Recorded: 12/23/2014 at 1:55:29.0 PM
Fee Amount: $22.00
Revenue Tax:
Delaware County, Iowa
DEBORAH PEYTON, RECORDER
BK: 2014 PG: 3221

Prepared by/Return to: Ryan M. Wicks, Fehr Graham, 1919 210th Street, Manchester, IA 52057, Ph. 563.927.2060.

SIDEWALK/TRAIL EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of One Dollar ($1.00) and other good and valuable consideration paid to Joel Reinert hereinafter referred to as Grantor, by City of Manchester, hereinafter referred to as Grantee, the receipt of which is hereby acknowledged, the Grantor does hereby grant, transfer and convey unto the Grantee, its successors and assigns, a trail easement as described below. The Grantee shall have the right to enjoy, construct, operate, inspect, repair, maintain and replace trail over, across and through the land of the Grantor, for the life of said sidewalk/trail over land of the Grantor its successors and assignees.

And said easement being as follows:

15 Foot Permanent Sidewalk/Trail Easement in Reinert Subdivision, City of Manchester, Delaware County, Iowa, and more particularly described as follows:

The South 15 Feet of Lot 3, Reinert Subdivision, City of Manchester, Delaware County, Iowa;

Containing **0.083 Acre**, subject to other easements of record.

And said construction easement being as follows:

10 Foot Temporary Sidewalk/Trail Construction Easement North of the 15 Foot Permanent Sidewalk/Trail Easement as described above.

See Attached Exhibit A.

The consideration recited above shall constitute payment in full for any damage to the land of the Grantor, the estate's successor's assigns and heirs, by reason of the installation, operation, and maintenance of the structures or improvements herein referred to. The Grantee covenants to maintain the easement in good repair so that no unreasonable damage will result from its use to the adjacent land of the Grantor, the successors and assigns. The provisions of this easement shall constitute a covenant running with the land for the benefit of the Grantee, its successors and assigns.

Dated this 22 day of December 2014.

GRANTOR ACKNOWLEDGEMENT

I, Joel Reinert, do hereby acknowledge and approve the above Description and attached Plat.

Joel Reinert

State of Iowa)
ss.
County of Delaware)

On this 2nd day of December, 2014, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Joel Reinert, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

Laura K. Thomas
Notary Public

LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2017

The Mayor and City Clerk are hereby directed to certify this approval and affix the same to said final plat as by law provided.

Passed this 22 day of December, A.D., 2014.

CITY OF MANCHESTER CITY SEAL MANCHESTER, IOWA

Milt L. Kramer

Milt L. Kramer, Mayor

ATTEST:

Erin Learn

Erin Learn, City Clerk

STATE OF IOWA)

) SS.

COUNTY OF DELAWARE)

On this 23 day of December, 2014, before me, Laura K. Thomas, a Notary Public in and for the State of Iowa, personally appeared Milt L. Kramer and Erin Learn, to me personally known, and, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Manchester, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by the authority of its City Council, as contained in Resolution Number 1522-2014 adopted by the City Council on the 22 day of December, 2014, and that Milt L. Kramer and Erin Learn acknowledge the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Laura K Thomas

Notary Public.

