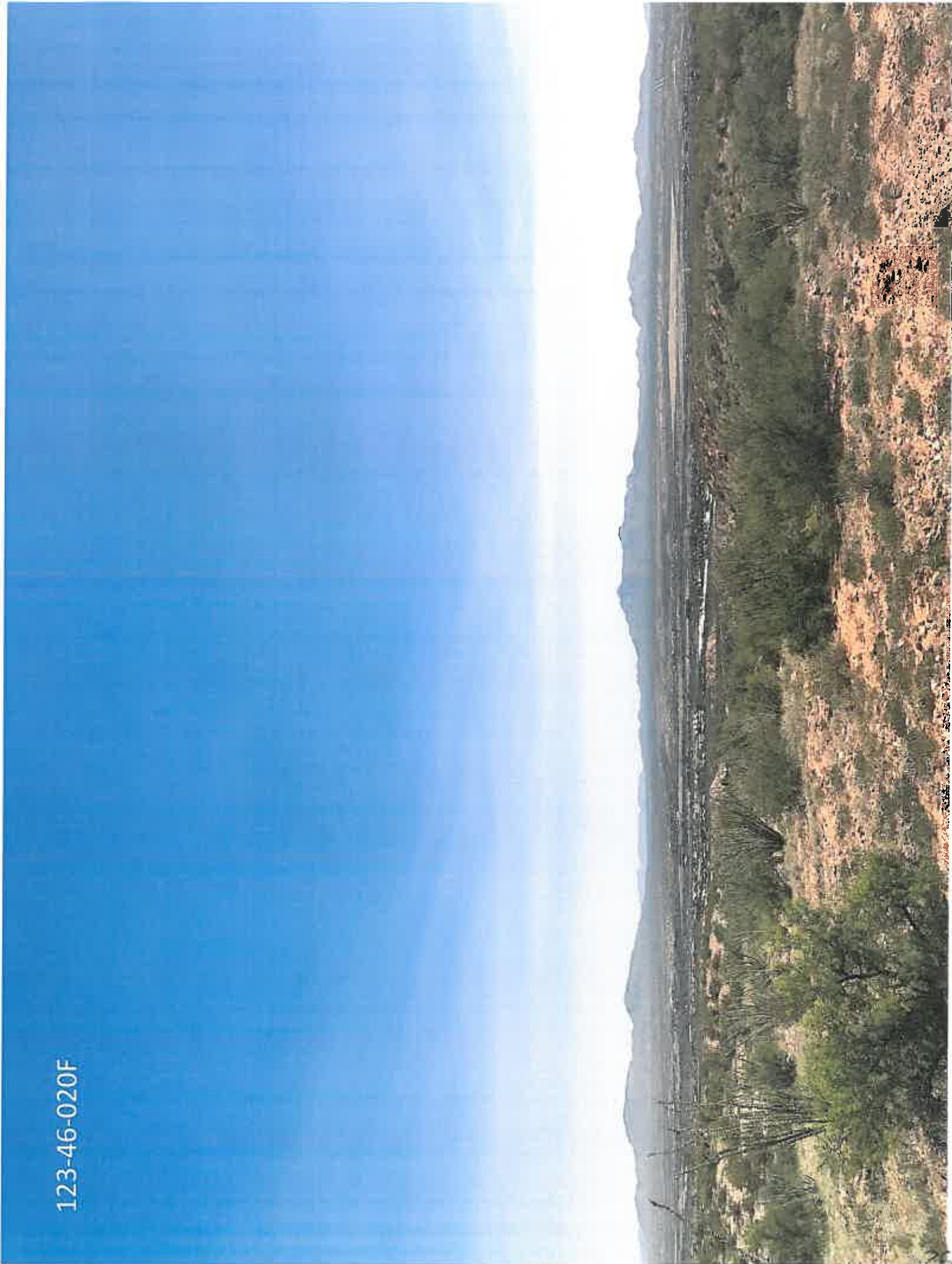
View Looking South on the East Side of pcl 123-46-015F



