Martin Lahr
3329 180th Ave
Cogon, IA
52218

DELAWARE COUNTY IOWA
FILED
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BOOK 3006 PAGE 110
DEBORAH L. PEYTON
DELAWARE CO RECORDER
16.00

Preparer Information Thomas J. Hanson, 401 East Main Street, Manchester, (563) 927-5920
Individual's Name | Street Address | City | Phone

Thomas J. Hanson, ISBA # 02110

SPACE ABOVE THIS LINE FOR RECORDER

EASEMENT AGREEMENT

This Agreement made and entered into this 31 day of January, 2003, by and between Paul D. Schaul and Marilyn J. Schaul, husband and wife, (First Parties) and Martin R. Lahr and Trisia M. Lahr, husband and wife, (Second Parties).

WHEREAS, the First Parties have sold to the Second Parties the following described real estate located in Delaware County, Iowa:

Parcel "A" in the SE¼ of the NE¼ of Section 32, Township 87 North, Range 5 West of the 5th P.M., Delaware County, Iowa.

AND WHEREAS, the First Parties retain title to the following described real estate:

The South one-half (S½) of the North one-half (N½) of Section Thirty Two (32), Township Eighty Seven (87) North, Range Five (5), West of the 5th P.M. except Parcel "A" in the SE¼ of the NE¼ of Section 32, Township 87 North, Range 5 West of the 5th P.M., Delaware County, Iowa.

AND WHEREAS, First Parties, as part of the contract for sale of real estate to Second Parties, wish to retain an easement for access to the remainder of the South one-half (S½) of the North one-half (N½) of said Section Thirty Two (32).

NOW, THEREFORE, in consideration of the mutual promises, obligations and rights created herein, the parties agree as follows:

1. So long as the First Parties or either of them own the South one-half (S½) of the North one-half (N½) of said Section Thirty Two (32), except that portion thereof sold to Second Parties, they shall retain a 25 foot wide easement for ingress and egress over and across the real estate owned by Second Parties. Said easement shall be across the Southerly most driveway located on the premises of the Second Parties part and shall run from the county road along the Easterly boundary of said real estate and shall run over and across the real estate owned by Second Parties to the Westerly boundary of said real estate.

2. Said driveway may be used by the First Parties, their tenants, agents and all others lawfully using said driveway in order to gain access to the adjoining farmland owned by First Parties. Said easement shall remain in effect so long as First Parties, or either of them, own any portion of the remainder of the South one-half (S½) of the North one-half (N½) of said Section Thirty Two (32).

3. Second Parties may also use said driveway but shall not in any way block the driveway or prohibit the use thereof by the First Parties, their tenants, agents or others lawfully using said driveway.

4. This easement shall be binding upon Second Parties, their heirs, successors and assigns and shall run with the land so long as First Parties, or either of them, are the owners of any portion of the remainder of said South one-half (S½) of the North one-half (N½) of said Section Thirty Two (32).

First Parties:

Paul D. Schaul
Paul D. Schaul

Marilyn J. Schaul
Marilyn J. Schaul

Second Parties:

Martin R. Lahr
Martin R. Lahr

Trisia M. Lahr
Trisia M. Lahr

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

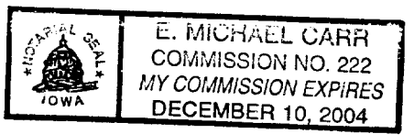
On this 31st day of January, 2003, before me, a Notary Public in and for the State of Iowa, personally appeared Paul D. Schaul and Marilyn J. Schaul, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged to me that they executed the same as their voluntary act and deed.

Notary Public in and for the State of Iowa

THOMAS J. HANSON
COMMISSION # 115040
MY COMMISSION EXPIRES
9/22/04

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

On this 31 day of January, 2003, before me, a Notary Public in and for the State of Iowa, personally appeared Martin R. Lahr and Trisia M. Lahr, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged to me that they executed the same as their voluntary act and deed.



Notary Public in and for the State of Iowa