



Book 2022 Page 3214

Document 2022 3214 Type 06 006 Pages 3

Date 10/26/2022 Time 10:56:46AM

Rec Amt \$17.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

Preparer

Information: Jane E. Hanson 401 East Main Street, Manchester, Iowa (563) 927-5920

Individual's Name Street Address City Phone

Jane E. Hanson, ICIS#: AT0012697

SPACE ABOVE THIS LINE  
FOR RECORDER

### DRIVEWAY AGREEMENT

This Agreement entered into this 25<sup>th</sup> day of October, 2022, by and between Roger A. Brehm and Lois M. Brehm, husband and wife, hereinafter "First Parties", and Kristin M. Leuchs and Eric J. Leuchs, wife and husband, hereinafter "Second Parties".

**WHEREAS**, First Parties own the following described real estate located in Delaware County, Iowa:

Parcel 2022-108, in part of Parcel 2021-41 in the Southeast Quarter of the Northeast Quarter of Section 19, Township 88 North, Range 3 West of the 5<sup>th</sup> P.M., Delaware County, Iowa, according to plat recorded in Book 2022, Page 2767

**AND WHEREAS**, Second Parties own the following described real estate located in Delaware County, Iowa:

Parcel 2022-107, in part of Parcel 2021-41 in the Southeast Quarter of the Northeast Quarter of Section 19, Township 88 North, Range 3 West of the 5<sup>th</sup> P.M., Delaware County, Iowa, according to plat recorded in Book 2022, Page 2767

**AND WHEREAS**, the Parties wish to enter into an Agreement to establish their rights and obligations with regard to access easements that will provided access to the above described real estate.

**NOW, THEREFORE**, in consideration of the mutual promises contained herein and the mutual benefits to be gained by the parties they agree as follows:

1. There are two driveways which provide access to First Parties real estate and Second Parties real estate. The Parties agree that both Parties, their agents and invitees, and all persons with lawful authority may use the driveways to access the above described

real estate. Said driveways are shown as "Access Easements" on the Plat of Parcels 2022-107 and 2022-108 as recorded in Book 2022, Page 2767 of the records of the Delaware County Recorder.

2. The Parties agree that the West Access Easement located on First Parties' and Second Parties' real estate shall be properly maintained by First Parties; that First Parties shall provide snow removal for said Access Easement; and that no obstructions shall be allowed to remain on said driveway so as to prohibit access by either First Parties or Second Parties
3. The Parties agree that the East Access Easement driveway located on First Parties' real estate shall be properly maintained by Second Parties; that Second Parties shall provide snow removal for said Access Easement; and that no obstructions shall be allowed to remain on said driveway so as to prohibit access by either First Parties or Second Parties.
4. This Agreement shall be binding upon the parties hereto, their heirs, successors and/or assigns and shall be considered an Agreement that runs with the land.

**First Parties**

Roger A Brehm  
Roger A. Brehm

Lois M Brehm  
Lois M. Brehm

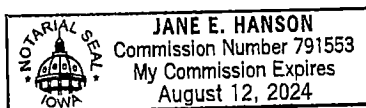
**Second Parties**

Kristin M. Leuchs  
Kristin M. Leuchs

Eric J. Leuchs  
Eric J. Leuchs

**STATE OF IOWA, COUNTY OF DELAWARE, ss:**

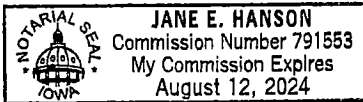
On this 25<sup>th</sup> day of October, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Roger A. Brehm and Lois M. Brehm, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

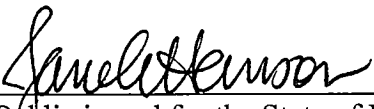


Jane E. Hanson  
Notary Public in and for the State of Iowa

**STATE OF IOWA, COUNTY OF DELAWARE, ss:**

On this 25<sup>th</sup> day of October, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Kristin M. Leuchs and Eric J. Leuchs, wife and husband, 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.



  
\_\_\_\_\_  
Notary Public in and for the State of Iowa