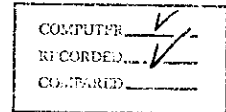


MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA



Prepared By: Jerrold B. Oliver, PO BOX 230, Winterset, IA 50273 515-462-3731

✓ Return To: Jerrold B. Oliver, PO BOX 230, Winterset, IA 50273 515-462-3731

EASEMENT

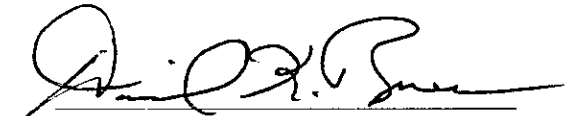
Daniel K. Ryner and Lori A. Ryner, husband and wife, hereinafter called "Grantors, in consideration of One Dollar (\$1.00) and other valuable consideration, do hereby grant to Zuendel Investments, Inc., hereinafter called "Grantee", and to its successors or assigns, the perpetual right and easement over, under and across the following described real estate in Madison County, Iowa, to-wit:

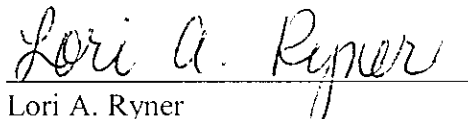
The West Half (W $\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) lying West of the County Road and the Southeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) all in Section Thirty (30), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M.

The easement shall be 30 feet in width and shall commence on the west side of the County road on the east side of said real estate and run thence West approximately 1610 feet to the West line of the Southeast Quarter ($\frac{1}{4}$) of the Northeast Quarter of said Section Thirty (30) and which easement shall lie immediately South of and parallel to the existing fence running east and west through said real estate, together with the right of ingress and egress over and across said easement area for the purpose of constructing, installing, laying, and thereafter using, operating, inspection, repairing, maintaining, replacing a sanitary sewer over and across and through said real estate.

The Grantors warrant and covenant to the Grantee that they are the owners of the real estate upon which said easement area is situated, that said real estate is free and clear of liens and encumbrances; and that they have full right and authority to validly grant this easement, and the Grantee may quietly enjoy its estate in the premises.

Grantors covenant that no act will be permitted within the easement area which is inconsistent with the rights hereby granted; and no buildings or structures will be erected upon said easement area, and that the present grade or ground level thereof will not be changed by excavation or filling. This easement shall run with the land and bind and inure to the benefit of the heirs, successors and assigns of the parties. Grantee shall be solely responsible for the maintenance of the easement area, and Grantors shall have no responsibility therefore. Grantors shall have no responsibility or liability for any claim, cause of action, or demand for any damage to said sanitary sewer from any cause, including acts of Grantors.


Daniel K. Ryner


Lori A. Ryner

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this 1 day of Sept, 2006
by Daniel K. Ryner and Lori A. Ryner.


Notary Public in and for said State of Iowa