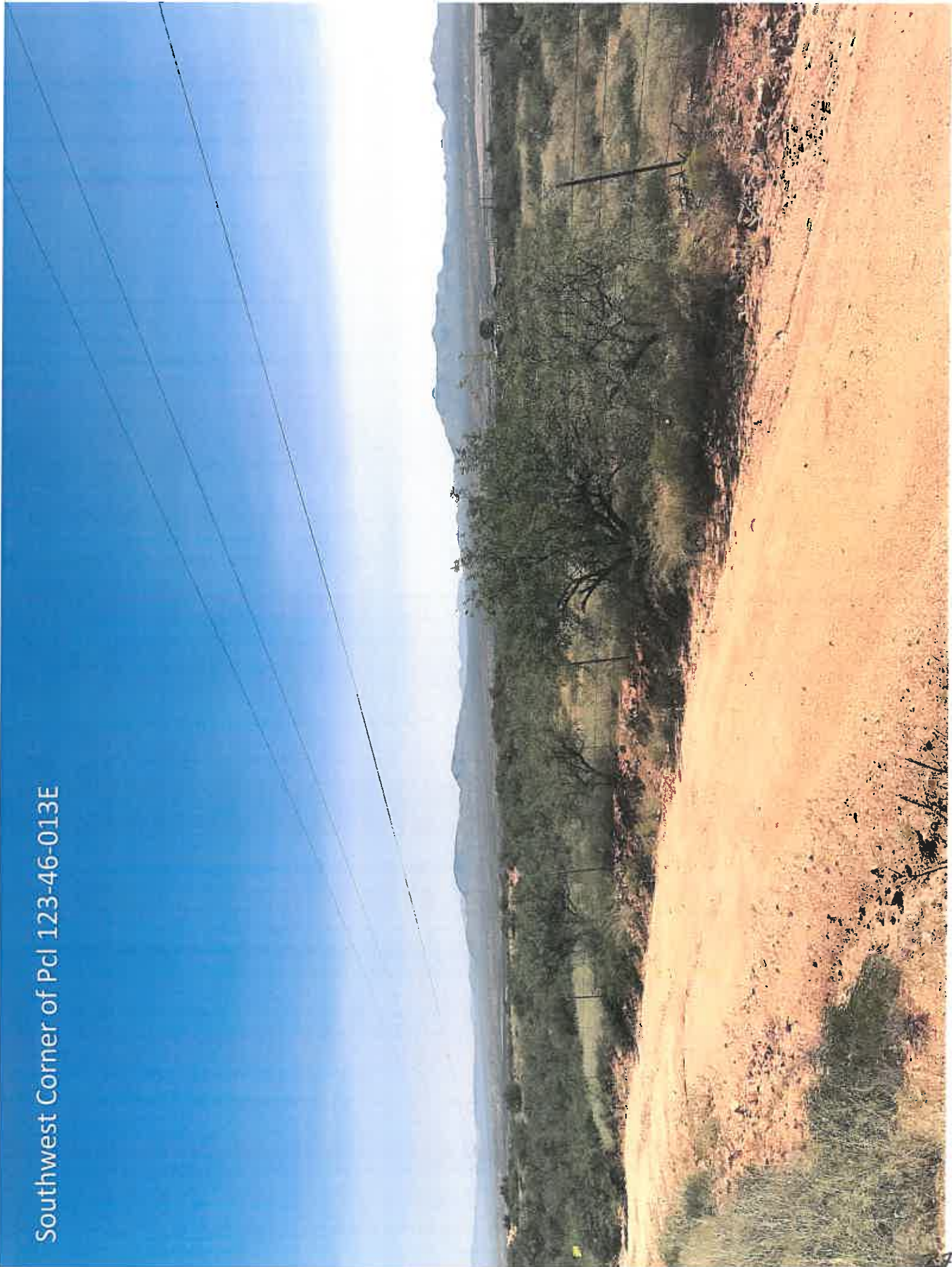


North East Corner Pin of Pcl 123-46-015F

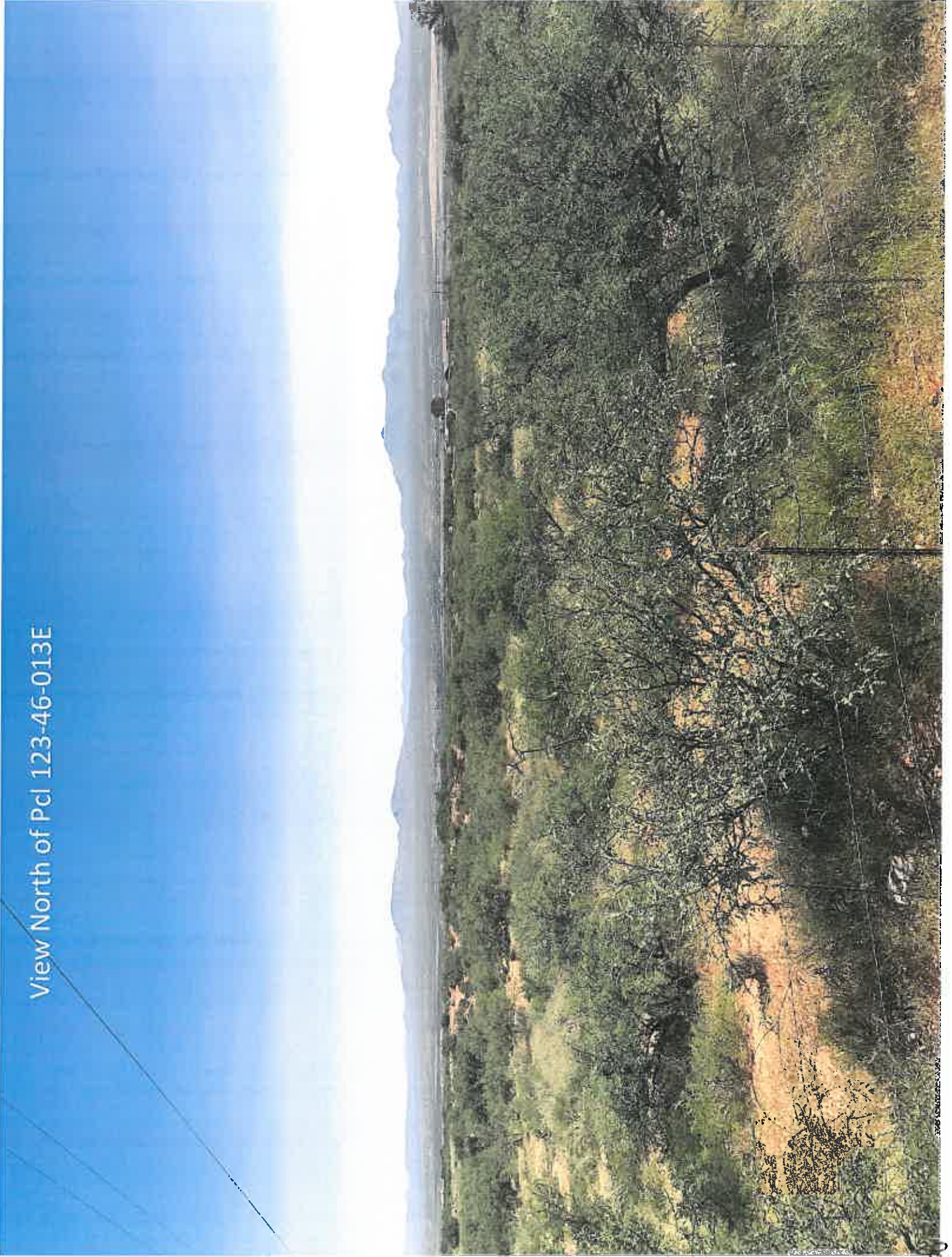
123-46-020F



Southwest Corner of Pcl 123-46-013E



View North of Pcl 123-46-013E



124-25-012C



121-23-016F



AFFIDAVIT OF PROPERTY VALUE

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

Primary Parcel: 123-48-016F-1
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) _____ (2) _____
(3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Silver Legacy LLC, an Arizona Limited Liability Company
5 Deano Street
Rancho Mission Viejo, CA 92694

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

Ted Amor and Jessica J. Nashel and Kevin D. Scrjmer and Robert L. Levey
3503 E. Emory Road
Safford, AZ 85546

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

4. ADDRESS OF PROPERTY:

Vacant Land
Benson, AZ 85602

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

Ted Amor and Jessica J. Nashel and Kevin D. Scrjmer and Robert L. Levey
3503 E. Emory Road
Safford, AZ 85546

(b) Next tax payment due October 1, 2016

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

- Vacant Land
- Commercial or Industrial Use
- Single Family Residence
- Agriculture
- Condo or Townhouse
- Mobile or Manufactured Home
- 2-4 Plex
- Other Use, Specify:
- 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
- To be rented to someone other than a "qualified family member"
- To be used as a non-primary or secondary residence

See reverse side for definitions of a "primary residence," secondary residence" and "family member."

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 _____

State of _____ County of _____

Subscribed and sworn to before me on the 25th day of July, 2016

Notary Public _____

Notary Expiration Date _____

FOR RECORDER'S USE ONLY

2016-13325RP
Page 1 of 4
Cochise
07-28-2016 04:27 PM
2016-13325

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

- Warranty Deed
- Special Warranty Deed
- Joint Tenancy Deed
- Contract or Agreement
- Quit Claim Deed
- Other

10. SALE PRICE: \$ 30,000.00

