



Document 2025 2970

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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$439.20
Rev Stamp# 395 DOV# 400

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

\$275,000⁰⁰

Return To: Jane E. Rosien, P.O. Box 67, Winterset, IA 50273-0067

Taxpayer: Beeler's Inc., c/o Tim Beeler, 902 N 8th Avenue, Winterset, IA, 50273

Preparer: Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067,
Phone: (515) 462-4912



WARRANTY DEED

For the consideration of ----- Two Hundred Seventy Five Thousand Dollar(s) ----- and other valuable consideration, Timothy S. Palmer and Rachelle L. Palmer, a Married Couple, do hereby Convey to Beeler's Inc., the following described real estate in Madison County, Iowa:

Outlots Three (3), Four (4) and Five (5) in the Town of Truro (formerly called Ego), Madison County, Iowa.

Wherever in the chain of title to property the names Rachelle L. Palmer and Rachell L. Palmer appear, they refer to one and the same person who is Rachelle L. Palmer.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous 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 Groundwater Hazard Statement.

Grantors do hereby Covenant with Grantee, 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 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.

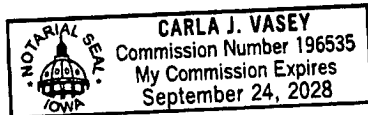
Dated: October 31, 2025.

Timothy S. Palmer
Timothy S. Palmer

Rachelle L. Palmer
Rachelle L. Palmer

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on October 31, 2025, by Timothy S. Palmer.



Carla J. Vasey
Signature of Notary Public

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on October 31, 2025, by Rachelle L. Palmer.



Carla J. Vasey
Signature of Notary Public