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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared By: Mike Hackett, P.E. & P.L.S., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Phone: (515) 462-1136

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT VERL W. DILLINGER AND MARY A. DILLINGER

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

Four Thousand Three Hundred and Forty Three and 95/100----- DOLLARS-----(\$ 4,343.95)

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 Southwest Quarter of the Northwest Quarter of Section 1, Township 74 North, Range 27 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the southwest corner of the Southwest Quarter of the Northwest Quarter of said Section 1;
thence on an assumed bearing of North 00 degrees 04 minutes 46 seconds East along the westerly line of said Southwest Quarter of the Northwest Quarter 372.51 feet to the point of beginning;
thence North 00 degrees 04 minutes 46 seconds East along said westerly line 650.00 feet;
thence South 89 degrees 31 minutes 16 seconds East 33.00 feet to the present right of way line of a Madison County Highway;
thence South 12 degrees 37 minutes 56 seconds East 102.68 feet;
thence South 10 degrees 49 minutes 52 seconds East 50.99 feet;
thence South 00 degrees 28 minutes 44 seconds West 100.00 feet;
thence South 16 degrees 27 minutes 09 seconds East 51.49 feet;
thence South 00 degrees 02 minutes 55 seconds East 50.00 feet;
thence South 30 degrees 54 minutes 54 seconds West 58.31 feet;
thence South 02 degrees 48 minutes 49 seconds West 100.12 feet;
thence South 00 degrees 02 minutes 55 seconds East 100.00 feet;
thence South 13 degrees 25 minutes 44 seconds West 51.42 feet to the present right of way line of a Madison County Highway;
thence South 89 degrees 57 minutes 05 seconds West 33.00 feet to the westerly line of said Southwest Quarter of the Northwest Quarter and to the point of beginning.

Said tract contains 0.82 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 7 day of Jan, 20 25 A.D.

Verl W Dillinger
Name: VERL W. DILLINGER

AND

Mary A Dillinger
Name: MARY A. DILLINGER

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 7TH day of JANUARY, 20 25, before me, the undersigned a Notary Public in and for said County and State personally appeared VERL W. DILLINGER AND MARY A. DILLINGER, 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

