

Unofficial Document

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AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 501-63-722
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? 2

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

(1) 501-63-724 (2) 501-63-725
(3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Madison Plaza 1, LLC
23901 Calabasas Rd #1064
Calabasas, CA 91302

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

Madison Plaza, LLC
23901 Calabasas Rd. #1064
Calabasas, CA 91302

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

4. ADDRESS OF PROPERTY:

5115 N. Dysart Road (Lots 1, 3, & 4)
Litchfield Park, AZ

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

Madison Plaza, LLC
23901 Calabasas Rd. #1064
Calabasas, CA 91302

(b) Next tax payment due 2nd half 2015

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 definition of a "primary residence, secondary 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: _____

10. SALE PRICE: \$ 14,450,000.00

11. DATE OF SALE (Numeric Digits): 10/2015
Month / Year

12. DOWN PAYMENT \$ 3,990,800.00

13. METHOD OF FINANCING:

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

Madison Plaza 1, LLC
23901 Calabasas Rd #1064 Calabasas, CA 91302
818-992-2959

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]
Signature of Seller / Agent
State of Arizona, County of Maricopa
Subscribed and sworn to before me on this 26 day of October 2015
Notary Public Robert J. Uhl
Notary Expiration Date 12-15-18

[Signature]
Signature of Buyer / Agent
State of Arizona, County of Maricopa
Subscribed and sworn to before me on this 26 day of October 2015
Notary Public Robert J. Uhl
Notary Expiration Date 12-15-18

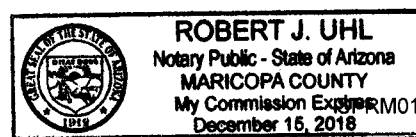
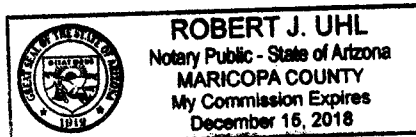


EXHIBIT "A"
Legal Description

Parcel 1:

Lots 1, 3 and 4, of CAMELBACK CROSSING, according to Book 929 of Maps, page 22, records of Maricopa County, Arizona.

Parcel 2:

A reciprocal easement for ingress and egress as set forth in that certain instrument entitled "Declaration of Covenants, Conditions and Restrictions and Grant of Easements for Camelback Crossing Shopping Center" recorded May 30, 2003, as Document No. 2003-0693909, "Assignment of Declarant's Rights Under Declaration of Covenants, Conditions and Restrictions and Grant of Easements" recorded January 6, 2004, as Document No. 20040012636, and "Amended and Restated Assignment of Declarant's Rights Under Declaration of Covenants, Conditions and Restrictions and Grant of Easements recorded July 19, 2004, as Document No. 20040820892 of Official Records.

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