

REAL ESTATE TRANSFER	
TAX PAID 42	
STAMP #	
\$ 79.20	
RECORDER	Michelle Utaler
DATE	4-30-01
COUNTY	Madison

REC \$ 5<sup>00</sup>  
 AUD \$ 5<sup>00</sup>  
 R.M.F. \$ 1<sup>00</sup>

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FILED NO. **001691**  
 BOOK 2001 PAGE 1691  
 2001 APR 30 AM 11:03  
 MICKI UTSLER  
 RECORDER  
 MADISON COUNTY, IOWA

This instrument prepared by and return to:  
 ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322 PH # (515) 278-0623

Mail tax statements to:  
 Phillip H. and Joyce Brommel, 2500 East Business Hwy 83 #268, Mission, TX 78572  
Larry Meggers 260 N W Street Truro IA 50257  
 \$ 50,000.00

## WARRANTY DEED

For the consideration of One (\$1.00) and other valuable consideration, **Phillip H. Brommel and Joyce Brommel, husband and wife**, do hereby Convey unto **Larry D. Meggers, a single person**, the following-described real estate in Madison County, Iowa:

**Lots Five (5) and Six (6) in Block Three (3) of Original Town of Truro (formerly Ego) in Madison County, Iowa**, except that part conveyed or used for public road or highway. Locally known as 260 North West Street, Truro, Iowa 50257.



Grantors to Hereby Covenant with Grantees, and successors in interest, that Grantors hold the real estate by title in fee simple; that they have 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 Grantors Covenant 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 relinquish 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.

STATE OF Texas )  
 )  
 COUNTY OF Tidalgo ) SS:

Dated: April 23<sup>rd</sup>, 2001

On this 23<sup>rd</sup> day of April, 2001, before me the undersigned, a Notary Public in and for said State, personally appeared **Phillip H. Brommel and Joyce Brommel, husband and wife**, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Phillip H. Brommel  
 Phillip H. Brommel

Joyce Brommel  
 Joyce Brommel

Doris F. Prentice  
 Notary Public in and for the State of Texas

