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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared By: Todd R. Hagan, P.E., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Telephone: (515) 462-1136

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT DAVID DOWNS & PATRICIA DOWNS

of MADISON County, State of IOWA in consideration of the sum of

Three Eight Hundred and Five and 57/100----- DOLLARS-----(\$ 3,805.57.)

in hand paid by MADISON COUNTY, IOWA, do hereby sell and convey unto the said MADISON COUNTY, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit:

PARCEL 1

That part of the Southwest Quarter of the Northwest Quarter of Section 12, Township 75 North, Range 26 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the southwest corner of the Southwest Quarter of the Northwest Quarter of said Section 12;
thence on an assumed bearing of North 00 degrees 5 minutes 44 seconds West along the westerly line of said Southwest Quarter of the Northwest Quarter 55.61 feet to the point of beginning;
thence North 0 degrees 05 minutes 44 seconds West along said westerly line 800.23 feet;
thence South 88 degrees 42 minutes 42 seconds East 38.98 feet to the proposed and existing centerline of a Madison County Highway;
thence South 88 degrees 42 minutes 42 seconds East 74.45 feet to the present right of way line of a Madison County Highway;
thence South 4 degrees 43 minutes 56 seconds East 100.55 feet;
thence South 43 degrees 42 minutes 42 seconds East 70.71 feet;
thence South 1 degrees 17 minutes 18 seconds West 200.00 feet;
thence South 16 degrees 55 minutes 50 seconds West 129.81 feet;
thence South 5 degrees 51 minutes 44 seconds West 125.40 feet;
thence South 1 degrees 17 minutes 18 seconds West 50.00 feet;
thence South 20 degrees 30 minutes 47 seconds East 26.93 feet;
thence South 1 degrees 17 minutes 18 seconds West 50.00 feet;
thence South 19 degrees 52 minutes 18 seconds West 79.13 feet to the present right of way line of a Madison County Highway;
thence North 88 degrees 42 minutes 42 seconds West 74.78 feet to the proposed and existing centerline of a Madison County Highway;
thence North 88 degrees 42 minutes 42 seconds West 19.65 feet to the westerly line of said Southwest Quarter of the Northwest Quarter and the point of beginning.

Said tract contains 2.50 acres including the present highway and is subject to encumbrances of record.

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and we hereby covenant with the said MADISON COUNTY that we are lawfully seized of said premises; that they are free from encumbrance(s) _____, that we have good and lawful authority to sell and convey the same, and we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said _____, hereby relinquishes his/her/their of dower in and to the premises hereinbefore conveyed.

Signed this 30 day of APRIL, 20 21 A.D.

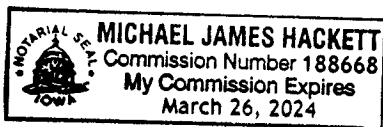
x David D Downs
Name: DAVID DOWNS

AND

x Patricia J. Downs
Name: PATRICIA DOWNS

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 30 day of APRIL, 20 21, before me, the undersigned a Notary Public in and for said County and State personally appeared DAVID DOWNS & PATRICIA DOWNS, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.



Michael James Hackett
Notary Public in and for said County and State of Iowa