



Document 2017 1374

Book 2017 Page 1374 Type 06 001 Pages 2
Date 5/03/2017 Time 10:58:17AM
Rec Amt \$12.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Mark L. Smith, PO Box 230, Winterset, IA 50273 Telephone: 515/462-3731
Return Document To: Mark L. Smith, PO Box 230, Winterset, IA 50273

$\frac{2}{4}$

EASEMENT

Jesse J. Decker and Virginia Decker, hereinafter called "Grantors", for valuable consideration, do hereby grant to David C. Dudney, hereinafter called "Grantee", an ingress egress easement over the presently existing driveway upon the following-described real estate:

The South 100 Feet of the following described property:

The East 550 Feet of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) Section Thirty-five (35), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except that part thereof previously conveyed for road right-of-way.



Grantors agree to grant the Grantees an easement for ingress and egress to the property, including the right to use the easement area to bring any and all utility services to the benefitted property. Grantees must maintain the easement at their own expense.

Grantors covenant that no act will be permitted within the easement area which is inconsistent with the rights hereby granted. Grantors, in all others respects, shall be allowed to continue to use the easement area as they normally would. This easement shall run with the land and bind and inure to the benefit of the heirs, successors and assigns of the parties.

Grantors warrant and covenant to the Grantees that they are the owners of the real estate

upon which said easement area is situated, that they have the full right and authority to validly grant this easement, and the Grantees may quietly enjoy their estate in the premises.

Dated this 12 day of April, 2017.



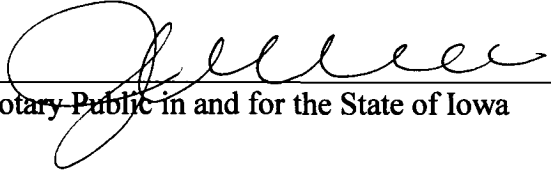
Jesse J. Decker, Trustee Grantor



Virginia Decker, Trustee Grantor

STATE OF IOWA :
:SS
MADISON COUNTY :

Subscribed and sworn to before me by Jesse J. Decker and Virginia Decker on this 12
day of April, 2017.



Notary Public in and for the State of Iowa

