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FILED NO. **002540**
BOOK **2003** PAGE **2540**

2003 MAY -2 AM 11:38

REC \$ **15⁰⁰**
AUD \$ **1⁰⁰**
R.M.F. \$ **1⁰⁰**

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co, Inc., 114 N. 1st Ave., Winterset, Iowa 50273 Telephone: 515-462-1691
Return to: Warren Water, Inc., 1204 E. 2nd St., Indianola, IA 50125 Telephone: 515-962-1200

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Byron C. DeVries and Beth Ann DeVries, husband and wife,
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:

See Exhibit "A" attached hereto, 32' from North Fence along 105th St.
See Exhibit B Attached -- Map detailing Pipeline Placement
and locally known as: 1438-105th Earthen
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 28th
day of March, 2003.

Byron C. DeVries
Byron C. DeVries

Beth Ann DeVries
Beth Ann DeVries

M7-0157

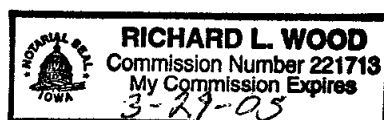
STATE OF IOWA, Madison COUNTY, ss:

On this 28th day of March, 2003, before me the undersigned, a
notary public in and for the State of Iowa appeared to me

Byron C. & Beth Ann DeVries
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.

Claire B Patin RC
106 East Salem
PO Box 215
Indianola Iowa
50125

Richard L Wood
Notary Public



758-2702

EXHIBIT "A"

That part of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) and of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P. M., Madison County, Iowa, described as follows: Beginning at the Northwest corner of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of said Section Two (2), thence East 3375.8 feet along the Quarter Section line to the point of intersection with the South line of the Chicago, Rock Island & Pacific Railroad right-of-way, thence South $82^{\circ} 59' 45''$ East, 2267.9 feet along said right-of-way line to the point of intersection with the East line of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Two (2); thence South, $00^{\circ} 10' 30''$ West, 99.6 feet along said East line; thence North, $86^{\circ} 56'$ West, 528.6 feet; thence South, $89^{\circ} 33'$ West, 1483 feet; thence South $04^{\circ} 54'$ East, 37.9 feet; thence South, $89^{\circ} 36'$ West, 620 feet to the West line of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of said Section Two (2); thence North, $00^{\circ} 09'$ East, 401.6 feet to the point of beginning, and containing 14.93 acres, more or less; and beginning at a point on the South line of Section Two (2), 836.4 feet East of the Southwest corner of the said East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$); proceed North, $62^{\circ} 48'$ East, 837 feet; thence North, $47^{\circ} 48'$ East, 322 feet; thence North, $06^{\circ} 11'$ West, 494 feet; thence North, $87^{\circ} 05'$ East, 295.1 feet; thence North, $39^{\circ} 19'$ East 61.6 feet; thence North, $00^{\circ} 17'$ East 1132.8 feet; thence South, $86^{\circ} 56'$ East, 528.6 feet to a point on the East line of said West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$); thence South $00^{\circ} 10' 30''$ West, 2258.4 feet to the Southeast corner of said West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$); thence North, $89^{\circ} 57'$ West, 1790 feet to the point of beginning, and containing 40.95 acres, more or less,

**WARREN WATER DIS
SERVICE AREA**