

REC \$ 5⁰⁰
AUD \$ 1⁰⁰
R.M.F. \$ 1⁰⁰

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FILED NO. 4725
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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co., Inc., 114 N. 1st Ave., Winterset, Iowa 50273 Telephone 712-621-1071

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Francis M. Gordon, 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:

Undivided 1/2 interest in: the Southeast Quarter of the Southwest Quarter, and the Southwest Quarter of the Southeast Quarter of Section 14; and the Northeast Quarter of the Northwest Quarter and the Northwest Quarter of the Northeast Quarter of Section 23, all in Township 76 North, Range 27, West of the Fifth P. M., Iowa;

Undivided 1/2 interest in: the Southwest Quarter of the Southwest Quarter of Section 14, and the Northwest Quarter of the Northwest Quarter of Section 23, all in Township 76 North, Range 27, West of the Fifth P. M., Madison County, Iowa, EXCEPTING therefrom the following: Commencing at the Northwest corner of Section 23, Township 76 North, Range 27, West of the Fifth P.M., thence S. 00°00' 571.80 feet along the West line of the Northwest Quarter of said Section 23 to the point of beginning, thence N. 87°21' E. 218.27 feet, thence S. 03°48' E. 756.75 feet, thence S. 89°05' W. 268.22 feet along the South line of the Northwest Quarter of the Northwest Quarter of said Section 23, thence N. 00°00' 749.29 feet along the West line of the Northwest Quarter of said Section 23 to the point of beginning. Said parcel contains 4.2022 acres including 0.5592 acres of County road right-of-way and is situated in the Northwest Quarter of the Northwest Quarter of Section 23, Township 76 North, Range 27, West of the 5th P.M., Madison County, Iowa.

and locally known as: Quarry Dr 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 11th day of March, 1998.

Francis M. Gordon
Francis M. Gordon

M5-2029

STATE OF IOWA, MADISON COUNTY, ss:

On this 11th day of March, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me Francis M. Gordon

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.


JODI L. WITZKE
MY COMMISSION EXPIRES
12-19-00

Jodi L. Witzke
Notary Public

M5-2029