

# Unofficial 20 Document

## AFFIDAVIT OF PROPERTY VALUE

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

Primary Parcel: 200 - 48 - 008H - 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? 1

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

(1) 200-48-008K 9 (3) \_\_\_\_\_  
(2) \_\_\_\_\_ (4) \_\_\_\_\_

### 2. SELLER'S NAME AND ADDRESS:

Scottsdale Healthcare Hospitals  
8125 N. Hayden Road  
Scottsdale, AZ 85258

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

DOC-6220 West Bell Road ASC, LLC  
309 N. Water St., Suite 500  
Milwaukee, WI 53202

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

### 4. ADDRESS OF PROPERTY:

6220 West Bell Road  
Glendale, AZ

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

DOC-6220 West Bell Road ASC, LLC  
309 N. Water St., Suite 500  
Milwaukee, WI 53202

(b) Next tax payment due 10/01/16

### 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: Healthcare Fac.

### 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.

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14 Ho:

### 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: \$ 9,819,950 00

11. DATE OF SALE (Numeric Digits): 03/16  
Month / Year

12. DOWN PAYMENT \$ 9,819,950 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:

\$ 0 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  
648 N. Plankinton Ave., Suite 410  
Milwaukee, WI 53203 (414) 224-1778

### 18. LEGAL DESCRIPTION (attach copy if necessary):

See Exhibit "A" attached herto

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.

Keith A. [Signature]  
Signature of Seller / Agent

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 15 day of March 20 16

Notary Public Jeanne A. Malys  
Notary Expiration Date 10/17/2016

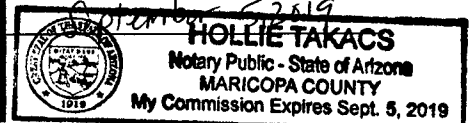
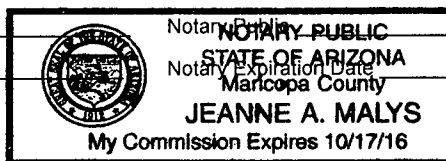
DOR FORM 82162 (04/2014)

Shaila Hunter  
Signature of Buyer / Agent

State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 16 day of March 20 16

Notary Public Hollie Takacs  
Notary Expiration Date September 5, 2019



**EXHIBIT "A"**

## PARCEL NO. 1:

THE EAST 200 FEET OF LOT THIRTY-FIVE (35) AND THE WEST 50 FEET OF LOT THIRTY-FOUR (34), SECTION THIRTY-ONE (31), TOWNSHIP FOUR (4) NORTH, RANGE TWO (2) EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPT ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED UNTO THE UNITED STATES OF AMERICA IN PATENT RECORDED NOVEMBER 27, 1957 IN DOCKET 2334, PAGE 370 (LOT 34) AND IN PATENT RECORDED NOVEMBER 30, 1956 IN DOCKET 2045, PAGE 177 (LOT 35); AND

EXCEPT ALL URANIUM, THORIUM OR ANY OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIARLY ESSENTIAL TO THE PRODUCTION OF FISSIONABLE MATERIALS WHETHER OR NOT OF COMMERCIAL VALUE UNTO THE UNITED STATES OF AMERICA IN PATENT RECORDED NOVEMBER 27, 1957 IN DOCKET 2334, PAGE 370. (LOT 34 ONLY)

## PARCEL NO. 2:

THE EAST 115.00 FEET OF THE WEST 165 FEET OF LOT 34, SECTION 31, TOWNSHIP 4 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPTING THE SOUTH 55 FEET FOR ROAD;

EXCEPTING ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED UNTO THE UNITED STATES OF AMERICA; AND

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EXCEPTING ALL URANIUM, THORIUM OR ANY OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIARLY ESSENTIAL TO THE PRODUCTION OF FISSIONABLE MATERIALS WHETHER OR NOT OF COMMERCIAL VALUE, AS RESERVED UNTO THE UNITED STATES OF AMERICA IN PATENT RECORDED NOVEMBER 27, 1957, IN DOCKET 2334, PAGE 370.

## PARCEL NOS. 1 AND 2 ABOVE, NOW DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF GLO LOT 34 AND GLO LOT 35, SECTION 31, TOWNSHIP 4 NORTH, RANGE 2 EAST, GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 34; THENCE FROM SAID POINT OF COMMENCEMENT ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 31 NORTH 89°04'30" EAST 461.34 FEET; THENCE NORTH 00°53'02" EAST 55.03 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF BELL ROAD AS DESCRIBED IN THAT CERTAIN DOCKET 4525, PAGE 575 & 577 RECORDS OF SAID COUNTY, SAID POINT BEING FURTHER DESCRIBED AS THE POINT OF BEGINNING; THENCE FROM SAID POINT OF BEGINNING NORTH 00°53'02" EAST 406.95 FEET; THENCE NORTH 89°53'54" EAST 364.52 FEET; THENCE SOUTH 00°47'33" WEST 401.69 FEET TO A POINT ON SAID RIGHT OF WAY LINE; THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 89°04'30" WEST 365.29 FEET TO THE POINT OF BEGINNING.

EXCEPT ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED UNTO THE UNITED STATES OF AMERICA IN PATENT RECORDED NOVEMBER 27, 1957 IN DOCKET 2334, PAGE 370 (LOT 34) AND IN PATENT RECORDED NOVEMBER 30, 1956 IN DOCKET 2045, PAGE 177 (LOT 35); AND

EXCEPT ALL URANIUM, THORIUM OR ANY OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIARLY ESSENTIAL TO THE PRODUCTION OF FISSIONABLE MATERIALS WHETHER OR NOT OF COMMERCIAL VALUE UNTO THE UNITED STATES OF AMERICA IN PATENT RECORDED NOVEMBER 27, 1957 IN DOCKET 2334, PAGE 370. (LOT 34 ONLY)

EXCEPT THE SOUTH 10 FEET THEREOF, AS CONVEYED TO THE CITY OF GLENDALE, AN ARIZONA MUNICIPAL CORPORATION, BY WARRANTY DEED DATED 3-4-16, RECORDED 3-15-16 AS \* OF OFFICIAL RECORDS.

\* 2016-0166475