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THIS DOCUMENT PREPARED BY: Claire B. Patin, Attorney at Law, 106 E. Salem Ave., Indianola, Iowa 50125 515-961-2574

005482

FILED NO.

EASEMENT

RECS 5th
AUD \$ 1st
P.M.F. \$ 1st

BOOK 140 PAGE 867

2000 AUG -9 PM 12: 14

KNOW ALL MEN BY THESE PRESENTS:

VIRGIL ARMSTRONG AND BEVERLY A. ARMSTRONG

hereinafter referred to as GRANTORS, in consideration of One Dollar and Valuable consideration, hereby grant and convey unto Warren Water District, hereinafter referred to as GRANTEE, its successors and assigns a perpetual easement with the right to erect, construct, install, lay and thereafter use, operate inspect, repair, maintain, replace and remove waterlines and appurtenances thereto, over, across and through the land of the GRANTORS situated in Madison County, Iowa, being more specifically described as follows:

A parcel of land in the NE 1/4 of the NW 1/4 Section ¹²~~XX~~, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows: Commencing at a point 25 feet south of the NW corner of said parcel a distance of 626.25, thence east along a line parallel to the north line of said parcel a distance of 208.75 feet, thence north along a line parallel to the west line of said parcel a distance of 626.25 feet, thence west a distance of 208.75 feet to the point of beginning, said parcel containing 3 acres, more or less.

1012 Wildrose Lane

together with the right of ingress and egress over the adjacent lands of the GRANTORS, their successors and assigns, for the purposes of this easement.

The Easement shall be 32 feet in width, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

It is agreed that crop damage will be paid by the GRANTEE. The GRANTEE, its successors and assigns, hereby promise to maintain such water pipeline and any necessary appurtenances in good repair so that damage to adjacent real estate of GRANTORS, if any damage there be, will be kept to a minimum.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the GRANTEE, its successors and assigns.

IN WITNESS WHERE OF, the GRANTORS have executed this instrument this 25th day of July, 2000.

Virgil S. Armstrong
VIRGIL ARMSTRONG

Beverly A. Armstrong
BEVERLY A. ARMSTRONG

STATE OF IOWA, ss:

On this 25th day of July, 2000, before me the undersigned, a notary public in and for State of Iowa appeared VIRGIL ARMSTRONG, BEVERLY A. ARMSTRONG to me known to be the identical persons named in and who executed the within and foregoing instrument, and acknowledged that they executed and same as their voluntary act and deed.

Richard L. Wood
Notary Public