11. DATE OF SALE (Numeric Digits): 07 / 25 / 2016
Month / Year

12. DOWN PAYMENT: \$ 30,000.00

13. METHOD OF FINANCING:

- Cash (100% of Sale Price)
- New loan(s) from financial institution:
 - (1) Conventional
 - (2) VA
 - (3) FHA
 - (4) Other Financing, Specify:
- Barter or trade
- Assumption of existing loan(s)
- Seller Loan (Carryback)

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

- (a) Did the Sale Price in item 10 include Personal Property that represented 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.

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

- (a) Did the Sale price item 10 include solar energy devices, energy efficient lighting 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):

Pioneer Title Agency, Inc.
383 W. 4th St. Benson, AZ 85602
Phone: (520) 586-3733

18. LEGAL DESCRIPTION (attach copy if necessary):
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Signature of Buyer / Agent _____
State of Arizona County of Cochise
Subscribed and sworn to before me on the 25th day of July, 2016
Notary Public Adrianna Tawney
Notary Expiration Date 3/14/2022



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 123-46-013E-6
 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) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Mark L. Obergh
3423 Greenwood
Sierra Vista, AZ 85635

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

William P. Young and Mary Ann Young
950 S. Catclaw Lane
Benson, AZ 85602

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

4. ADDRESS OF PROPERTY:

Vacant Land
Benson, AZ 85602

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

William P. Young and Mary Ann Young
950 S. Catclaw Lane
Benson, AZ 85602

(b) Next tax payment due 10/01/2016

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
 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:

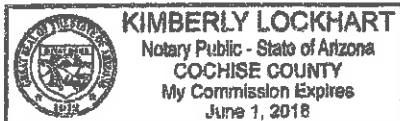
- a. To be used as a primary residence.
 b. To be rented to someone other than a "qualified family member".
 c. To be used as a non-primary or secondary residence.

