



Document 2018 1284

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Mark L. Smith, P.O. Box 230, Winterset, IA 50273 Telephone: 515/462-3731

✓ Return Document To: Mark L. Smith, POB 230, Winterset, IA 50273

EASEMENT AGREEMENT

Curt Sandahl and Andree Sandahl, Husband and Wife, and T. Michael Price and Lizabeth M. Price, Husband and Wife, hereinafter called "Grantors", for valuable consideration, do hereby grant to Duane Barringer and Laura Barringer, Husband and Wife, hereinafter called "Grantees", a perpetual Ingress-Egress Easement upon the following-described real estate:

SEE ATTACHED EASEMENT SURVEYS.

Said Easement shall benefit the following described property:

The Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Fourteen (14), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

Said Easement shall burden a small part of the following described properties:

SANDAHL PROPERTY:

The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Fourteen (14), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; **EXCEPT** that part of Parcel "A" located therein, as shown in Plat of Survey filed in Book 2, Page 714 on August 27, 1996 in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel "D", located therein, as shown in Plat of Survey filed in Book 2007, Page 4535 on December 26, 2007, in the Office of the Recorder of Madison County, Iowa.

And

PRICE PROPERTY:

The Southwest Quarter (¼) of the Northwest Quarter (¼) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, **EXCEPT** Parcel "A", located in the Southwest Quarter (¼) of the Northwest Quarter (¼) of said Section Thirteen (13), containing 10.000 acres, as shown in Plat of Survey filed in Book 2001, Page 5634 on December 14, 2001, in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel "B", located in the Southwest Quarter (¼) of the Northwest Quarter (¼) of said Section Thirteen (13), containing 19.934 acres, as shown in Plat of Survey filed in Book 2002, Page 1892 on April 22, 2002, in the Office of the Recorder of Madison County, Iowa.

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. Grantees shall pay for and maintain any gate that is installed at the entrance. Grantors covenant that no act will be permitted within the easement area which is inconsistent with the rights hereby granted.

This Easement shall run with the land and be binding upon successors in interest.

Dated this 25 day of Apr. 1, 2018.

GRANTORS:

Curt Sandahl
Curt Sandahl

Andree Sandahl
Andree Sandahl

T. Michael Price
T. Michael Price

Lizabeth M. Price
Lizabeth M. Price

GRANTEE:

Duane Barringer
Duane Barringer

Laura Barringer
Laura Barringer

STATE OF IOWA :
: SS
COUNTY OF MADISON :

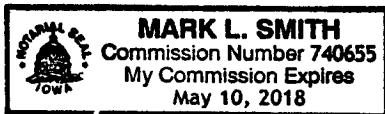
On the 25 day of April, 2018, before me, the undersigned, a Notary Public in and for said State, personally appeared Duane Barringer and Laura Barringer, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.



Carol Kiernan
Notary Public in and for the State of Iowa

STATE OF IOWA :
: SS
COUNTY OF MADISON :

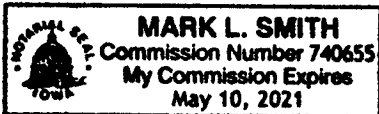
On the 21st day of March, 2018, before me, the undersigned, a Notary Public in and for said State, personally appeared Curt Sandahl and Andree Sandahl, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Mark L. Smith
Notary Public in and for the State of Iowa

STATE OF IOWA :
: SS
COUNTY OF MADISON :

On the 19th day of April, 2018, before me, the undersigned, a Notary Public in and for said State, personally appeared T. Michael Price and Lizabeth M. Price, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Mark L. Smith
Notary Public in and for the State of Iowa

INDEX

LEGEND

COUNTY: Madison
ASSESSOR PARCEL ID: 590121428003000
SECTION: 14 TOWNSHIP: 75 RANGE: 29
ALIQUOT PART: SE1/4 NE1/4
SITE ADDRESS: Fawn Avenue & Roseman Bridge Road
CITY: Macksburg
PROPRIETOR: Curt and Andree Sandahl
REQUESTED BY: Tom Bradley
SURVEYOR NAME: Vincent E. Piagentini

