

Unofficial Document

20.

When Recorded Mail To:

Feel Home Properties LLC
29 Brittany Way
Kendall Park, NJ 08824-1466

HK
Yo

Reference: 100404

Affidavit of Completion of Forfeiture Exempt Pursuant to A.R.S. 11-1134 B 1

The undersigned, being first duly sworn, hereby deposes and says:

1. Pioneer Title Agency, Inc., an Arizona Corporation is the Account Servicing Agent for the parties who hold the Seller's and Purchaser's interest in that certain contract or Agreement for Sale of the below described real and personal property naming **Feel Home Properties LLC, an Arizona limited liability company**, as Seller and **LizMax Investments LLC, an Arizona limited liability company**, as Purchaser, which instrument is recorded in Document No. **2023-0473350**, records of the County Recorder of Maricopa, Arizona and describes the following real property:

Lot 22, of ESTRID ESTATES, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 87 of Maps, Page 18.

And the following personal property: NONE

2. That the Purchaser under the Agreement for Sale has failed to make the payments due thereunder;
3. That at the time the monies were due, the "time is of the essence" provisions of said Agreement for Sale had not been waived or had been reinstated in the manner provided for in A.R.S. 33-742C;
4. That the time for performance allowed Purchaser under A.R.S. 33-742(D) and under the Agreement for Sale of the parties has expired after the monies were due;
5. That subsequently, on **December 2, 2025**, a Notice of Election to Forfeit was duly recorded in the County Recorder's Office of the county in which the real property is located, and deposited in the United States mail, postage prepaid, directed to the Purchaser at the address of the Purchaser set forth in the instructions to Account Servicing Agent or the address given in the last notice of change thereof filed with said Account Servicing Agent by the Purchaser, and that copies of said notice were also directed to all other persons or entities disclosed by the records in the office of the County Recorder of the aforementioned county, to have an interest in or lien or encumbrance on said property as of the date of recording said Notice, and to any person who has requested a copy of the Notice in the manner provided for in A.R.S. 33-746;

Completion of Forfeiture
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6. That no timely payment has been made by or on behalf of the Purchaser to Account Servicing Agent or to the Seller in compliance with said Notice of Election to Forfeit or in accordance with the instructions to Account Servicing Agent, nor has redemption been made by Purchaser or on Purchaser's behalf;
7. That, by this Affidavit, the undersigned does declare that all the right, title and interest of the Purchaser and all persons having an interest in or a lien encumbrance on the property, the priority of which was subordinate to that of the Seller, in and to the real and personal property hereinbefore described and appurtenances thereto were forfeited and reverted to the owner of the Seller's interest in accordance with the terms of the Agreement for Sale as of **December 23, 2025**, at 5:00 p.m.

**SEE ADDITIONAL PAGE FOR SIGNATURES AND NOTARY
ACKNOWLEDGEMENT**

Completion of Forfeiture
Pages 3 of 3

DATE: December 24, 2025

Feel Home Properties, LLC, an Arizona limited liability company

V. Venkatesh
Seller: Venugopal Vankadhara, Manager

Srilatha
Seller: Srilatha Biragoni, Manager

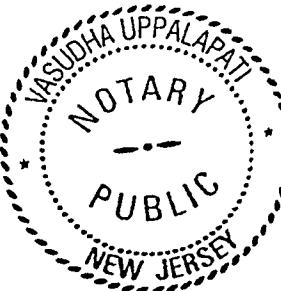
STATE OF NEW JERSEY }
County of MIDDLESEX } ss.

This instrument was acknowledged before me this 24th day of December, 2025, by Venugopal Vankadhara, Manager and Srilatha Biragoni, Manager, Feel Home Properties, LLC, an Arizona limited liability company

Vasudha
Notary Public

My Commission Expires: October 18, 2027

VASUDHA UPPALAPATI
NOTARY PUBLIC
State of New Jersey
My Commission Expires
October 18, 2027



Unofficial Document

Pioneer Title Agency, Inc., an Arizona corporation

Signed in Counterpart

Account Servicing Agent: By: Sheri L. Morris, Default Services Manager

State of Kansas }
County of Miami }

This instrument was acknowledged before me this _____ day of _____, 2025
by: Sheri L. Morris, Default Services Manager, Pioneer Title Agency, Inc., an Arizona corporation

Signed in Counterpart

My commission expires: _____

Notary Public

Completion of Forfeiture
Pages 3 of 3

DATE: December 24, 2025

Feel Home Properties, LLC, an Arizona limited liability company

Signed in Counterpart

Seller: Venugopal Vankadhara, Manager

Seller: Srilatha Biragoni, Manager

STATE OF _____ }
County of _____ } ss.

Signed in Counterpart

This instrument was acknowledged before me this _____ day of _____, 2025, by
Venugopal Vankadhara, Manager and Srilatha Biragoni, Manager, Feel Home Properties, LLC, an
Arizona limited liability company

Notary Public

My Commission Expires: _____

Unofficial Document

Pioneer Title Agency, Inc., an Arizona corporation

Sheri L. Morris

Account Servicing Agent: By: Sheri L. Morris, Default Services Manager

State of Kansas }
County of Miami }

This instrument was acknowledged before me this 24th day of December, 2025
by: Sheri L. Morris, Default Services Manager, Pioneer Title Agency, Inc., an Arizona corporation

My commission expires: 8-13-28

Tiffany Fraser

Notary Public

