



First American

Larry M. Davidson
Division President
Specialized Groups

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RE: Phil Immel-ImmelTeam

To whom it may concern:

Nearly 25 years ago my wife and I were transferred to Orange County from Minnesota. The relocation process of uprooting a family with two young boys from the Midwest to a new beginning in California were daunting to say the least.

After initially working with other buyer agents, we determined we needed the best representation we could find. Fortunately, we connected with Phil Immel. He listened, educated us on local markets and schools. It's like we programmed a Patriot missile and we found our dream home in a matter of days.

Phil's genuine, authentic demeanor and knowledge of real estate is beyond his contemporaries. We felt confident in the escrow process with Phil's guidance and became happy homeowners in short order. It was a big relief for the family.

In short, I am very pleased to refer the ImmelTeam to my associates and friends in the process of listing or buying homes in South Orange County.

Very truly yours,

Larry M. Davidson