See reverse side for definitions 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 _____
 State of Arizona, County of Cochise
 Subscribed and sworn to before me on this 27 day of May, 2016
 Notary Public _____
 Notary Expiration Date 06-01-18



DOR FORM 82162 (04/2014)

FOR RECORDER'S USE ONLY

2016-09324RP
 Page 1 of 2
 Cochise
 05-31-2016 04:21 PM
 2016-09324

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: \$ 35,000.00

11. DATE OF SALE (Numeric Digits): 05 / 16
 Month / Year

12. DOWN PAYMENT \$ 5,000.00

13. METHOD OF FINANCING:

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

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: _____

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: _____

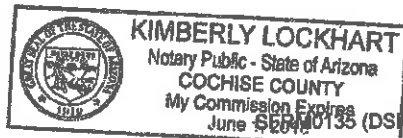
17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

Pioneer Title Agency, Inc.
363 W. 4th St., Benson, AZ 85602
 Phone: (520) 586-3733

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Signature of Buyer / Agent _____
 State of Arizona, County of Cochise
 Subscribed and sworn to before me on this 31 day of May, 2016
 Notary Public _____
 Notary Expiration Date 06-01-18



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 123-46-018K-2
 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) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

GARY E. MARCH-FORCE and KIM MARCH-FORCE
1501 POINT OF PINES
GUTERSVILLE, AL 35976

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

CM CONSTRUCTION, INC.
1145 BIG BEAR ROAD
BENSON, AZ 85602

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

4. ADDRESS OF PROPERTY:

VACANT LAND
Benson, AZ 85602

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

CM CONSTRUCTION, INC.
1145 BIG BEAR ROAD PO Box 2212
BENSON, AZ 85602

(b) Next tax payment due 10/01/2015

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 definitions 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 Homes / 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 _____
 State of _____ County of _____
 Subscribed and sworn to before me on this _____ day of _____ 20____
 Notary Public _____
 Notary Expiration Date _____

FOR RECORDER'S USE ONLY
 2015-04225RP
 Page 1 of 3
 Cochise
 03-09-2015 02:17 PM
 2015-04225

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: \$ 35,000.00

11. DATE OF SALE (Numeric Digits): 03 / 15
 Month / Year

12. DOWN PAYMENT \$ 35,000.00

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:

\$ 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):

Pioneer Title Agency, Inc.
363 W. 4th St. Benson, AZ 85602
 Phone: (520) 586-3733

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Signature of Buyer / Agent _____
 State of AZ County of Cochise
 Subscribed and sworn to before me on this 31 day of March 2015
 Notary Public Kimberly Lockhart
 Notary Expiration Date 06-01-18

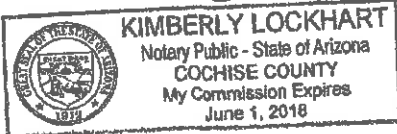


EXHIBIT "A"
Legal Description

The North half of the Southwest quarter of the Southeast quarter of Section 17, Township 17 South, Range 20 East of the Gila and Salt River Base and Meridian, Cochise County, Arizona.

EXCEPT all the coal and other minerals as reserved unto the United States of America in the Patent of said land.

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 124-25-012C-1
 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) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

THE BILL BRANDON SPITLER SPECIAL NEEDS TRUST, dated
September 1, 2011
11051 SOUTH CHEROKEE LANE
TUCSON, AZ 85736

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

ORIE ALVIN OWENS Jr.
P.O. BOX 2006
BENSON, AZ 85602

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

4. ADDRESS OF PROPERTY:

VACANT LAND
Saint David, AZ 85630

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

ORIE ALVIN OWENS Jr.
P.O. BOX 2006
BENSON, AZ 85602

(b) Next tax payment due 10/01/2015

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 definitions 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 Cochise
 Subscribed and sworn to before me on this 24th day of February, 2015
 Notary Public: [Signature]
 Notary Expiration Date: 2-12-2017



FOR RECORDER'S USE ONLY

2015-03407RP
 Page 1 of 2
 Cochise
 02-24-2015 05:00 PM
 2015-03407

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: \$ 80,000.00

11. DATE OF SALE (Numeric Digits): 02 / 15
 Month / Year

12. DOWN PAYMENT \$ 80,000.00

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:

\$ 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: _____

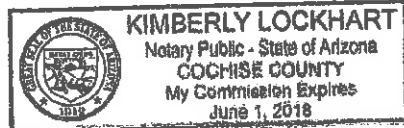
17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

Pioneer Title Agency, Inc.
363 W. 4th St., Benson, AZ 85602
 Phone: (520) 586-3733

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Signature of Buyer / Agent: [Signature]
 State of Arizona, County of Cochise
 Subscribed and sworn to before me on this 24th day of Feb, 2015
 Notary Public: [Signature]
 Notary Expiration Date: 02-01-18



AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 121 23 016F
 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) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Skycircle LLC, an Arizona Limited Liability Company
120 Coronado Rd # 12
Phoenix, AZ 85004

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

David Wojtowicz
2850 N La Cienega Dr
Tucson, AZ 85715

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

4. ADDRESS OF PROPERTY:

1850 S Diehl Dr
Saint David, AZ 85830

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

David Wojtowicz
2850 N La Cienega Dr
Tucson, AZ 85715

(b) Next tax payment due _____

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.

