

REC'D
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Note

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Prepared By: J. Brian Morrissey, P.E. & L.S., Madison County Engineer, P.O. Box 152, Winterset, Iowa 50275, Telephone 415-462-1136
MICHELLE HITSIG
RECORDER
MADISON COUNTY, IOWA

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT HARRIETT A. REMINGTON

of Madison County, State of Iowa in consideration of the sum of
Two Hundred Ninety and 07/100-----DOLLARS-----(\$ 290.07)

in hand paid by MADISON COUNTY, IOWA, do hereby sell and convey unto the said MADISON COUNTY, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit:

That part of the Southwest Quarter of the Southwest Quarter, and the Northwest Quarter of the Southwest Quarter of Section 31, Township 76 North, Range 29 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the southwest corner of the Southwest Quarter of said Section 31;
thence on an assumed bearing of North 90 degrees 00 minutes 00 seconds East along the south line of the Southwest Quarter of said Section 31 a distance of 375.67 feet;
thence North 15 degrees 23 minutes 37 seconds East 961.02 feet to centerline of the present highway and the point of beginning;
thence North 74 degrees 36 minutes 23 seconds West 33.00 feet to the northwesterly right of way line of the present highway;
thence North 05 degrees 51 minutes 26 seconds East 253.50 feet;
thence North 15 degrees 23 minutes 37 seconds East 200.00 feet;
thence North 32 degrees 19 minutes 22 seconds East 50.43 feet;
thence North 12 degrees 36 minutes 59 seconds East 188.06 feet;
thence North 01 degrees 52 minutes 50 seconds West 89.48 feet to the southwesterly right of way line of the present highway;
thence North 72 degrees 31 minutes 02 seconds East 33.00 feet to centerline of the present highway;
thence southeasterly 59.93 feet along said centerline and a curve concave southwesterly, and not tangent with the last described line, said curve has a radius of 225.00 feet, a central angle of 15 degrees 15 minutes 37 seconds, a chord 59.75 feet in length and bearing South 09 degrees 51 minutes 08 seconds East;
thence South 02 degrees 13 minutes 20 seconds East along said centerline a distance of 17.46 feet;
thence southwesterly 245.97 feet along said centerline and a tangential curve concave northwesterly, said curve has a radius of 800.00 feet, a central angle of 17 degrees 36 minutes 58 seconds, and a chord 245.00 feet in length and bearing South 06 degrees 35 minutes 09 seconds West;
thence South 15 degrees 23 minutes 37 seconds West along said centerline a distance of 476.65 feet to the point of beginning.

Said tract contains 1.05 acres including the present highway and is subject to encumbrances of record.

and we hereby covenant with the said MADISON COUNTY that we are lawfully seized of said premises; that they are free from encumbrance(s) _____ that we have good and lawful authority to sell and convey the same, and we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said _____ hereby relinquishes her/his right of dower in and to the premises hereinbefore conveyed

Signed this 22 day of July, A. D. 1998.

Harriett A. Remington
Name: HARRIETT A. REMINGTON

Name: _____

Nebraska Douglas
STATE OF ~~IOWA~~, MADISON COUNTY, ss.

On this 22 day of July, A. D. 1998, before me Harriett A Remington, a Notary Public in and for said County, personally appeared HARRIETT A. REMINGTON, to me known to be the person(s) named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.



Jody K. Rice
Name: Jody K. Rice
Notary Public in and for said County