

Deed Record, No. 96, Madison County, Iowa

MATT PARROTT & SONS CO., WATERLOO, IOWA 66-4316

Robert M. Casper et al	#1912	Filed for record the 4 day of December
To		A.D. 1967 at 9:04 o'clock A. M.
	Fee \$2.50	
Reed Brothers, Inc.		Mary E. Welty, Recorder

GRANT OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, Robert M. Casper, Robert E. Casper, Gretchen Casper, Margaret M. Casper, Dwight Casper for good and valuable consideration do hereby grant unto Reed Brothers, Inc, an easement for the purpose of laying and maintaining a water main over and across the following described real estate, to-wit:

Commencing on the West line of the extension of North First Street in the City of Winterset, Iowa, at a point 10 feet South of the Southwest Corner of the tract of real estate presently owned by Keith Bell Motors, Inc., extending thence West 10 feet, thence North 10 feet West of the West line of the tract owned by Keith Bell Motors, Inc. to the North line of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P. M., extending thence in a northwesterly direction for a distance of approximately 367 feet to a point due West of the Southwest Corner of the following described tract, to-wit: A tract of real estate commencing at a point 304.95 feet North and 350 feet West of the Southeast Corner of Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P. M., running thence North 486.5 feet, thence West 150 feet, thence South 486.5 feet, thence East 150 feet to the point of beginning, containing in all approximately 4.675 acres; running thence North a distance of 496.5 feet parallel with and 10 feet West of said tract, thence East approximately 150 feet parallel with and 10 feet North of the North line of said tract, thence North approximately 380 feet parallel with the tract presently owned by the grantee herein, thence East 10 feet to the West line of the tract owned by the grantee herein, all in Madison County, Iowa.

The grantor also grants to the grantee herein the right of ingress and egress for the purpose of installing, maintaining, repairing, removing, and relaying said water main.

Grantee herein agrees to place said water main at a depth of not less than four (4) feet and to refill the ditch to be dug for the laying of said main in a good and workmanlike manner. In the event it becomes necessary for grantee, its successors and assigns to repair, remove or relay said water main, the grantee agrees to pay all crop damages occasioned by its entry onto grantor's premises for the purpose of making such repairs, removal or relaying of said water main.

This easement shall be construed to be a covenant running with the land owned by the grantors and the grantee and shall be considered as an appurtenance to the real estate owned by the grantee.

Dated at Winterset, Iowa, this 29th day of November, 1967.

Robert M. Casper	Gretchen Casper
Robert E. Casper	Margaret M. Casper
	Dwight Casper

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MATT PARSONS & SONS CO., WATERLOO, IOWA 50401

STATE OF IOWA, MADISON COUNTY, SS:

On this 29 day of November, A.D. 1967 before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Dwight Casper, Margaret M. Casper, Robert M. Casper, Gretchen Casper, Robert E. Casper to me known to be the identical persons named in and who executed the within and foregoing instrument, to which this is attached, and acknowledged that they executed the same as their voluntary act and deed.

NOTARIAL
SEAL

Jno. N. Hartley
Jno. N. Hartley, Notary Public
in and for said County.