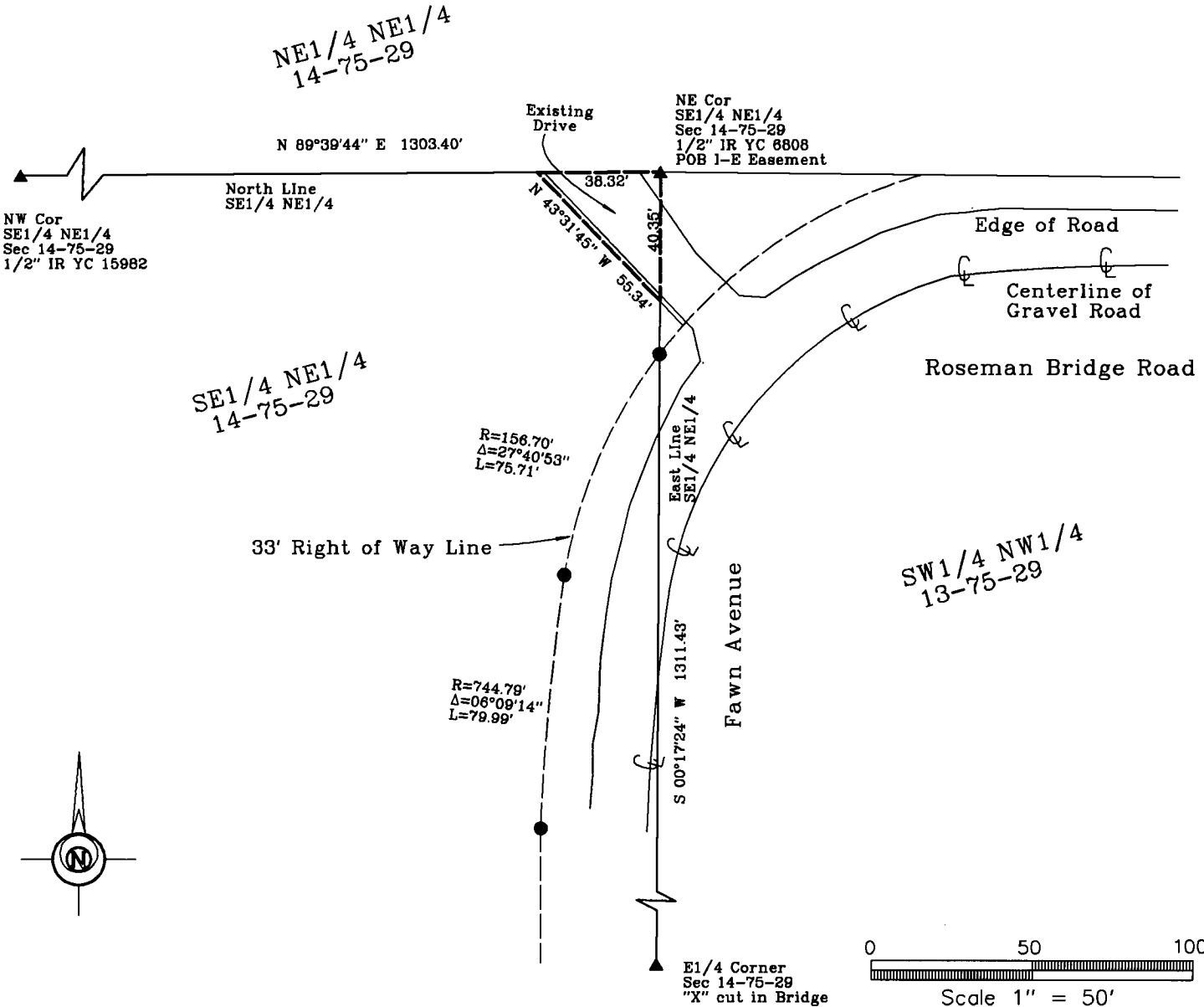
ABACI CONSULTING, INC.
CIVIL ENGINEERING - LAND SURVEYING
101 NE CIRCLE DR., GRIMES, IOWA 50111, PH. (515)986-5048