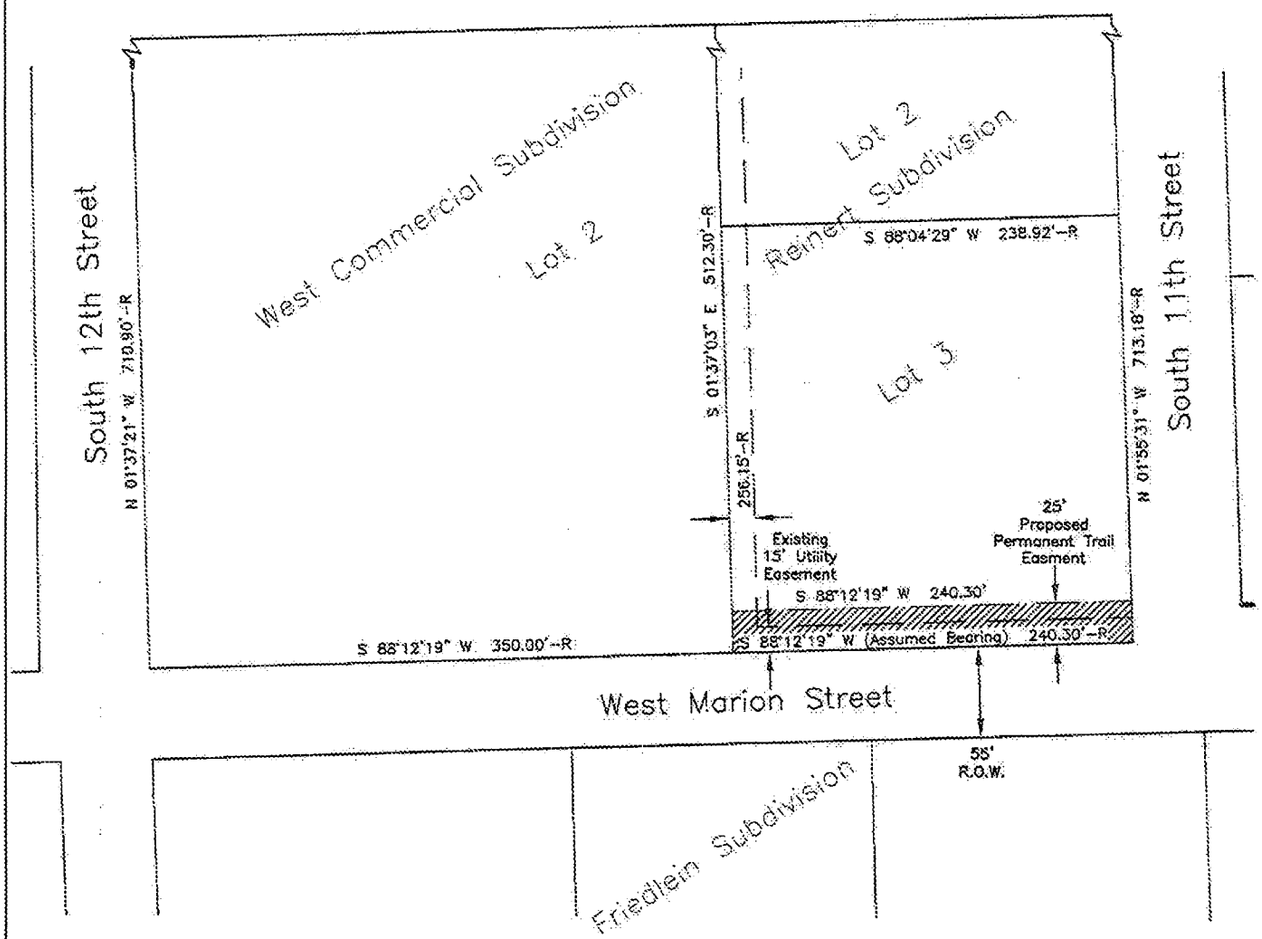
NOTARIAL SEAL IOWA

LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2017

Prepared by/Return to: FEHR GRAHAM, 1919 210th Street, Manchester IA 52057 – Ph: (563)927-2060

Exhibit 'A'

25' Permanent Trail Easement in Lot 3, Reinert Subdivision, City of Manchester, Delaware County, Iowa



25 Foot Permanent Trail Easement in Reinert Subdivision, City of Manchester, Delaware County, Iowa, and more particularly described as follows:

The South 25 Feet of Lot 3, Reinert Subdivision, City of Manchester, Delaware County, Iowa;

Containing **0.136 Acre**, subject to other easements of record.
(See plat attached to this original survey description.)

PROPRIETOR:
Joel Reinert
REQUESTED BY:
City of Manchester

100' 50' 0 100'
GRAPHIC SCALE IN FEET
SCALE: 1"=100'

N
W E
S

LEGEND
SUBDIVISION/LOT BOUNDARY
EXISTING EASEMENT
PROPOSED EASEMENT
R RECORDED AS

PROF. ENGINEER & LAND SURVEYOR
LYLE G. TeKIPPE 7060
IOWA

I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

Lyle G. TeKippe, P.E. & P.L.S. 5-30-14
Lyle G. TeKippe, P.E. & P.L.S. Date
License Number: 7060
My license renewal date is December 31, 2014.
Sheets covered by this seal: This Sheet

FEHR GRAHAM
ENGINEERING & ENVIRONMENTAL
2014 FEHR GRAHAM
ILLINOIS IOWA WISCONSIN

G:\CSD\14\14-060\14-060.Reinert.Sub.dwg

FLD BK: Manchester No. 1
PG: 32-35

SURVEY WAS COMPLETED ON:
May 6, 2014

JOB NUMBER: 14-060

SHEET NUMBER: 1