

When Recorded, return to:

Cha Cha, LLC
4400 E HIGHWAY 80
YUMA, AZ 85365

QUIT CLAIM DEED

GRANTOR (Name, Address, Zip Code)	GRANTEE (Name, Address, Zip Code)
City of Yuma, a Municipal Corporation One City Plaza Yuma, AZ 85364	Cha Cha, LLC 4400 E HIGHWAY 80 YUMA, AZ 85365

Subject Real Property (Legal Description)

See EXHIBIT "A" attached hereto and by this reference incorporated herein.

EXEMPT from affidavit and filing fees (A.R.S. 11-1134 A.3.)

For valuable consideration and subject to the reservation of a utilities easement in, under and over the described real property, Grantor quit claims to Grantee all right, title and interest of Grantor in Subject Real Property together with all rights and privileges appurtenant or to become appurtenant to Subject Real Property on the effective date, being the date and time of recordation of this instrument.

City of Yuma, a Municipal Corporation

By:

John D. Simonton
City Administrator

Attested:

Approved as to Form:

Lynda L. Bushong
City Clerk

Richard W. Files
City Attorney

NOTARIAL ACKNOWLEDGEMENT

State of Arizona)
) ss.
County of Yuma)

The foregoing instrument was acknowledged before me this ____ day of _____
2026, by John D. Simonton, City Administrator.

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

Notary Public

My Commission Expires:

EXHIBIT A

The South 30.00 feet of the Northeast quarter of the Northwest quarter of Section 18, Township 9 South, Range 22 West of the Gila and Salt River Base and Meridian, Yuma County, Arizona,

EXCEPT the East 40.00 feet thereof.

Containing 38,170 Square feet or 0.876 of an acre, more or less.

Description Verified By:	
City Engineering Department	Date: