

Deed Record, No. 78, Madison County, Iowa

W. F. Dulce et al

#4112

Filed for record the 6 day of November,
A.D. 1942 at 9:52 o'clock A.M.

To

Fee \$.70 ✓

Pearl E. Shetterly, Recorder
Easement No. 386

Iowa Power and Light Company

GRANT OF RIGHT-OF-WAY

For and in consideration of the sum of One Hundred Seventy-five and no/100 Dollars (\$175.00), receipt of which is hereby acknowledged, the undersigned do hereby grant, convey, and warrant unto said Iowa Power & Light Company, its successors, assigns and lessees, the right and easement to erect, construct, reconstruct, operate and maintain, under varying conditions of operation, renew or remove an electric transmission and distribution line, consisting of wood and metal poles, anchors, guys, cross arms, insulators, conductors and other equipment appurtenant thereto, for the transmission and distribution of electric energy in, ^{upon,} across, over and beyond certain lands owned by the grantor, situated in Madison County, Iowa, more particularly described as follows, to-wit:

The South Half ($S\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Thirty-two (32), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

together with the right of ingress to and egress from said lands over the lands of the grantor, and the right to trim or remove such trees, branches, bushes or shrubs as may interfere with the safe, proper and expeditious erection, construction, maintenance, operation and reconstruction, under varying conditions of operation and maintenance, renewal, removal or repair of said line, or any part thereof. Said transmission line shall enter the premises above described at a point Two Hundred Twenty-five feet (225') West of the Northeast corner thereof and shall continue in a southwesterly direction across said premises and shall leave said premises at a point Two Hundred Fifty feet (250') East of the Southwest corner of the Southeast Quarter ($SE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of said Section Thirty-two (32).

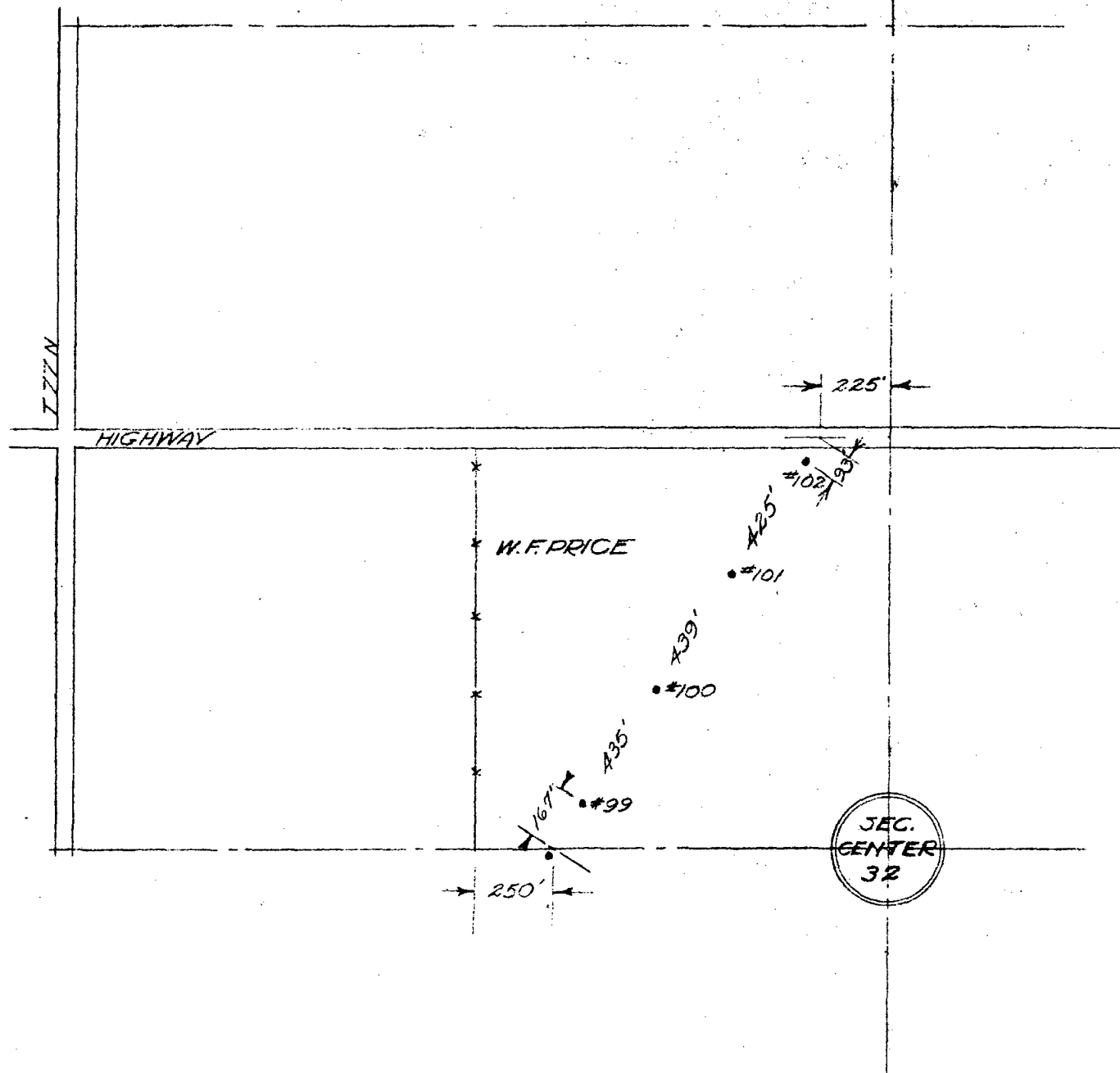
The course of said transmission line, together with the number and location of poles to be erected on the land above described, is shown by the plat and blue print thereof, which is hereto attached marked Exhibit "A", and by this reference specifically made a part of this instrument.

