



Document 2022 2278

Book 2022 Page 2278 Type 06 001 Pages 4  
Date 8/02/2022 Time 8:57:38AM  
Rec Amt \$22.00

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

RETURN TO: Prepared by and return to: Tyler Gartenberg 515-281-2334  
MIDAMERICAN ENERGY ATTN: RIGHT-OF-WAY SERVICES PO BOX 657 DES MOINES, IA 50306-0657

**MIDAMERICAN ENERGY COMPANY  
NOTICE OF EXERCISE OF OPTION**

KNOW ALL BY THESE PRESENTS:

On this 28 day of July, 2022, MidAmerican Energy Company, an Iowa corporation, its successors and assigns (“Company”), by the recording of this instrument exercises its option to a perpetual right of way easement granted by Gegner Farms, LLC, an Iowa limited liability company (“Grantor”) to Company in and pursuant to an instrument, titled, **Option for Electric Easement** dated September 16, 2019 and recorded in Book 2019 at Page 3040 in the office of the Recorder of Deeds for Madison County, Iowa, for the real estate located in said County and State as shown on the attached Exhibit A.

**Property Description**

**See attached Exhibit “A”, attached hereto and made a part hereof.**

The undersigned hereby certifies that the further consideration expressed in the aforesaid Option for Electric Easement will be paid to Grantor in the manner provided for in said Option instrument.

Dated this 28 day of July, 2022.

MIDAMERICAN ENERGY COMPANY

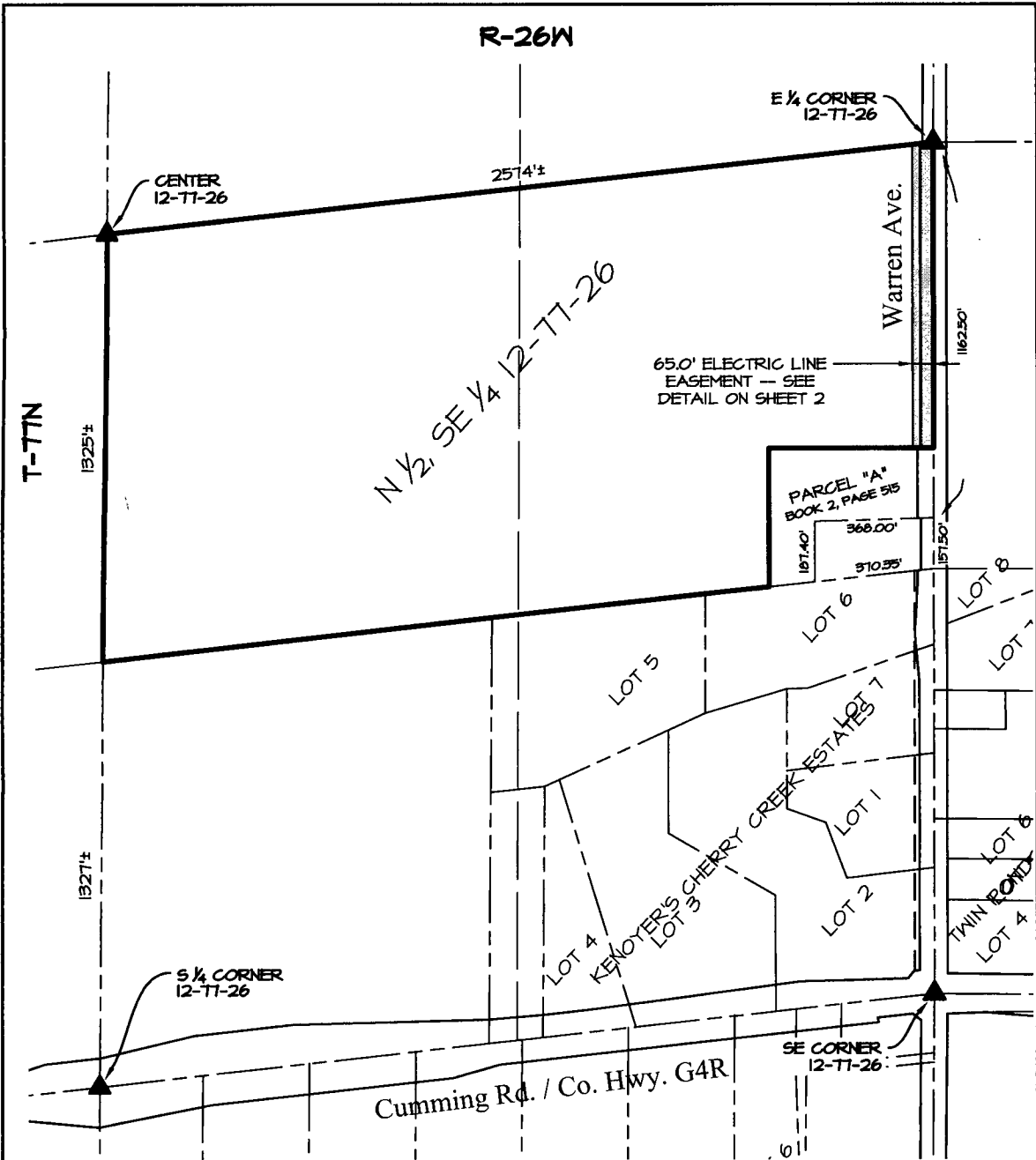
By: [Signature]  
John A. Guy  
Vice President, Electric Delivery

STATE OF IOWA            )  
                                  ) ss  
COUNTY OF POLK        )

This record was acknowledged before me on July 28, 2022, by John A. Guy as Vice President, Electric Delivery for MidAmerican Energy Company.



