

Recorded: 5/3/2023 at 9:53:02.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 956

Prepared By: Heather Dee - Interstate Power and Light Company - PO Box 351 - Cedar Rapids, IA 52406 (319) 786-4514
Return To: Addy Kalb - JCG Land Services, Inc. - 1715 South G Avenue - Nevada, IA 50201 (515) 382-1698
SPACE ABOVE THIS LINE FOR RECORDER

UNDERGROUND ELECTRIC LINE EASEMENT

For and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, **C & G Partnership, LLP, an Iowa Limited Liability Partnership**, ("Grantor(s)"), ADDRESS: 1440 Field of Dreams Way, Dyersville, IA 52040 do(es) hereby warrant and convey unto **Interstate Power and Light Company, an Iowa Corporation**, its successor and assigns, ("Grantee") a perpetual easement with the right, privilege and authority to construct, reconstruct, maintain, expand, operate, repair, patrol and remove an underground electric and telecommunications line or lines, consisting of wires, transformers, switches and other necessary fixtures, appurtenances and equipment, (including associated surface mounted equipment) and construction (collectively, the "*Line*" or "*Lines*") for transmitting electricity, communications and all corporate purposes of Grantee together with the power to extend to any other party the right to use, jointly with the Grantee, pursuant to the provisions hereof, upon, under, and across the following described lands located in the County of Delaware, and the State of Iowa:

See Exhibits A & B, attached hereto and made a part hereof.

together with all the rights and privileges for the full enjoyment or use thereof for the aforesaid purpose.

Grantor(s) agrees that it will not construct or place any buildings, structures, plants, or other obstructions on the property described above.

Grantor(s) also conveys the right and privilege to trim, cut down or control the growth of any trees or other vegetation on said described land and such other trees and vegetation adjacent thereto as in the judgment of the Grantee may interfere with construction, reconstruction, maintenance, expansion, operation, repair, use of the Line or Lines.

Grantee, its contractor or agent, may enter said premises for the purpose of making surveys and preliminary estimates immediately upon the execution of this easement.

The Grantor(s) also grants to the Grantee the right of ingress and egress to the Line or Lines, under lands now owned by the Grantor(s), for the purpose of constructing, reconstructing, maintaining, expanding, operating, patrolling, repairing and removing the Line or Lines, and the Grantee agrees to pay to the Grantor(s) or its tenants all damages done to the lands (except the cutting and trimming of trees or other vegetation), fences, livestock or crops of the Grantor(s) or its tenants, by the Grantee or its employees while constructing, reconstructing, maintaining, expanding, operating, patrolling, repairing or removing the Line or Lines.

Signed this 1st day of May, 2023.

GRANTOR(S): C & G PARTNERSHIP/LLP

By: [Signature]
Name/Title: Barry Goldsber, Partner

By: _____
Name/Title: _____

ALL PURPOSE ACKNOWLEDGMENT

STATE OF Connecticut
COUNTY OF Hartford ss:

On this 1 day of May, AD. 2023, before me, the undersigned, a Notary Public in and for said State, personally appeared

to me personally known
or _____ provided to me on the basis of satisfactory evidence

to be the persons(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

NOTARY SEAL [Signature]
(Sign in Ink)
Tania Tomoroga
(Print/type name)

Notary Public in and for the State of Connecticut
My Commission Expires: 4/30/27

CAPACITY CLAIMED BY SIGNER

INDIVIDUAL
 CORPORATE
Title(s) of Corporate Officers(s):

N/A
 Corporate Seal is affixed
 No Corporate Seal procured

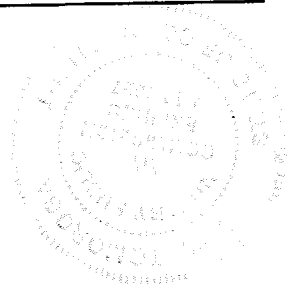
PARTNER(s)
 Limited Partnership
 General Partnership

ATTORNEY-IN-FACT
 EXECUTOR(s),
 ADMINISTRATOR(s),
 or TRUSTEE(s):
 GUARDIAN(s)
 or CONSERVATOR(s)
 OTHER

SIGNER IS REPRESENTING:

List name(s) of persons(s) or entity(ies):

C & G Partnership, LLP



Page 2 Tania Tomoroga
NOTARY PUBLIC
State of Connecticut
My Commission Expires 4/30/2027

