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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

**EASEMENT AGREEMENT
Recorder's Cover Sheet**

Preparer Information:

Jerrold B. Oliver, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273
Phone: (515) 462-3731

Taxpayer Information:

Randy D. Gamble, 2429 Hiatt Apple Trail, Winterset, IA 50273

Return Address:

Randy D. Gamble, 2429 Hiatt Apple Trail, Winterset, IA 50273

Grantors:

See Page 2

Grantees:

See Page 2

Legal Description:

See Page 2

Document or instrument number if applicable:

EASEMENT AGREEMENT

WHEREAS, Randy D. Gamble, Julie A. Gamble, and Norma Jean Gamble, hereinafter called "Grantors" are the titleholders to the following described real estate:

The Northwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-seven (27), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M.

AND WHEREAS, Audrey Eshelman and Alicia Adkins, hereinafter called "Grantees", are purchasing the following described real estate, and other land, from said "Grantors":

The Southwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-seven (27), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M.

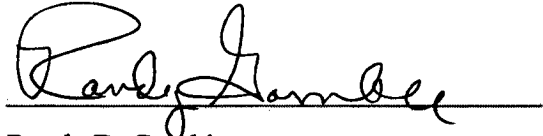
NOW THEREFORE, Randy D. Gamble and Julie A. Gamble, Husband and Wife; and Norma Jean Gamble, Single, "Grantors", for valuable consideration, do hereby grant to Audrey Eshelman and Alicia Adkins, "Grantees", the perpetual right for the purpose of ingress and egress upon and across the following described real estate, to-wit:

A tract of land 30 feet in width, the Southern boundary line being described as follows, to-wit: Commencing on the West line of the Northwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-seven (27), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., at a point of intersection between the said West line and the wooded area lying immediately North of Clanton Creek; running thence Easterly and Southerly along the North side of the wooded area to the South line of said Northwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$).

The Grantors warrant and covenant to the Grantees that they are the owners of the real estate upon which said easement area is situated, that they have full right and authority to validly grant this easement, and the Grantees may quietly enjoy their easement in the premises. Grantors covenant that no act will be permitted within the easement area which is inconsistent with the rights hereby granted; and no buildings or structures will be erected upon said easement area,

and that the present grade or ground level thereof will not be changed by excavation or filling. No improvements of any kind, or fences, shall be erected upon the easement area by Grantees. Grantors shall be solely responsible for the maintenance of the easement area. This easement shall run with the land and bind, and inure to the benefit of the heirs, successors and assigns of the party.

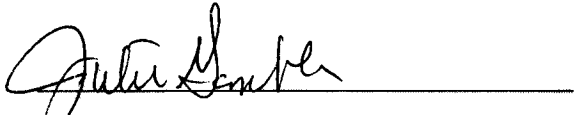
Dated this 9 day of Jan, 2020.



Randy D. Gamble



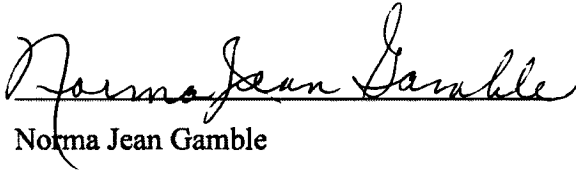
Audrey Eshelman



Julie A. Gamble



Alicia Adkins



Norma Jean Gamble

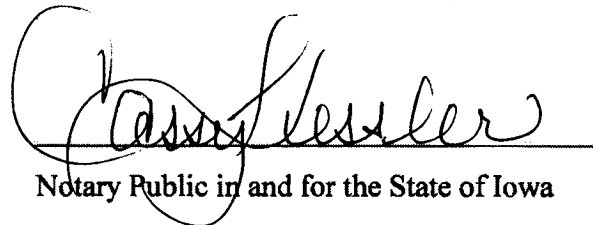
STATE OF IOWA :

:ss

MADISON COUNTY :

On this 9 day of Jan, 2020, before me, the undersigned, a Notary Public in and for said State, personally appeared Randy D. Gamble, Julie A. Gamble and Norma Jean Gamble, to me personally 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.




Notary Public in and for the State of Iowa

STATE OF IOWA :

Polk :ss
MADISON COUNTY :

On this 8 day of Jan, 2020, before me, the undersigned, a Notary Public in and for said State, personally appeared Audrey Eshelman and Alicia Adkins, to me personally 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.

Joan Helene Cummins
Notary Public in and for the State of Iowa

