

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 303-46-839
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? 3

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

- (1) 303-46-843 (2) 303-46-841
- (3) 303-46-844 (4) _____

2. SELLER'S NAME AND ADDRESS:

Southshore Town Center Investors, LLC, an Arizona limited liability company
4530 E Shea Blvd #100
Phoenix, AZ 85028

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

Avondale Self Storage, L.L.C., a Louisiana limited liability company
1 Merlin Lane
Marrero, LA 70072

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

4. ADDRESS OF PROPERTY:

4015, 4045, 4055, 4245 S. Arizona Ave
Chandler, AZ 85248

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

Avondale Self Storage, L.L.C., a Louisiana limited liability company
1530 W. Commerce Avenue
Gilbert, AZ 85233

(b) Next tax payment due 10/2016

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 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: 5

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 MARICOPA
Subscribed and sworn to before me on this 16 day of mar 2016
Notary Public [Signature]
Notary Expiration Date 5/1/2017



TRACI J. GREENHOW
Notary Public - Arizona
Maricopa County
Expires 05/01/2017

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Ga.

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: \$ 13,125,000.00

11. DATE OF SALE (Numeric Digits): 1/2016
Month / Year

12. DOWN PAYMENT \$ 4,525,000.00

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: not applicable

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

- (a) Did the Sale price in Item 10 include solar energy devises, 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):

Fidelity National Title Agency, Inc.
60 E. Rio Salado Pkwy, Suite 1104
Tempe, AZ 85281
Phone: 480-214-4500

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 MARICOPA
Subscribed and sworn to before me on this 16 day of mar 2016
Notary Public [Signature]
Notary Expiration Date 5/1/2017



TRACI J. GREENHOW
Notary Public - Arizona
Maricopa County
Expires 05/01/2017

EXHIBIT "A"
Legal Description

PARCEL NO. 1:

Lots 2, 4, 6 and 7, SOUTHSORE TOWN CENTER, according to Book 805 of Maps, page 22, records of Maricopa County, Arizona.

PARCEL NO. 2:

A non-exclusive easement for ingress & egress, vehicular parking and utility lines & facilities, as more fully set forth in Restriction Agreement and Grant of Easements recorded February 18, 2005 in Instrument No. 20050205076, records of Maricopa County, Arizona..

Unofficial Document