

WHEN RECORDED MAIL TO:

Office of the City Clerk  
City of Yuma  
One City Plaza  
Yuma, Arizona 85364-1436

## WARRANTY DEED

EXEMPT from Affidavit and Filing Fees (A.R.S. 11-1134 A.3.)

This Warranty Deed is made by:

Ranchos, L.L.C., an Arizona Limited Liability Co.  
2220 East 25th Place  
Yuma, Arizona 85365

and

Ninos, L.L.C., an Arizona Limited Liability Co.  
11322 Via Canada  
Yuma, Arizona 85367

**(Grantors)**

To the:

City of Yuma, an Arizona municipal corporation  
One City Plaza  
Yuma, Arizona 85364-1436

**(Grantee)**

For the consideration of Ten Dollars (\$10.00), and other valuable consideration, the receipt and sufficiency of which is acknowledged, each of the Grantors, as to all of the Grantor's undivided one-half interest, does hereby grant, transfer and convey to Grantee, that parcel of real property situated in Yuma County, Arizona described in Exhibit "A" attached and by this reference incorporated in this Warranty Deed.

Subject to, reservations in patents, all easements, covenants, conditions, and restrictions, as may appear of record.

Grantors warrant title against all persons whomsoever, subject to the matters set forth above.

Dated this 19<sup>th</sup> day of September, 2016.

**Ranchos L.L.C., an Arizona limited liability company**

By: Casa Veinte Cinco L.L.C. an Arizona limited liability company  
Member

By: Patricia A. Miller  
Patricia A. Miller  
Member

By: Jerry L. Miller  
Jerry L. Miller  
Member

**Ninos L.L.C., an Arizona limited liability company**

By: CANADA L.L.C. an Arizona limited liability company  
Member

By: Cecilia A. Perry  
Cecilia A. Perry  
Manager

## ACKNOWLEDGEMENTS

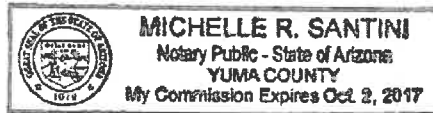
State of Arizona     )  
                                  ) ss.  
County of Yuma     )

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of September, 2016, by Patricia A. Miller, Member, Casa Veinte Cinco L.L.C., an Arizona limited liability company and Member of Ranchos, L.L.C., an Arizona limited liability company, on behalf of Ranchos, L.L.C.

IN WITNESS WHEREOF, I have hereunto set by hand and official seal.

My Commission Expires:

10/02/2017



Michelle R. Santini  
Notary Public

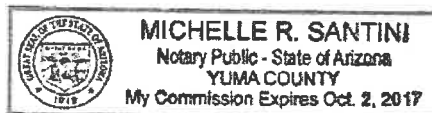
State of Arizona     )  
                                  ) ss.  
County of Yuma     )

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of September, 2016, by Jerry L. Miller, Member, Casa Veinte Cinco L.L.C., an Arizona limited liability company and Member of Ranchos, L.L.C., an Arizona limited liability company, on behalf of Ranchos, L.L.C.

IN WITNESS WHEREOF, I have hereunto set by hand and official seal.

My Commission Expires:

10/02/2017



Michelle R. Santini  
Notary Public

ACKNOWLEDGEMENTS - continued

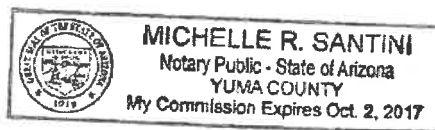
State of Arizona     )  
                                  ) ss.  
County of Yuma     )

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of September, 2016, by Cecilia A. Perry, Manager, Canada L.L.C., an Arizona limited liability company and Member of Ninos L.L.C., an Arizona limited liability company, on behalf of Ninos, L.L.C.

IN WITNESS WHEREOF, I have hereunto set by hand and official seal.

My Commission Expires:

10/02/2017



ACCEPTED AND APPROVED, hereby dedicating to the City of Yuma,  
Arizona, as right-of-way for roadways and other purposes related thereto.

City of Yuma

Dated: \_\_\_\_\_

\_\_\_\_\_  
Greg K. Wilkinson  
City Administrator

Attest:

Dated: \_\_\_\_\_

\_\_\_\_\_  
Lynda L. Bushong  
City Clerk

Approved as to form:

Dated: \_\_\_\_\_

\_\_\_\_\_  
Steven W. Moore  
City Attorney

# EXHIBIT A

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## LEGAL DESCRIPTION

That portion of the Northwest quarter of the Northwest quarter (NW<sup>1</sup>/<sub>4</sub>NW<sup>1</sup>/<sub>4</sub>) of Section 25, Township 8 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma County, Arizona, more particularly described as follows:

### Avenue "D"

The West 50 feet of the West 787 feet of the Northwest quarter of the Northwest quarter (NW<sup>1</sup>/<sub>4</sub>NW<sup>1</sup>/<sub>4</sub>) of said Section 25;

Said parcel contains 1.528 acres, more or less.

Description Verified By:	
City Engineering Department	Date