

REC \$ 10⁰⁰
 AUD \$ 00
 R.M.F. \$ 00

COMPUTER ☒
 RECORDED ☒
 COMPARED ☒

FILED NO. 633
 BOOK 140 PAGE 376
 98 AUG -5 PM 1:12

MICHELLE UTSLER
 RECORDER
 MADISON COUNTY, IOWA
 Telephone: 515-462-1691

This Document Prepared By: Security Abstract & Title Co., Inc., 114 N. 1st Ave., Winterset, Iowa 50273 Telephone: 515-462-1691

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Pauline Miller,

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 Attached Exhibit "A"

and locally known as: St. Charles Rd.
 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 _____ day of July 2, 19 98.

Philip T. Miller
 Philip T. Miller

Pauline Miller
 Pauline Miller

M5-512

STATE OF IOWA, Polk COUNTY, ss:

On this 2nd day of July, 19 98, before me the undersigned, a notary public in and for the State of Iowa appeared to me _____

Pauline Miller
 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.

Carolyn Mendenhall
 Notary Public



M5-512

Exhibit "A"

The East Half (E1/2) of Northwest Quarter (1/4) of the Northwest Quarter (1/4), except a strip of land 10 rods in width off the South side thereof, and all that part of the Northeast Quarter (1/4) of the Northwest Quarter (1/4) lying West of the right of way of the Chicago, Great Western Railway Company, formerly Chicago, St. Paul & Kansas City Railway Company, except that part included in a strip of land 10 rods wide off the South side of said 40-acre tract, all of said land being in Section Twenty-two (22); also a tract of land described as follows: Commencing at the Southwest Corner of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fifteen (15), running thence North about 50 rods to the center of the Public Highway (known as the Old State Road), thence East or Southeasterly along the center of the highway to the East line of said 40-acre tract, thence South about 20 rods to the Southeast corner of said 40-acre tract, thence West 80 rods to the place of beginning, containing 14.04 acres; also all that part of the following described tract of land: Commencing at a point 12 rods North of the Southeast corner of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Fifteen (15), running thence North 48 rods, thence West 80 rods, thence South to a point 17 1/19 rods North of the Southwest corner of the Southwest Quarter (1/4) of said Section Fifteen (15), thence East 13 1/3 rods,, thence South 5 1/19 rods, thence East 66 2/3 rods to the place of beginning, which lies East of the main channel of Clanton Creek as it now flows through said tract and South of the Public Highway as now laid out and platted in a Northwesterly and Southeasterly direction across said tract; also the following described tract of land-commencing at the Southeast corner of the Southwest Quarter (1/4) of the Southwest of the 5th P.M., Madison County, Iowa; also, Lots 27 and 28 in Block 7.