FOR RECORDER'S USE ONLY

2016-13671RP
 Page 1 of 3
 Cochise
 08-04-2016 10:38 AM
 2016-13671

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: \$ 80,000.00

11. DATE OF SALE (Numeric Digits): 07 / 2016
 Month / Year

12. DOWN PAYMENT \$ 80,000.00

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(a) 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:

\$ 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):

David Wojtowicz
2850 N La Cienega Dr
Tucson, AZ 85715
 Phone: (520) 808-4393

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

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.

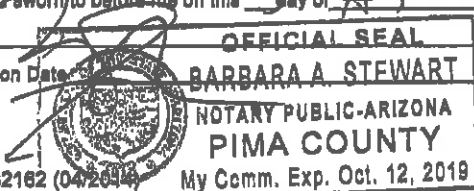
Signature of Seller / Agent _____

State of Ariz, County of Pima

Subscribed and sworn to before me on this 3 day of Aug, 2016

Notary Public _____

Notary Expiration Date _____



DOR FORM 82162 (04/2014) My Comm. Exp. Oct. 12, 2019

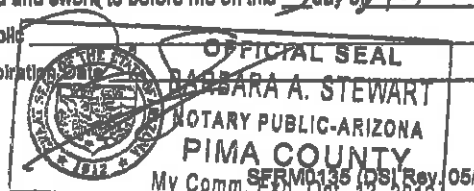
Signature of Buyer / Agent _____

State of Ariz, County of Pima

Subscribed and sworn to before me on this 3 day of Aug, 2016

Notary Public _____

Notary Expiration Date _____



My Comm. Exp. Oct. 12, 2019

EXHIBIT "A"
(Continued)

2016-13671RP
Page 3 of 3
Cochise
08-04-2016 10:38 AM
2016-13671

Thence North 00°09'50" East, a distance of 429.72 feet to the POINT OF BEGINNING.



FEE # 991235583
 OFFICIAL RECORDS
 COCHISE COUNTY
 DATE 99/12/01 HOUR 3

When recorded, mail to:
 MCI Construction, Inc.
 1208 Via Coyote
 Benson, Arizona 85602

REQUEST OF
 FIDELITY NATIONAL TITLE
 CHRISTINE RHODES-RECORDER
 FEE : 10.00 PAGES : 2

GRANT OF EASEMENT

~~COURTESY RECORDERS~~
 NO TITLE LIABILITY
 SL 2186

For valuable consideration, receipt of which is acknowledged, MCI Construction, Inc, an Arizona Corporation of 1208 Via Coyote, Benson, AZ 85602, hereby grants an 89 foot easement for ingress and egress and public utilities over the following described real property situated in Cochise County, Arizona:

The South 1100.00 feet of the West 90 feet of Parcel C as recorded in Book 1 of Surveys, Page 72, Cochise County, Arizona, excluding the West 1 foot of Parcel C.

The purpose of this Grant is to dedicate a non-exclusive easement to the present and future owners of a 14.6± described in attached EXHIBIT "A", their guests and invites without need of further grant or conveyance.

Dated this 23 day of Nov 1999

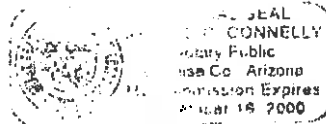
M. Catharine Small
 for MCI Construction, Inc

State of Arizona)
)Ss
 County of Cochis:)

This instrument acknowledged before me this
23 day of Nov 1999 by
M. Catharine Small, Sec.
for MCI Const. Inc.

My Commission Expires:

Arlean Connelly
 Notary Public



991235583

EXHIBIT "A"

That portion of the Northwest Quarter of the Southeast Quarter (NW1/4,SE1/4) of Section 17, Township 17 South, Range 20 East, Gila and Salt River Base and Meridian, Cochise County, Arizona, described as follows: Beginning at the Southwest corner of said NW1/4,SE1/4; thence North 00 degrees 31 minutes 59 seconds West along the West line of said NW1/4,SE1/4, a distance of 1005.83 feet to the TRUE POINT OF BEGINNING:

Thence continuing North 00 degrees 31 minutes 59 seconds West, a distance of 319.37 feet to the Northwest corner of said NW1/4,SE1/4;

Thence North 89 degrees 29 minutes 46 seconds East, a distance of 1320.04 feet to the Northeast corner of said NW1/4,SE1/4;

Thence South 34 degrees 15 minutes 02 seconds West, a distance of 479.41 feet;

Thence North 86 degrees 25 minutes 53 seconds West, a distance of 1049.24 feet to the point of beginning.

Said parcel contains 9.805 acres, more or less.

And:

That portion of the Northwest Quarter of the Southeast Quarter (NW1/4,SE1/4) of Section 17, Township 17 South, Range 20 East, Gila and Salt River Base and Meridian, Cochise County, Arizona, described as follows: Beginning at the Southwest corner of said NW1/4,SE1/4; thence North 00 degrees 31 minutes 59 seconds West along the West line of said NW1/4,SE1/4, a distance of 174.12 feet to the TRUE POINT OF BEGINNING:

Thence continuing North 00 degrees 31 minutes 59 seconds West, a distance of 831.71 feet;

Thence South 86 degrees 25 minutes 53 seconds East, a distance of 506.60 feet;

Thence South 31 degrees 53 minutes 30 seconds West, a distance of 942.39 feet to the point of beginning.

Said parcel contains 4.823 acres, more or less.

