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R.M.F. \$ 1.00COMPUTER ☒RECORDED ☒COMPARED ☒FILED NO. 5423BOOK 140 PAGE 317

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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA**Prepared**

by: John E. Casper, 223 East Court, Winterset, IA 50273-0067 (515) 462-4912

EASEMENT**KNOW ALL PEOPLE BY THESE PRESENTS:**

ROBERT M. CASPER, PEGGY CASPER and JOHN E. CASPER 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:

15+18-
76-27

The North Thirty-two feet (32') of the South Ninety-two feet (92') of the East one-half (½) of the Northwest Quarter (¼) and the East one-half (½) of the East one-half (½) of the East one-half (½) of the West Fractional half (½) of the Northwest Quarter (¼) of Section Eighteen (18) except for a tract legally described as: Commencing at the center of Section Eighteen (18), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence along the South line of the Northwest Quarter (¼) of said Section Eighteen (18), South 90°00'00" West 903.21 feet to the point of beginning; thence continuing along said South line South 90°00'00" West 426.42 feet; thence North 00°57'03" West 505.85 feet; thence North 90°00'00" East 434.81 feet; thence South 00°00'00" 505.79 feet to the Point of Beginning, said parcel of land containing 5.000 acres, including 0.437 acres of county road right of way, and the South half (½) of the Northeast Quarter (¼) of Section Eighteen (18); and, the East Thirty-two feet (32') of the West Eighty-two feet (82') of the Northwest Quarter (¼) of the Southwest Quarter (¼) of Section Fifteen (15); all in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa,

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 the GRANTEE shall be responsible for restoration of the surface of the earth disturbed by the exercise of its easement rights and for the repair or replacement of any subsurface damage such as to tile lines, wells or springs. In addition, the GRANTEE shall pay for damages such as to fences or crops caused by the exercise of its easement rights. The GRANTEE, its successors and assigns, hereby promise to maintain such water pipeline and any necessary appurtenances in good repair so that damage to the real estate of GRANTOR, 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 binding upon and for the benefit of the parties, their successors and assigns.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument this 10th day of JUNE, 1998.

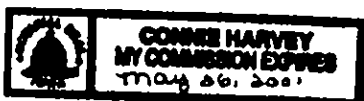
Robert M. Casper
Robert M. Casper

John E. Casper
John E. Casper

Peggy Casper
Peggy Casper

STATE OF IOWA, MADISON COUNTY, SS:

On this 10th day of JUNE, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me ROBERT M. CASPER, PEGGY CASPER and JOHN E. CASPER, known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.



Connie Harvey
Notary Public