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PREPARED BY & RETURN TO: ABACI CONSULTING INC, 101 NE CIRCLE DR., GRIMES, IA 50111, PH.(515)986-5048

EASEMENT SURVEY

Legal Description - Ingress-Egress Easement
All that part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of Section Fourteen (14), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, more particularly described as follows:
Beginning at the Northeast corner of said SE1/4 of the NE1/4 of said Section 14, thence South 00°17'24" West, along the East line of said SE1/4 of the NE1/4 of said Section 14, a distance of 40.35 feet; thence North 43°31'45" West, a distance of 55.34 feet, to a point on the North line of said SE1/4 of the NE1/4 of said Section 14; thence North 89°39'44" East, along said North line, a distance of 38.32 feet to the Point of Beginning, and containing 773 square feet or 0.018 acres of land, more or less.



DATE OF SURVEY FIELDWORK: 1/17-18 DRAWING DATE: 2/5/18 DRAFTER: VP PROJECT NO: 18005

I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND THE RELATED WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

Vincent E. Piagentini 3/12/18
VINCENT E. PIAGENTINI, IOWA LIC. NO 15982 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2018.

ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)

REVISION DATE:

VINCENT E. PIAGENTINI
LICENSED
15982
PROFESSIONAL LAND SURVEYOR
IOWA

SYMBOLS LEGEND:

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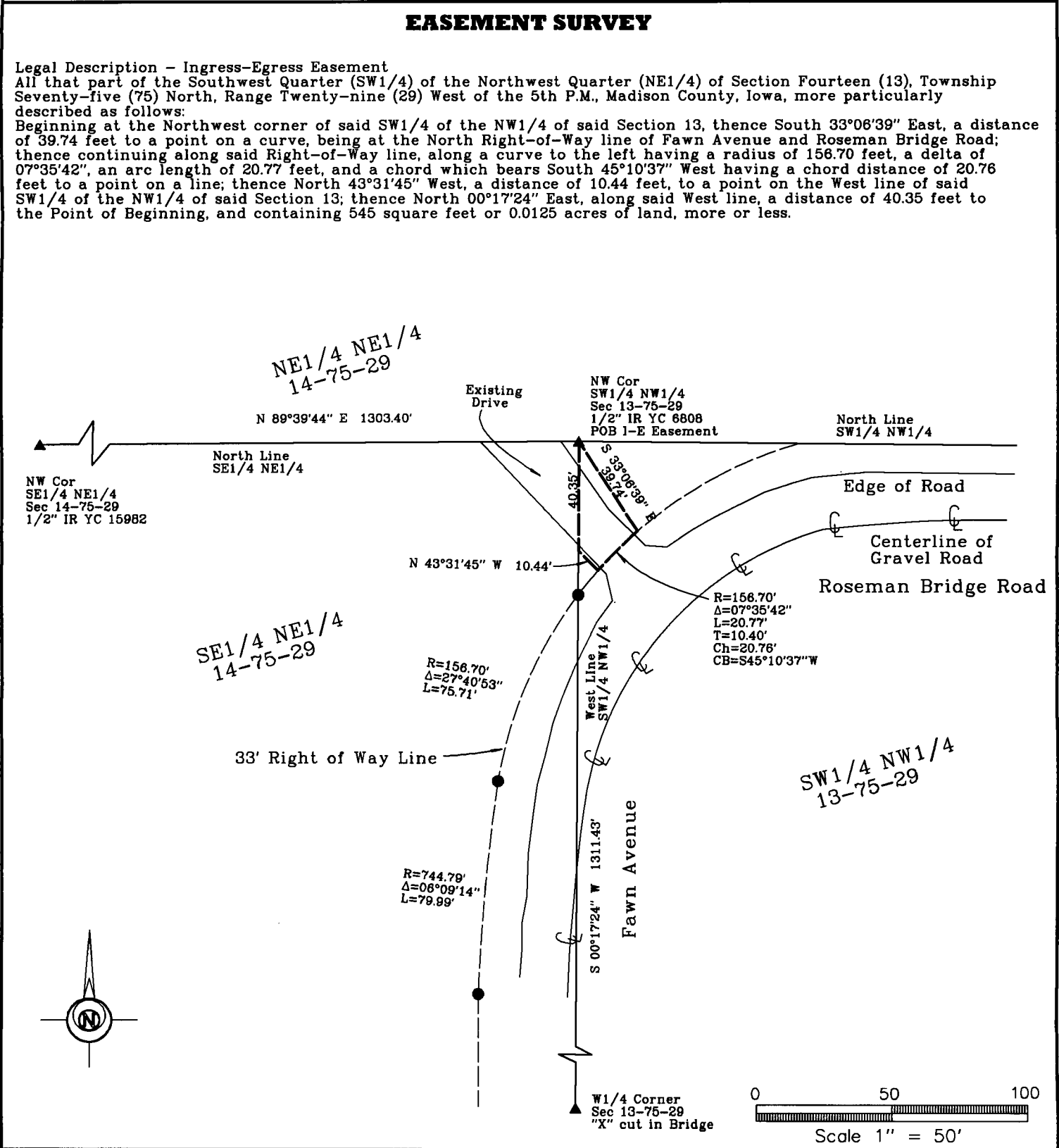
RECORDED DISTANCE
MEASURED DISTANCE
CALCULATED DISTANCE
FOUND 1/2" IR YC 15982
UNLESS NOTED
SET 1/2" IR YC 15982
UNLESS NOTED
SECTION CORNER FOUND
SECTION CORNER SET
1/2" IR YC 15982
UNLESS NOTED
POINT OF BEGINNING
POINT OF COMMENCEMENT
YELLOW CAP
ORANGE CAP
IRON ROD
IRON PIPE

INDEX	LEGEND
COUNTY: Madison ASSESSOR PARCEL ID: 590121346003000 SECTION: 13 TOWNSHIP: 75 RANGE: 29 ALQUOT PART: SW1/4 NW1/4 SITE ADDRESS: Fawn Avenue & Roseman Bridge Road CITY: Macksburg PROPRIETOR: T. Michael & Lizabeth M Price REQUESTED BY: Mark Smith SURVEYOR NAME: Vincent E. Piagentini	

ABACI CONSULTING, INC. CIVIL ENGINEERING - LAND SURVEYING 101 NE CIRCLE DR., GRIMES, IOWA 50111, PH. (515)986-5048
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DATE OF SURVEY FIELDWORK: 1/17-18 DRAWING DATE: 2/5/18 DRAFTER: VP PROJECT NO: 18005	SYMBOLS LEGEND: R RECORDED DISTANCE M MEASURED DISTANCE C CALCULATED DISTANCE ● FOUND 1/2" IR YC 15982 UNLESS NOTED ○ SET 1/2" IR YC 15982 UNLESS NOTED ▲ SECTION CORNER FOUND △ SECTION CORNER SET 1/2" IR YC 15982 UNLESS NOTED POB POINT OF BEGINNING POC POINT OF COMMENCEMENT YC YELLOW CAP OC ORANGE CAP IR IRON ROD IP IRON PIPE
I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND THE RELATED WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA. <i>Vincent E. Piagentini</i> 3/12/18 VINCENT E. PIAGENTINI, IOWA LIC. NO 15982 DATE MY LICENSE RENEWAL DATE IS DECEMBER 31, 2018. ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)	REVISION DATE: 15982