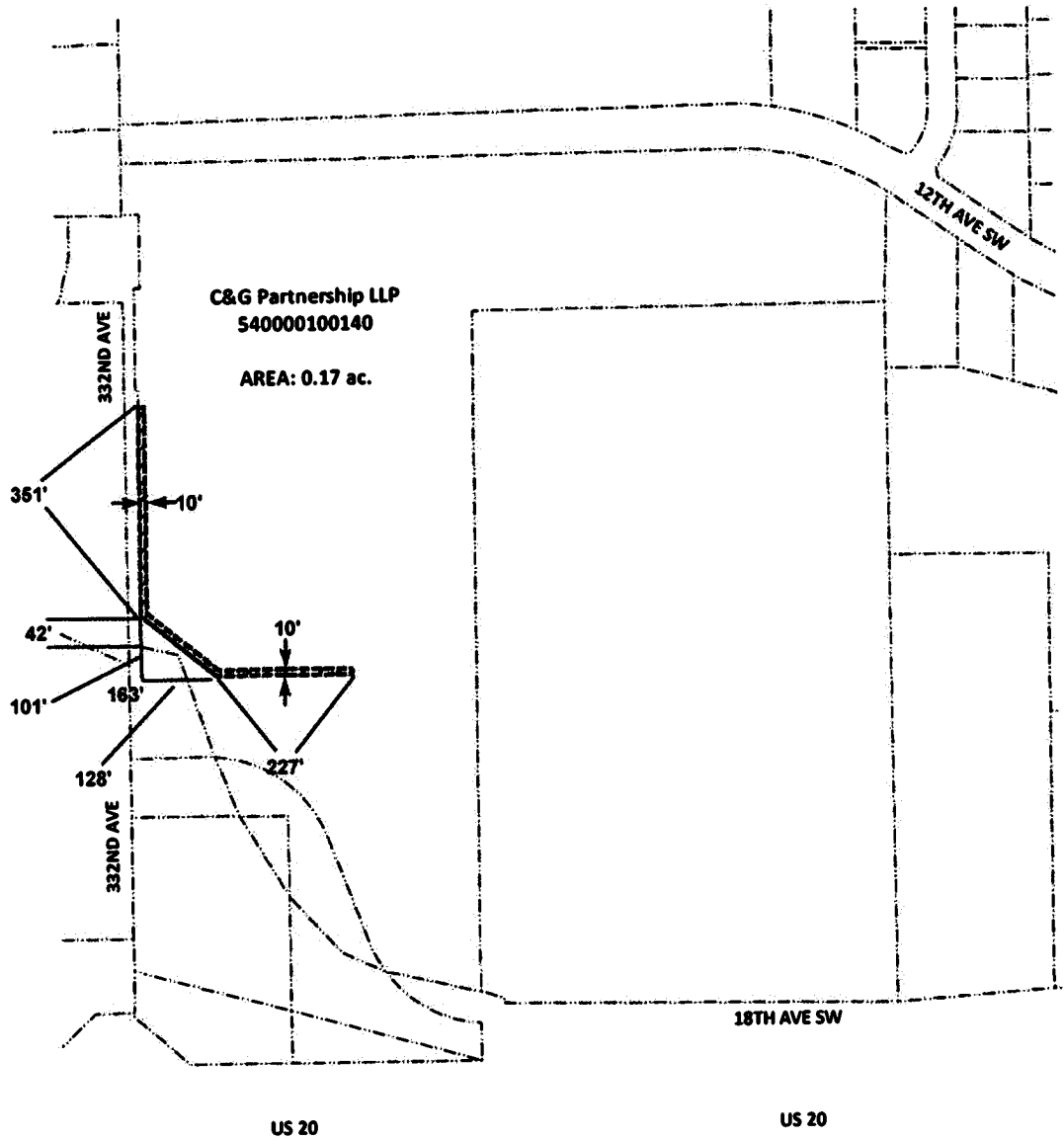
Exhibit A

The easement area being Ten (10) feet in width and Seven hundred forty-one (741) feet in length, being more particularly described on the attached Exhibit "B", of the following-described real estate.

Lot Two (2) of Southwest Commercial Park 2nd Addition in the SE¼, Section 36, T89N, R3W, of the 5th P.M., in the City of Dyersville, Delaware County, Iowa, according to the plat recorded in Book 2009, Page 3594.

EXHIBIT B

A PART OF THE W 1/2 SE 1/4
SEC 36-T89N-R03W
DELAWARE COUNTY, IOWA



JCG LAND SERVICES, INC.
1715 SOUTH G AVENUE
NEVADA, IOWA 50201
(515) 382-1698



www.jcgland.com

DRAWN: WATSON

FARMTEK EASEMENT

SCALE: 1" = 300'

DATE: 5/1/2023

PROPERTY LINE

EASEMENT AREA

This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes.

EXHIBIT NOT TO SCALE