991235583



FEE # 990205732
 OFFICIAL RECORDS
 COCHISE COUNTY
 DATE 2/23/99 HOUR 3

at the request of Pioneer Title Agency, Inc.

when recorded mail to
 NEIL E. HUMPHREYS
 11389 S. ENGSTAD RD
 SOLON SPRINGS, WI 54873

REQUEST OF
 PIONEER TITLE AGENCY
 CHRISTINE RHODES-RECORDER
 FEE 12.00 PAGES 3

00951050-TK

Tax Code: 123-46-020A

WARRANTY DEED

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

MCI CONSTRUCTION INC., an Arizona corporation

do/does hereby convey to

NEIL E. HUMPHREYS, an unmarried man as to an undivided 1/2 interest and LONA J. JENSEN, an unmarried woman, as to an undivided 1/2 interest

the following real property situated in Cochise County, Arizona:

See Exhibit A attached hereto and made a part hereof.

Reserving unto the Grantor, their successors and assigns an easement for ingress, and egress and utilities over the South 40.00 feet of Parcel II.

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 this 12 Day of February 1999

M. Catherine Ismail
 MCI CONSTRUCTION INC., an Arizona corporation

BY: M. CATHERINE ISMAIL, Secretary/Treasurer

State of Arizona } This instrument was acknowledged before me this 16th day of
 County of Cochise } February, 1999 by ISMAIL
 M. CATHERINE ISMAIL, as Secretary/Treasurer
 of MCI CONSTRUCTION INC., an Arizona corporation



Theresa M. Kruse
 Notary Public

State of Arizona } My commission will expire 11-1-2002
 County of Cochise } This instrument was acknowledged before me this ___ day of
 ___, 19__ by

 Notary Public

My commission will expire _____

Exhibit A

PTA NO. 951050

PARCEL I:

That portion of Parcel C, according to Survey recorded in Book 1 of Surveys, page 72, records of Cochise County, Arizona lying within the Northwest quarter of the Southeast quarter of Section 17, Township 17 South, Range 20 East of the Gila and Salt River Base and Meridian, Cochise County, Arizona, described as follows:

BEGINNING at the Southwest corner of said Northwest quarter of the Southeast quarter;
thence North 89° 34' 41" East along the South line of said Northwest quarter of the Southeast quarter, a distance of 771.77 feet;
thence North 15° 53' 22" East, a distance of 283.55 feet to the TRUE POINT OF BEGINNING;
thence continue North 15° 53' 22" East, a distance of 688.37 feet;
thence North 34° 15' 02" East a distance of 479.41 feet to the Northeast corner of said Northwest quarter of the Southeast quarter;
thence South 00° 29' 24" East along the East line of said Northwest quarter of the Southeast quarter, a distance of 900.08 feet;
thence South 71° 14' 13" West, a distance of 492.13 feet to the POINT OF BEGINNING;

EXCEPT all the coal and other minerals as reserved in Patent from United States of America.

PARCEL II:

An undivided 1/8th interest in the following described wellsite:

That portion of Parcel C, according to Survey recorded in Book 1 of Surveys, page 72, records of Cochise County, Arizona lying within the Northwest quarter of the Southeast quarter of Section 17, Township 17 South, Range 20 East of the Gila and Salt River Base and Meridian, Cochise County, Arizona, described as follows:

BEGINNING at the Southwest corner of said Northwest quarter of the Southeast quarter;
thence North 89° 34' 41" East along the South line of said Northwest quarter of the Southeast quarter, a distance of 317.66 feet to the TRUE POINT OF BEGINNING;
thence North 0° 25' 19" West, a distance of 85.00 feet;
thence North 89° 34' 41" East, a distance of 70.00 feet;
thence South 00° 25' 19" East, a distance of 85.00 feet;
thence South 89° 34' 41" West, a distance of 70.00 feet to the POINT OF BEGINNING;

EXCEPT all the coal and other minerals as reserved in Patent from United States of America.

PARCEL III:

An easement for ingress, egress and utilities over the following described property:

The South 40.00 feet of Parcel C, according to Survey recorded in Book 1 of Surveys, page 72, records of Cochise County, Arizona lying within the Northwest quarter of the Southeast quarter of Section 17, Township 17 South, Range 20 East of the Gila and Salt River Base and Meridian, Cochise County, Arizona;

EXCEPTING therefrom the following described Parcels A and B:

Parcel A:

BEGINNING at the Southwest corner of said Northwest quarter of the Southeast quarter;
thence North 89° 34' 41" East along the South line of said Northwest quarter of the Southeast quarter, a distance of 771.77 feet to the TRUE POINT OF BEGINNING;
thence North 15° 53' 22" East, a distance of 283.55 feet;
thence North 71° 14' 13" East, a distance of 492.13 feet to a point on the East line of said Northwest quarter of the Southeast quarter;

990205732

thence South 00° 29' 24" East, a distance of 427.00 feet to the Southeast corner of said Northwest quarter of the Southeast quarter;
thence South 89° 34' 41" West, a distance of 547.28 feet to the POINT OF BEGINNING.

Parcel B:

The South 1 foot of the Northwest quarter of the Southeast quarter of said Section 17;
Excepting therefrom the West 50.00 feet thereof;

EXCEPT all the coal and other minerals as reserved in Patent from United States of America.

