

168 201-51st
Ionia La 50645
220-4832

REC \$ 10.00
AUD \$
R.M.F. \$ 1.00

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FILED NO. 4852
BOOK 40 PAGE 234
98 MAY 22 AM 9:31
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co. Inc., 114 N. 1st Ave., Winterset, Iowa 50273 Telephone 1-502-660-1981

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Gary W. Carstens and Barbara A. Carstens, 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" 22-76-27
13-76-28

and locally known as: Hwy 169
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 20 day of March 1998.

Gary W. Carstens

Barbara A. Carstens

M5-2,117

STATE OF IOWA, MADISON COUNTY, ss:

On this 20 day of March 1998 before me the undersigned, a notary public in and for the State of Iowa appeared to me Gary W. Carstens and Barbara A. Carstens 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



M5-2117

Exhibit "A"

The North Half (N1/2) of the Northeast Quarter (NE1/4) of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, AND Commencing at the East Quarter (1/4) Corner of Section Thirteen (13), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 00°00' 339.4 feet along the section line to the point of beginning. Thence continuing North 00°00' 819.0 feet along the Section line and Centerline of U.S. Highway 169, thence northwesterly 1,012.7 feet along a 1,146.0 foot radius curve concave southwesterly and tangent to the preceding course, thence North 50°38' West 304.5 feet, thence South 89°53' West 22.0 feet, thence North 52°22' West 292.1 feet, thence South 03°43' West 545.9 feet, thence North 89°51' West 392.0 feet to the west line of the East Half (1/2) of the Northeast Quarter, of Section Thirteen (13), thence South 00°00' 1,553.3 feet along said west line, thence North 89°07' East 1,334.7 feet to the Point of Beginning, together with all easements and servient estates appurtenant thereto.

STATE OF IOWA: WITNESSETH:

NOTARY PUBLIC

My Commission Expires

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of my office.

Notary Public for the State of Iowa

My Comm. No. 123456789

Notary Public for the State of Iowa

My Comm. No. 123456789

Notary Public for the State of Iowa

My Comm. No. 123456789

Notary Public for the State of Iowa

My Comm. No. 123456789