

REC \$ 5⁰⁰
AUD \$ 1⁰⁰
R.M.F. \$ 1⁰⁰

REGISTERED ☒
RECORDED ☒
CONFIRMED ☐

007108
FILED NO. _____
BOOK 144 PAGE 383
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This Document Prepared By: Security Abstract & Title Co., Inc., 114 N. 1st Ave., Winnetka, Iowa 50273 Telephone: 515-462-1691
EASEMENT
TICKET OFFICER
RECORDER
MADISON COUNTY, IOWA

KNOW ALL MEN BY THESE PRESENTS:

John H. Bunch and Mattie M. Bunch, hereinafter referred to as GRANTORS, in consideration of One Dollar and Other Valuable Consideration, hereby grant and convey unto Warren Water, Inc., 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 described as beginning at the Northwest Corner of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section 24, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence S. 00°00' along the West line of the Northwest Quarter of said Section 24 281.8 feet; thence S. 85°48' E. 513.1 feet; thence S. 84°40' E. 400.0 feet; thence S. 77°44' E. 176.0 feet; thence S. 81°15' W. 200.0 feet; thence N. 00°46' W. 596.7 feet to the North line of the Southwest Quarter of the Northwest Quarter of said Section 24; thence S. 82°17' W. 1,283.3 feet to the Point of Beginning. Said parcel contains 12.4511 Acres including 0.2161 Acres of County Road Right-of-Way.

and locally known as: 1922 1924 Winwood Ln.
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, during the period of initial construction, no 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 WHEREOF, the GRANTORS have executed this instrument this 31st day of Oct., 192000.

John H. Bunch
John H. Bunch

Mattie M. Bunch
Mattie M. Bunch

M6-2122

STATE OF IOWA, MADISON COUNTY, ss:

On this 31 day of October, 192000, before me the undersigned, a notary public in and for the State of Iowa appeared to me John H. Bunch and Mattie M. Bunch known to be the identical persons named in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Celia M. Wood
Notary Public