[Signature]  
Signature of Notary Public



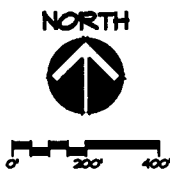
**LEGEND**

- PARCEL BOUNDARY LINE
- PROPOSED TRANSMISSION CENTERLINE
- LOT / SECTION LINES
- ELECTRIC LINE EASEMENT
- SECTION CORNER

**EASEMENT AREA**

0.54± ACRES IN ADDITION TO EXISTING ROAD RIGHT-OF-WAY

**OWNER**  
GEGNER FARMS, LLC



**PROPERTY & EASEMENT DESCRIPTIONS**

SEE SHEET 2 OF 2

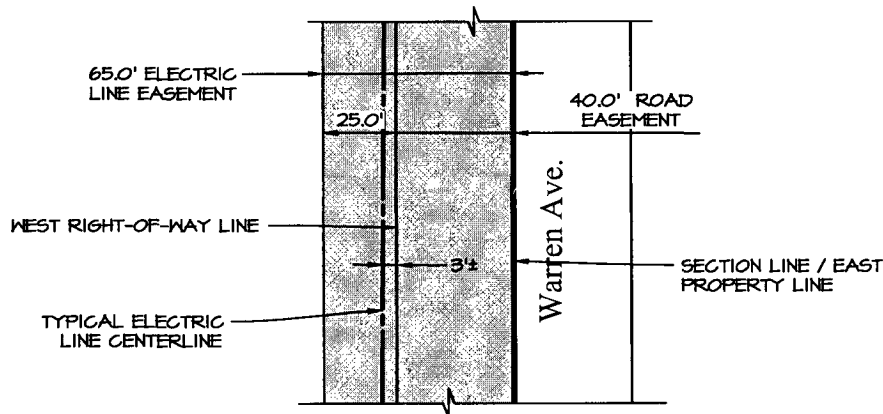
<b>MIDAMERICAN ENERGY COMPANY</b>	
<b>MADISON COUNTY</b> <b>SECTION 12, T-77N, R-26W</b>	
<b>DRAWN BY:</b> MMD	<b>DATE:</b> 08-24-19
<b>CHECKED:</b> PJS	<b>SCALE:</b> 1" = 400'
<b>APPROVED:</b>	
<b>EXHIBIT "A"</b>	<b>MD-MS-023.000</b>
SHEET 1 OF 2	

## PROPERTY DESCRIPTION

THE NORTH HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION TWELVE (12), TOWNSHIP SEVENTY-SEVEN (77) NORTH, RANGE TWENTY-SIX (26) WEST OF THE 5TH P.M., MADISON COUNTY, IOWA; EXCEPT PARCEL "A" LOCATED IN THE NORTHEAST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) OF SAID SECTION TWELVE (12), CONTAINING 3.25 ACRES, AS SHOWN IN PLAT OF SURVEY FILED IN BOOK 2, PAGE 515 ON NOVEMBER 8, 1994, IN THE OFFICE OF THE RECORDER OF MADISON COUNTY; AND EXCEPT A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) OF SAID SECTION TWELVE (12) CONTAINING 1.28 ACRES, MORE OR LESS, AND MORE PARTICULARLY DESCRIBED TO-WIT: COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION TWELVE (12), THENCE SOUTH 1162.50 FEET TO THE POINT OF BEGINNING, THENCE SOUTH 157.50 FEET, THENCE SOUTH 83°41' WEST 370.35 FEET, THENCE NORTH 0°06' EAST 187.40 FEET, THENCE NORTH 88°30' EAST 368.00 FEET TO THE POINT OF BEGINNING.

## ELECTRIC LINE EASEMENT DESCRIPTION

THE EAST 65.0 FEET OF THE N 1/2, SE 1/4 OF SECTION 12, T-77N, R-26W OF THE 5TH P.M., MADISON COUNTY, IOWA, EXCEPT THAT PART LYING WITHIN PARCEL "A" OF THE NE 1/4, OF THE NE 1/4, SE 1/4 OF SAID SECTION 12 AS RECORDED IN BOOK 2, PAGE 515 OF THE MADISON COUNTY RECORDER'S OFFICE; AND EXCEPT THAT PORTION OF SAID N 1/2, SE 1/4 THAT LIES SOUTH OF SAID PARCEL "A". SAID EASEMENT CONTAINS 1.41 ACRES, MORE OR LESS, WHICH INCLUDES 0.87 ACRES, MORE OR LESS, OF EXISTING ROAD RIGHT-OF-WAY.



### EASEMENT DETAIL

SCALE: 1" = 50'

**OWNER**  
GEGNER FARMS, LLC

NORTH



MIDAMERICAN ENERGY COMPANY

MADISON COUNTY  
SECTION 12, T-77N, R-26W

DRAWN BY: MMD DATE: 08-24-19

CHECKED: PJS SCALE: 1" = 50'

APPROVED:

EXHIBIT "A"

MD-MS-023,000

SHEET 2 OF 2