PARCEL IV:

An easement for ingress, egress and utilities as created in Document No. 9702-04471 over the Westerly 90.00 feet of the following described property:

That portion of the Northwest quarter of the Southeast quarter of Section 17, Township 17 South, Range 20 East of the Gila and Salt River Base and Meridian, Cochise County, Arizona, being a portion of Parcel "C", as shown in Book 1 of Surveys, page 72, records of Cochise County, Arizona, described as follows:

BEGINNING at the Southwest corner of said Northwest quarter of the Southeast quarter;
thence North 89° 34' 41" East along the South line of said Northwest quarter of the Southeast quarter, a distance of 771.77 feet to the **TRUE POINT OF BEGINNING**;
thence North 15° 53' 22" East, a distance of 283.55 feet;
thence North 71° 14' 13" East, a distance of 492.13 feet to a point on the East line of said Northwest quarter of the Southeast quarter;
thence South 00° 29' 24" East, a distance of 427.00 feet to the Southeast corner of said Northwest quarter of the Southeast quarter;
thence South 89° 34' 41" West, a distance of 547.28 feet to the **POINT OF BEGINNING**;

EXCEPT all the coal and other minerals as reserved in Patent from United States of America.

**COCHISE COUNTY ASSESSOR PROPERTY PROFILE REPORT
TAX YEAR 2018**

Account #: R000064595 Parcel #: 12346015F Report Date: 08/29/2017 Initials: MHYDE
 Acct Type: Vacant # of Imps: 0 Tax District: 0900 Neighborhood: 0402.00 Residential PUC: 0004

Owner's Name and Address
 AMOX TED & JESSICA NESBITT
 SCRIVNER KEVIN D & ROBERTA L LEVEY
 C/O TED AMOX
 3503 E EMORY RD
 SAFFORD AZ 855467323

Property Address
 Adjustments / Districts
 Code
 A1 X
 Units
 0.00

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page	Grantor
07/29/2016	\$30,000	JOINT TENANTS	2016-13325			SILVER LEGACY LLC

Legal / Subdivision
 THE E2 OF PCL B PER R/S BK1 PG72 SEC 17-17-20 20.061AC

Land Valuation Summary

Legal Class	# of Units	Measure	FCV	Asmt %	Assessed Val
02RL	20.060000	Acres	\$107,941	15.0%	\$16,191
Land Subtotal:			\$107,941		\$16,191

Improvement Valuation Summary

#	Built As	Quality	%	Sq. Foot	Eff Age	Legal	RCN	Market	Value	FCV	Asmt %	Assessed Val
Improvement Subtotal:											\$0	

Total Property Value

Total FCV	\$107,941	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$16,191
Total LPV	\$107,941	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$16,191

**COCHISE COUNTY ASSESSOR PROPERTY PROFILE REPORT
TAX YEAR 2018**

Account #: R000064579 **Parcel #:** 12346013E **Report Date:** 08/29/2017 **Initials:** MHYDE
Acct Type: Residential **# of Imps:** 1 **Tax District:** 0900 **Neighborhood:** 0402.00 Residential **PUC:** 0193

Owner's Name and Address YOUNG WILLIAM P & MARY ANN 3223 GREENWOOD DR. SIERRA VISTA AZ 85635	Property Address QUAIL RIDGE Adjustments / Districts Code A2 X Units
--	--

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page	Grantor
05/31/2016	\$35,000	JOINT TENANTS	2016-09324			OBERGH MARK L

Legal / Subdivision

REP OF SURVEY BK1 PG72 POR OF LOT A BY M&B COM AT SW COR SAID LOT A THN N0DEG 32MIN W264.49' TO POB THN CONT N0DEG 32MIN W264.58' N89DEG 34MIN E659.66' S0DEG 32MIN E264.58' S89DEG 34MIN W659.63' TO POB SEC 17 T17 R20 4.00AC

Land Valuation Summary

Legal Class	# of Units	Measure	FCV	Asmt %	Assessed Val
02RL	4.010000	Acres	\$39,472	15.0%	\$5,921
		Land Subtotal:	\$39,472		\$5,921

Improvement Valuation Summary

#	Built As	Quality	%	Sq. Foot	Eff Age	Legal	RCN	Market	Value	FCV	Asmt %	Assessed Val
1	Residential Yard	Average	100%	1	2003	02RJ	\$20,415	1.0000	\$9,431	\$9,431	15.00%	\$1,415
								Improvement Subtotal:	\$9,431			\$1,415

Total Property Value

Total FCV \$48,903	Exempt \$0	Asmt 15.0%	Net Assd Val \$7,336
Total LPV \$48,903	Exempt \$0	Asmt 15.0%	Net Assd Val \$7,336

**COCHISE COUNTY ASSESSOR PROPERTY PROFILE REPORT
TAX YEAR 2018**

Account #: R000064617 Parcel #: 12346018K Report Date: 08/29/2017 Initials: MHYDE
 Act Type: Residential # of Imps: 1 Tax District: 0900 Neighborhood: 0402.00 Residential PUC: 8714

Owner's Name and Address
 CM CONSTRUCTION INC
 PO BOX 2212
 BENSON AZ 856022212

Property Address
 1146 S BIG BEAR RD
 BENSON, AZ 85602

Adjustments / Districts
 Code
 B6
 Units

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page	Grantor
03/09/2015	\$35,000	WARRANTY DEED	2015-04225			MARCH-FORCE GARY E & KIM A

