

Recorded: 10/10/2024 at 3:03:11.0 PM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2560

Prepared by/Return to:

Todd J. Locher, Locher & Davis PLC, Box 7, Farley, IA 52046

Ph: (563) 744-3359

AGREEMENT FOR GRANT OF SEWER EASEMENT

In consideration of the sum of One Dollar and other good and valuable consideration, the receipt whereof is hereby acknowledged by K & K Building & Supply, Inc. and Jeanine Koch as Trustee of the Jeanine A. Koch Trust Agreement a/k/a Jeanine Koch Revocable Trust a/k/a the Jeanine A. Koch Revocable Trust dated December 28, 2013 (collectively hereinafter "Grantor"), for themselves and their assigns, do hereby grant, sell, and convey to LakeView Estates LLC ("Grantee"), an Iowa Limited Liability Company, its agents and contractors, in perpetuity, from the date hereof, a right of way and easement through, under and across the real estate described below and shown on the attached Easement Exhibit "A" for the purpose of constructing and maintaining a sanitary sewer main in and for the City of Dyersville, Iowa, therein.

The real estate is legally described as follows:

Lot C of Westridge Estate 9th Addition in the City of Dyersville, Iowa, according to plat recorded in Book 2013, Page 2395; and

Parcel T in Part of the Southwest Quarter of the Northeast Quarter and Part of the Southeast Quarter of the Northeast Quarter, except the East 794.7 feet, all in Section 36, Township 89 North, Range 3 West, City of Dyersville, Delaware County, Iowa, according to the recorded Plat filed February 8, 2010 in Book 2010, Page 387; and

Parcel 2016-01 Part of the Southwest Quarter of the Northeast Quarter and Part of the Southeast Quarter of the Northeast Quarter, all in Section 36, Township 89 North, Range 3 West of the 5th P.M., City of Dyersville, Delaware County, Iowa, according to plat recorded in Book 2016, Page 449, subject to easements and restrictions of record

(hereinafter "the Real Estate").

Grantor further grants to Grantee the right to enter upon the Real Estate and occupy the easement shown on Exhibit A during the period of construction of said sanitary sewer main and until the project is accepted by the City of Dyersville.

Grantee shall restore all surface conditions to the original state and quality for all areas that are disturbed in the installation or repair of said sanitary sewer main. In addition, Grantee

will install up to seven wyes along the sewer main located on the Real Estate at locations Grantor will specify at or before the time of construction of the sewer main at Grantee's expense. The installation of up to seven wyes on Grantor's Real Estate is in consideration for Grantor granting to Grantee the sewer easement described in this Agreement.

Grantor covenants that Grantor owns the Real Estate, in fee, and has the right to execute this agreement, and that the Grantee, its agents or contractors, shall at all times have free access to and egress from and over the Real Estate to construct, maintain, reconstruct or repair said sanitary sewer main thereon or therein.

Grantor and Grantee agree that the sewer easement described in this Agreement shall transfer to the City of Dyersville immediately upon the City of Dyersville's final acceptance of the sewer main construction project.

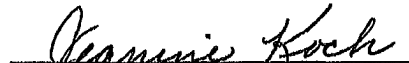
Dated this 10th day of October, 2024.

LAKEVIEW ESTATES LLC

By:


William J. Hermesen, Manager

K & K BUILDING & SUPPLY, INC.

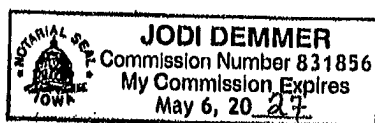

By: Jeanine Koch, President

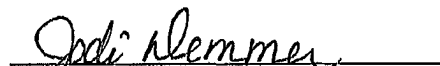
JEANINE A. KOCH TRUST AGREEMENT
a/k/a JEANINE KOCH REVOCABLE
TRUST a/k/a JEANINE A. KOCH TRUST
DATED DECEMBER 18, 2013


By: Jeanine Koch, Trustee

STATE OF IOWA, COUNTY OF DUBUQUE, ss:

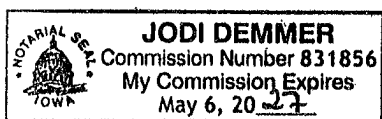
On this 10th day of October, 2024, before me, the undersigned, a Notary Public in and for the state of Iowa, personally appeared William J. Hermesen, to me personally known, who, being by me duly sworn, did say that he is the Manager of LakeView Estates LLC, an Iowa limited liability company; and that the Instrument was signed and sealed on behalf of the company, by authority of its Manger; and William J. Hermesen acknowledged the execution of the instrument to be his voluntary act and deed and the voluntary act and deed of the company, by its voluntarily executed.




Notary Public

STATE OF IOWA, COUNTY OF DUBUQUE, ss:

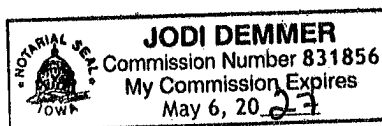
On this 10th day of October, 2024, before me, the undersigned, a Notary Public in and for the state of Iowa, personally appeared Jeanine Koch, to me personally known, who, being by me duly sworn, did say that she is the President of the K & K Building Supply, Inc., an Iowa corporation; and that the instrument was signed and sealed on behalf of the corporation, by authority of its President; and Jeanine Koch acknowledged the execution of the instrument to be her voluntary act and deed and the voluntary act and deed of the corporation, by its voluntarily executed.



Jodi Demmer
Notary Public

STATE OF IOWA, COUNTY OF DUBUQUE, ss:

On this 10th day of October, 2024, before me, the undersigned, a Notary Public in and for the state of Iowa, personally appeared Jeanine Koch as Trustee of the Jeanine A. Koch Trust Agreement a/k/a the Jeanine Koch Revocable Trust aka the Jeanine A. Koch Revocable Trust Dated December 28, 2013, to me known to be the identical person name in and who executed the within and foregoing instrument and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the fiduciary.



Jodi Demmer
Notary Public

