

99 SEP -2 PM 2:45

COMPUTER ☒RECORDED ☒COMPILED ☒MICHELLE 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

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Leonard C. Abels and Beverly J. Abels,

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:

A parcel of land described as commencing at the Southeast Corner of Section Eleven (11), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, which is the Point of Beginning; thence North 0°25'34" West 1324.16 feet along the East line of the Southeast Quarter (1/4) of said Section Eleven (11) to the North line of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Eleven (11); thence South 89°52'19" West along said North line 235.20 feet; thence South 1°26'57" West 1324.02 feet to the South line of the Southeast Quarter (1/4) of said Section Eleven (11); thence East 278.54 feet to the Point of Beginning, containing 7.8065 acres, including 1.1902 acres of county road right-of-way,

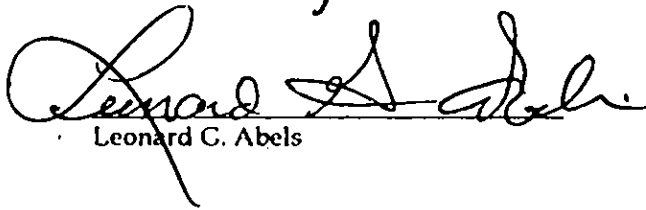
and locally known as: 1491-120th Earlham
together with the right of ingress and egress over the adjacent lands of the GRANTORS, their successors and assigns, for the purposes of this easement.

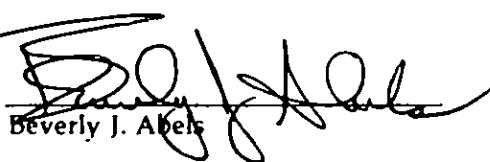
The Easement shall be 32 feet in width, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

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 13
day of August, 1999.


Leonard C. Abels


Beverly J. Abels

M5-2396

STATE OF IOWA, MADISON COUNTY, ss:

On this 13 day of August, 1999, before me the undersigned, a notary public in and for the State of Iowa appeared to me Leonard C. Abels
Beverly J. Abels
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.


Notary Public

P. 22

758-2589



M5-2396