

**\$150,000.00**

BK: 2024 PG: 2582  
Recorded: 10/22/2024 at 1:19:42.0 PM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$239.20  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**Preparer:** Alecia M. Cederdahl, 699 Walnut St, Suite 2000, Des Moines, IA 50309; 515-288-6041  
**Return To:** I35 Emergency Road Service, Tires, Towing and Storage, LLC, 210 South Spruce, Lamoni, IA 50140  
**Taxpayer:** I35 Emergency Road Service, Tires, Towing and Storage, LLC, 210 South Spruce, Lamoni, IA 50140

## **WARRANTY DEED**

For the consideration of One Dollar(s) and other valuable consideration, **Wayne P. Fink**, a single person, does hereby convey to **I35 Emergency Road Service, Tires, Towing and Storage, LLC**, an Iowa Limited Liability Company, the following described real estate in Madison County, Iowa:

Lots one (1) and two (2) and the East Half (½) of Lot three (3), in Block three (3) of the Original Town of Truro (formerly called Ego), Madison County, Iowa.

**This deed is given in fulfillment of the Real Estate Contract recorded on September 9, 2014 in Book 2014, Page 2238 in the office of the recorder of Madison County, Iowa.**

**The Real Estate Contract referred to above mistakenly refers to the Contract Buyer / Grantee as I35 Emergency Road Service, Tires, Towing and Service, LLC. The correct name of the entity is I35 Emergency Road Service, Tires, Towing and Storage, LLC.**

*There is no known private burial site, well, solid waste disposal site, underground storage tank, hazard waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a ground water hazard statement.*

Grantor does hereby covenant with grantee, and successors in interest, that Grantor holds the real estate by title in fee simple; that Grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantor covenants to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: October 13, 2024.

Wayne P. Fink Grantor  
Wayne P. Fink, Grantor



**STATE OF IOWA, COUNTY OF POLK**

This record was acknowledged before me on October 13, 2024, by Wayne P. Fink, single.

  
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Signature of Notary Public