

Unofficial Document

FOF 20

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 303 - 22 - 297 - A
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:

AIMCO Greens, L.L.C.
4582 S. Ulster Street Parkway, Suite 1100
Denver, Colorado 80237

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

CA Greens AZ Owner LLC
3990 Ruffin Road, Suite 100
San Diego, California 92123

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

4. ADDRESS OF PROPERTY:

125 S. Alma School Road
Chandler, AZ

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

CA Greens AZ Owner LLC
3990 Ruffin Road, Suite 100
San Diego, California 92123

(b) Next tax payment due 3/1/2016

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 used as a vacation home or secondary residence.
- c. To be rented to someone other than a "family member."

See reverse side for definitions 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: 324
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.

See attached
Signature of Seller / Agent _____
State of _____, County of _____
Subscribed and sworn to before me on this ____ day of _____ 20 ____
Notary Public _____
Notary Expiration Date _____

DOR FORM 82162 (10/2013)

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1e

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: \$ 46,200,000 00

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

12. DOWN PAYMENT \$ _____ 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):

Meredith Riley, Esq. c/o Kutak Rock LLP
1801 California Street, Suite 3000
Denver, Colorado 80202 Phone: (303) 297-2400

18. LEGAL DESCRIPTION (attach copy if necessary):

See attached

See Attached
Signature of Buyer / Agent _____
State of _____, County of _____
Subscribed and sworn to before me on this ____ day of _____ 20 ____
Notary Public _____
Notary Expiration Date _____

Buyer:

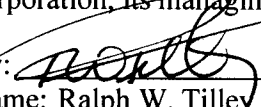
CA GREENS AZ OWNER LLC,
a Delaware limited liability company

By: ConAm Multifamily Acquisition Fund, LLC,
A Delaware limited liability company, its sole member

By: ConAm Fund MM LLC, a Delaware limited liability
company, its managing member

By: ConAm Properties LLC, a Delaware limited
liability company, its sole member

By: DJE Financial Corp., a California
corporation, its managing member

By: 
Name: Ralph W. Tilley
Title: Vice President

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On NOVEMBER 24, 2015, before me, JEANNETTE BARELA, a Notary Public, personally appeared RALPH W. TILLEY, who proved to me on the basis of satisfactory evidence to be the person(s) who ^{Unofficial Document} 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 



LEGAL DESCRIPTION

Lot 1, Fairways at San Marcos Phase III, according to Book 499 of Maps, page 50, records of Maricopa County, Arizona;

Except that portion condemned in Final Order of Condemnation recorded in Document No. 2003-1342470, described as follows:

That portion of the Northwest quarter of Section 33, Township 1 South, Range 5 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, said portion being more particularly described as follows:

Commencing at the West quarter corner of said Section 33;

Thence North a distance of 587.49 feet along the West line of said Section 33;

Thence East a distance of 65.00 feet to the Southwest corner of Lot 1 of the Fairways at San Marcos Phase III as recorded in Book 499 of Maps, page 50, Maricopa County Records, said corner being on the East right of way line of Alma School Road;

Thence North a distance of 180.65 feet along said right of way line;

Thence North 8 degrees 07 minutes 48 seconds East a distance of 14.14 feet along said right of way line; Thence North a distance of 37.86 feet along said right of way line to the Point of Beginning;

Thence East a distance of 5.00 feet;

Thence North a distance of 45.00 feet;

Thence West a distance of 7.00 feet to said right of way line;

Thence South a distance of 7.72 feet along said right of way line;

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Thence South 14 degrees 02 minutes 10 seconds East a distance of 8.25 feet along said right of way line; Thence South a distance of 29.28 feet along said right of way to the Point of Beginning.