

FIRST REALTY, LTD.
P. O. BOX 10343
DES MOINES, IA 50306

REC \$ 5.00
AUD \$ 5.00

73,500 ⁰⁰

FILED NO: 3297
BOOK 58 PAGE 415

PROPERTY ADDRESS:
201 S. WALNUT
ST. CHARLES, IOWA

COMPUTER ✓
RECORDED ✓
COMPLETED ✓

REAL ESTATE TRANSFER TAX PAID	
STAMP # <u>50</u>	
\$ <u>116.00</u>	
RECORDED <u>Michelle Utsler</u>	
DATE <u>6/23/93</u>	COUNTY <u>Madison</u>

93 JUN 24 AM 11:24
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That THOMAS J. BROMMEL AND CHRIS BROMMEL, husband and wife, in consideration of the sum of ONE Dollar and other good and valuable consideration in hand paid do hereby Convey unto RODNEY W. CULBERTSON AND JUDY K. CULBERTSON, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate, situated in MADISON County, Iowa, to-wit:

LOT SEVENTEEN (17) AND LOT EIGHTEEN (18) OF KEPHART'S ADDITION TO ST. CHARLES, IOWA, A SUBDIVISION IN MADISON COUNTY, IOWA

SUBJECT TO ALL BUILDING RESTRICTIONS AND EASEMENTS OF RECORD.

And the grantors do hereby covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances, Whatsoever except as may be above stated; and said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

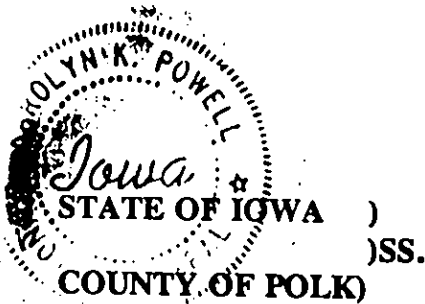
Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the described premises.

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.

Signed this 23 day of JUNE, 1993.

By: Thomas J. Brommel
THOMAS J. BROMMEL

By: Chris Brommel
CHRIS BROMMEL



On this 23 day of JUNE, A.D. 1993, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared THOMAS J. BROMMEL AND CHRIS BROMMEL, husband and wife, known to be the personS named in and who executed the foregoing instrument, and acknowledged that THEY executed the same as THEIR voluntary act and deed.

Carolyn K. Powell
Notary Public in and for Said State