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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Todd R. Hagan, P.E., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Telephone: (515) 462-1136

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT JOANNE M. CALLISON

of MADISON County, State of IOWA in consideration of the sum of

One Hundred and Fifty Nine and 67/100----- DOLLARS-----(\$ 159.67)

in hand paid by MADISON COUNTY, IOWA, do hereby sell and convey unto the said MADISON COUNTY, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit:

PARCEL 3

That part of the Southeast Quarter of the Northeast Quarter of Section 12,
Township 74 North, Range 28 West of the Fifth Principal Meridian, Madison
County, Iowa, described as follows:

Commencing at the northwest corner of the Southeast Quarter of the Northeast
Quarter of said Section 12;
thence on an assumed bearing of South 88 degrees 38 minutes 21 seconds East
201.90 feet to the point of beginning;
thence South 88 degrees 38 minutes 21 seconds East 9.39 feet to the present right
of way line of a Madison County Highway;
thence South 88 degrees 38 minutes 21 seconds East 73.81 feet to the proposed
and existing centerline of a Madison County Highway;
thence South 88 degrees 38 minutes 21 seconds East 61.51 feet to the present
right of way line of a Madison County Highway;
thence South 88 degrees 38 minutes 21 seconds East 39.70 feet;
thence South 46 degrees 04 minutes 13 seconds West 140.99 feet to the present
right of way line of a Madison County Highway;
thence North 53 degrees 01 minutes 12 seconds West 60.00 feet to the proposed
and existing centerline of a Madison County Highway;
thence North 53 degrees 01 minutes 12 seconds West 60.00 feet to the present
right of way line of a Madison County Highway;
thence North 23 degrees 29 minutes 03 seconds East a distance of 32.73 feet to
the point of beginning.

Said tract contains 0.26 acres including the present highway and is subject to
encumbrances of record.

EASEMENT FOR PUBLIC HIGHWAY

and we hereby covenant with the said MADISON COUNTY that we are lawfully seized of said premises; that they are free from encumbrance(s) _____, that we have good and lawful authority to sell and convey the same, and we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said _____, hereby relinquishes his/her/their of dower in and to the premises hereinbefore conveyed.

Signed this 24 day of MARCH, 20 21 A.D.

Joanne M. Callison
Name: JOANNE M. CALLISON

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 24 day of MARCH, 20 21, before me, the undersigned a Notary Public in and for said County and State personally appeared JOANNE M. CALLISON, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Brian Fairholm
Notary Public in and for said County and State of Iowa