Legal / Subdivision

REP OF SURVEY BK1 PG72 POR OF LOT | DESC AS NESWSE SEC 17 17 20 10.04AC

Land Valuation Summary

Legal Class	# of Units	Measure	FCV	Asmt %	Assessed Val
0401L	10.040000	Acres	\$50,075	10.0%	\$5,007
0401L	1.000000	Site	\$3,500	10.0%	\$350
Land Subtotal:			\$53,575		\$5,357

Improvement Valuation Summary

#	Built As	Quality	%	Sq. Foot	Eff Age	Legal	RCN	Market	Value	FCV	Asmt %	Assessed Val
1	Ranch 1 Story	Average	100%	1824	2016	0401I	\$190,460	1.0000	\$113,134	\$113,134	10.00%	\$11,313
Improvement Subtotal:										\$113,134		\$11,313

Total Property Value

Total FCV	\$166,709	Exempt	\$0	Asmt	10.0%	Net Assd Val	\$16,671
Total LPV	\$165,263	Exempt	\$0	Asmt	10.0%	Net Assd Val	\$16,526

**COCHISE COUNTY ASSESSOR PROPERTY PROFILE REPORT
TAX YEAR 2018**

Account #: R000067724 Parcel #: 12425012C Report Date: 08/29/2017 Initials: MHYDE
 Acct Type: Vacant # of Imps: 0 Tax District: 2100 Neighborhood: 0404.00 Residential PUC: 0003

Owner's Name and Address
 OWENS ORIE ALVIN JR REVOCABLE TRUST
 PO BOX 2006
 BENSON AZ 856022006

Property Address
 Adjustments / Districts
 Code
 A1 X
 Units
 0.00

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page	Grantor
02/24/2015	\$0	WARRANTY DEED	2015-03406			MONSEN ANETTA SUE TRUST

Legal / Subdivision
 E2 FLLWNG DESC PCL LOT 12 REP OF SURVEY BK2 PG21 SEC2-18-20 20.194AC

Land Valuation Summary

Legal Class	# of Units	Measure	FCV	Asmt %	Assessed Val
02RL	20.190000	Acres	\$42,407	15.0%	\$6,361
Land Subtotal:			\$42,407		\$6,361

Improvement Valuation Summary

#	Built As	Quality	%	Sq. Foot	Eff Age	Legal	RCN	Market	Value	FCV	Asmt %	Assessed Val
Improvement Subtotal:										\$0		\$0

Total Property Value

Total FCV	\$42,407	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$6,361
Total LPV	\$42,407	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$6,361

**COCHISE COUNTY ASSESSOR PROPERTY PROFILE REPORT
TAX YEAR 2018**

Account #: R010037587 **Parcel #:** 12123016F **Report Date:** 08/29/2017 **Initials:** MHYDE
Acct Type: Vacant **# of Imps:** 0 **Tax District:** 2100 **Neighborhood:** 0404.00 Residential **PUC:** 0003

Owner's Name and Address
 WOJTOWICZ DAVID
 2850 N LA CIENEGA DR
 TUCSON AZ 857153531

Property Address

Adjustments / Districts
Code A1 X
Units 0.00

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page	Grantor
08/04/2016	\$80,000	WARRANTY DEED	2016-13671			SKYCIRCLE LLC

Legal / Subdivision

POR OF LOT D PER AMENDED REC OF SUR BK11 PG19 BEG AT SW COR OF LOT D THN N76DEG 9MIN E572.48' N18DEG 43MIN W489.46' N82DEG 53MIN W400' N0DEG 9MIN E383.92' S89DEG 33MIN E180.03' N0DEG 9MIN E661.42' S89DEG 34MIN E702.25' S4DEG 12MIN E1113.75' S28DEG 44MIN E556.79' N89DEG 31MIN W485.52' S51DEG 45MIN E122.69' S30DEG 37MIN E29.01' N89DEG 31MIN W862.32' TO POB EXC FOR FLLNG DES POR COM AT CNTR SEC 17 THN N0DEG 09MIN E288.83' N89DEG 31MIN W180.02' TO POB THN N76DEG 09MIN E572.48' N18DEG 43MIN W358.12' S89DEG 33MIN E586.40' S28DEG 44MIN E428.96' N89DEG 31MIN W485.52' S51DEG 45MIN E122.69' S30DEG 37MIN E29.01' N89DEG 31MIN W862.32' TO POB SEC 17-18-21 21.858AC

Land Valuation Summary

Legal Class	# of Units	Measure	FCV	Asmt %	Assessed Val
02RL	21.858000	Acres	\$68,351	15.0%	\$10,253
Land Subtotal:			\$68,351		\$10,253

Improvement Valuation Summary

#	Built As	Quality	%	Sq. Foot	Eff Age	Legal	RCN	Market	Value	FCV	Asmt %	Assessed Val
Improvement Subtotal:											\$0	\$0

Total Property Value											
Total FCV	\$68,351	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$10,253				
Total LPV	\$44,855	Exempt	\$0	Asmt	15.0%	Net Assd Val	\$6,728				