This instrument shall not confer the right to maintain any poles, guys, or anchors, the location of which is not disclosed in the plat, Exhibit "A", hereto attached.

In the event that said transmission line above mentioned is entirely removed from the premises, and the same is abandoned by the grantee, or its successors or assigns, then the easement herein granted shall terminate, and be of no further force or effect.

The grantee, Iowa Power & Light Company, shall repair any damage to property of grantor, or at grantor's option pay to grantor the fair and reasonable value of such repairs, and shall pay any damages which may be caused to any crops or other property of grantor by the erection, reconstruction, operation and maintenance under varying conditions of operation, renewal and removal of said line, said damages, if not mutually agreed upon, shall be ascertained by three

R 28 W



IOWA POWER AND LIGHT COMPANY	
W.F. PRICE SE. 1/4 OF N.W. 1/4 OF SEC. 32, T77N, R28W.	
DRAWN BY J. Sullivan	DATE 7-24-42
CHECKED BY J.S.	SCALE 1"=500'
APPROVED BY J.S.	AFE 225
APPROVED BY	

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ACRES-BLACKMAR CO., BURLINGTON, 23057

disinterested persons, one of whom shall be selected by each, grantor and grantee, their heirs, successors or assigns and the third by the two so-selected. The damages determined by such persons or a majority of them, shall be conclusive as to the facts.

WITNESS, the hand and seal of the grantor this 3rd day of August A.D. 1942.

W. F. Price
Emily J. Price

STATE OF IOWA MADISON COUNTY)SS

On this 3rd day of August A.D. 1942, before me, the undersigned, a Notary Public within and for Madison County, State of Iowa, personally came W. F. Price and Emily J. Price, husband and wife, personally to me known to be the identical persons whose names are affixed to the above instrument as grantors and acknowledged the execution of the same to be their voluntary act and deed for the purposes therein expressed.

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

NOTARIAL
SEAL

A. S. Emerson Notary Public
Within and for Said County