

REC \$ 10⁰⁰
AUD \$ 1⁰⁰
R.M.F. \$ 1⁰⁰

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RECORDED ☒
COMPARED ☐

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THIS DOCUMENT PREPARED BY: Claire B. Patin, Attorney at Law, 106 E. Salem, Indianola, IA 50125 515-961-2574
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Gary D. Van Engelenberg and Victoria M. Van Engelenberg
hereinafter referred to as GRANTORS, in consideration of One Dollar and Other 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:

See Exhibit "A"

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 _____ day of _____, 2001.

Gary D. VanEngelenberg
Gary D. VanEngelenberg

Victoria M. VanEngelenberg
Victoria M. VanEngelenberg

STATE OF IOWA, ss:

On this 1st day of February, 2001, before me the undersigned, a notary public in and for State of Iowa appeared Gary D. VanEngelenberg and Victoria M. VanEngelenberg 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.

Celia M. Wood
Notary Public



EXHIBIT A

A tract of land described as follows:
Commencing at the Southwest corner of Section Two (2), in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence North 1329 feet along the West line of said Section Two (2), thence East 611.2 feet along the North line of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Two (2), thence South 1327.6 feet to the South line of said Southwest Quarter (1/4) of the Southwest Quarter (1/4), thence West 611.2 feet to the point of beginning, containing 18.6377 acres; subject to a waterline easement 10 feet in width being 5 feet either side of a centerline described as commencing 153.3 feet North of the Southeast corner of the above described tract, thence North 32°58' West 159.9 feet, thence North 50°45' West 123.7 feet, thence North 35°55' West 115.2 feet to the well.

AND



A tract of land described as follows, to-wit:
Commencing at the Northwest corner of Section Eleven (11), in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, running thence East along the North line of the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of said Section Eleven (11), 611.2 feet, thence South 315.2 feet to the centerline of a county road, thence South 86°45' West, 512.0 feet along said centerline, thence Westerly 100.2 feet along a 1273.3 foot radius curve concave northerly and having a central angle of 4°30.36' to the West line of said Northwest Quarter (1/4) of Northwest Quarter (1/4), thence North 346.3 feet to the point of beginning, less county road right of way and except the East 100 feet of said tract.