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BOOK 144 PAGE 571

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MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co., Inc., 114 N. 1st Ave., Winterset, Iowa 50273 Telephone: 515-462-1691

EASEMENT

REC \$ 5⁰⁰
AUD \$ 1⁰⁰
R.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED

KNOW ALL MEN BY THESE PRESENTS:

Francis M. Lynch and Dorothy A. Lynch, hereinafter referred to as GRANTORS, in consideration of One Dollar and Other Valuable Consideration, hereby grant and convey unto Warren Water, Inc., hereinafter referred to as GRANTEE, its successors and assigns, a perpetual easement with the right to erect, construct, install, lay and thereafter use, operate, inspect, repair, maintain, replace and remove waterlines and appurtenances thereto, over, across and through the land of the GRANTORS situated in Madison County, Iowa, being more specifically described as follows:

The Northwest Quarter (NW1/4) of the Northwest Fractional Quarter (NW frl 1/4) of Section Three (3) in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; and The North Half (N1/2) of the Southwest Quarter (SW1/4) of Section Twenty-six (26) and the South Half (1/2) of the Northeast Quarter (NE1/4) of Section Twenty-seven (27) in Township Seventy-seven (77) North of Range Twenty-six (26) West of the 5th P.M., except a parcel of land described as follows: Commencing at the Northwest corner of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Twenty-seven (27), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., thence South 00°00' 553.30 feet along the quarter section line, thence North 89°45' East 210.10 feet, thence North 00°59' West 481.51 feet, thence North 83°43' East 1,100.00 feet, thence North 01°29' West 93.13 feet, thence South 83°43' West 1,300.63 feet to the point of beginning. Said parcel contains 5.00 acres, including 0.72 acres for county road right of way. AND The West line of the Northeast Quarter (NE1/4) of Section Twenty-seven (27), Township Seventy-seven (77), Range Twenty-six (26) is assumed to bear due North and South, subject to easements of record.

and locally known as: 3118 Cumming Rd
together with the right of ingress and egress over the adjacent lands of the GRANTORS, their successors and assigns, for the purposes of this easement.

The Easement shall be 32 feet in width, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

It is agreed that, during the period of initial construction, ^{per} crop damage will be paid by the GRANTEE. The GRANTEE, its successors and assigns, hereby promise to maintain such water pipeline and any necessary appurtenances in good repair so that damage to adjacent real estate of GRANTORS, if any damage there be, will be kept to a minimum.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the GRANTEE, its successors and assigns.

IN WITNESS WHEREOF, the GRANTORS have executed this instrument this 30th day of November, 2000.

Francis M. Lynch
Francis M. Lynch

Dorothy A. Lynch
Dorothy A. Lynch

M6-2124

STATE OF IOWA, MADISON COUNTY, ss:

On this 30th day of November, 2000, before me the undersigned, a notary public in and for the State of Iowa appeared to me Francis M. Lynch, Dorothy A. Lynch known to be the identical persons named in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Gregory R. Cress
Notary Public

