

OFFICIAL RECORDS OF
MARICOPA COUNTY RECORDER
STEPHEN RICHER
20210270823 03/11/2021 08:04
ELECTRONIC RECORDING
C2015_165E-3-1-1--

When recorded, return to:
City of Tempe Basket

EXEMPT PER A.R.S.
§11-1134A.3

SPECIAL WARRANTY DEED
C2015-165E

For and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, 7th and University Tempe Owner, LLC, a Delaware limited liability company (“Grantor”) does hereby sell and convey to CITY OF TEMPE, an Arizona municipal corporation, the following described real property situated in Maricopa County, Arizona, together with all rights and privileges appurtenant thereto (“Property”):

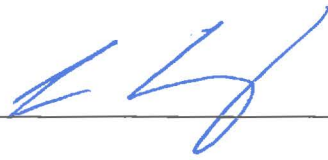
See Exhibit A attached hereto and by this reference incorporated herein.

SUBJECT TO all taxes and assessments, reservations, any and all easements, rights-of-way, covenants, conditions, restrictions, liens and encumbrances of record or that would be shown by an accurate survey.

Grantor does warrant and agree to defend the title against its acts and none other.

DATED this 9th day of March, 2021.

[Signature appears on the following page]



Carlos Rodriguez, Jr.
7th and University Tempe Owner, LLC
Its: Manager

STATE OF FLORIDA)
) ss.
MIAMI-DADE COUNTY)

The foregoing instrument was acknowledged before me this 9th day of
March, 2021, by Carlos Rodriguez Jr., the Manager of 7th and University Tempe Owner, LLC,
a[n] Delaware limited liability company, for and on behalf of the company.

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

Notary Public 

My commission expires:
July 29, 2023

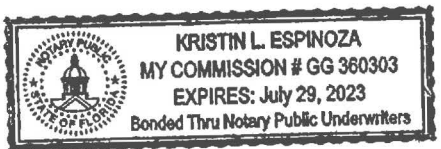


EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

LOT 2 OF 7TH STREET MIXED USE, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 1288 OF MAPS, PAGE 23.