

Edna C. Griffith

#979

Filed for record the 14 day of March
A.D. 1944 at 2:15 o'clock P.M.To
Lee Chace

Fee \$.50 ✓

Pearl E. Shetterly, Recorder

EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That I, Edna C. Griffith, (widow and single) of Madison County, State of Iowa, in consideration of the sum of One Dollar and other good and valuable consideration, receipt of which is hereby acknowledged, in hand paid by Lee Chace of Madison County, State of Iowa, do hereby grant unto the said Lee Chace, his heirs, devisees and grantees, by way of easement, a right-of-way, not exceeding twenty-five feet in width, on, over, and through the following described real estate, to-wit;

Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) and the Northwest Quarter (NW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Twenty-nine (29) Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M. and,

from the public highway, running along the north side thereof, to the

Southeast Quarter (SE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) and the Southwest Quarter (SW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Twenty-nine, — Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., and,

the center line of which right-of-way shall be the center line of the lane running across the approximate center of the first described tract from North to South, as a means of ingress and egress to and from said public highway to the last hereinbefore described tract, belonging to the said Lee Chace.

As a condition for the execution of this easement, the grantor herein, shall have the right to fence, grade, alter or change said right-of-way so long as it does not materially interfere with the grantee's use thereof and the grantor agrees to make such repairs as are necessary to keep said right-of-way in a condition to be traveled.

This easement is executed at this time in fulfillment of an agreement made and entered into by and between the grantor and grantee, on April 25, 1934, and as amended by separate agreement made and entered into by and between said parties on July 11, 1934, in connection with the voluntary and amicable partition of real estate of which Viola Chase died seized.

IN WITNESS WHEREOF, signed by the said Edna C. Griffith, this 13 day of March, 1944.

Edna C. Griffith

STATE OF IOWA Madison County)ss.

On this 13 day of March, A.D. 1944, before me, the undersigned, a Notary Public within and for Madison County, State of Iowa, personally came Edna C. Griffith, personally to me known to be the identical person whose name affixed to the above instrument as grantor and acknowledged the execution of the same to be her voluntary act and deed for the purposes therein expressed.

NOTARY PUBLIC IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my seal on the date last above written.

Jno. N. Hartley Notary Public
Within and for said County.