

P. 47

REC \$ 15⁰⁰
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R.M.F. \$ 1⁰⁰

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

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Harvey E. Florer and Hildreth N. Florer, Trustees of the Harvey E. Florer and the Hildreth N. Florer Trust dated February 13, 1992; and Nathan M. Bunch and Brooke M. Bunch,

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:

See Exhibit "A" attached,

and locally known as: Prairie View
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, no 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 22nd day of Jan, 2001.

Harvey E. Florer
Harvey E. Florer, Trustee

Hildreth N. Florer
Hildreth N. Florer, Trustee

Nathan M. Bunch
Nathan M. Bunch

Brooke M. Bunch
Brooke M. Bunch

M6-0340

STATE OF IOWA, MADISON COUNTY, ss:

On this 22nd day of Jan, 2001, before me the undersigned, a notary public in and for the State of Iowa appeared to me, Nathan M. Bunch, Brooke M. Bunch 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.

Earl L. Evans
Notary Public



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MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

STATE OF IOWA, WARREN COUNTY, ss:

On this 22nd day of January, ~~2000~~²⁰⁰¹, before me, the undersigned, a Notary Public in and for said State, personally appeared Harvey E. Florer and Hildreth N. Florer as Trustees of the Harvey E. Florer & Hildreth N. Florer Trust to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they as trustees, executed the foregoing instrument as their voluntary act and deed.



Notary Public



Exhibit "A"

Parcel "H", located in the Northwest Quarter (1/4) of the Southwest Quarter (1/4) and the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Southeast corner of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence South 89° 56' 57" West along the South line of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Thirty-three (33), 30.80 feet to the Point of Beginning; thence South 89° 56' 57" West along the South line of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Thirty-three (33), 346.31 feet; thence North 2° 47' 17" West, 1190.83 feet to a point on the Centerline of an unpaved County Road; thence North 66° 47' 35" East along said centerline, 308.30 feet, thence North 74° 59' 03" East along said centerline, 58.31 feet, thence South 2° 47' 17" East, 1327.28 feet to the Point of Beginning. Said Parcel contains 10.028 acres, including 0.307 acres, including 0.307 acres of County Road right-of-way,

and

Parcel "K", a part of the existing Parcel "A", located in the Southeast Quarter of the Northwest Quarter & in the Northeast Quarter of the Southwest Quarter of Section 33, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Southwest corner of the Northeast Quarter of the Southwest Quarter of Section 33, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa; thence North 89° 58' 53" East, 238.98 feet along the South line of the Northeast Quarter of the Southwest Quarter of said Section 33 to the Point of Beginning; thence North 1° 10' 00" East, 1423.39 feet to a point on the centerline of an existing County Road, thence South 17° 57' 07" East, 1495.76 feet to a point on the South line of the Northeast Quarter of the Southwest Quarter of said Section 33; thence South 89° 58' 53" West, 490.00 feet along the South line of the Northeast Quarter of the Southwest Quarter of said Section 33 to the Point of Beginning. Said Parcel contains 8.004 acres, including 0.004 acres of County Road right-of-way,

and

Parcel "J", located in the South Half of the Northwest Quarter & the North Half of the Southwest Quarter of Section 33, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Southeast corner of the Northwest Quarter of the Southwest Quarter of Section 33, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa; thence South 89° 56' 57" West along the South line of the Northwest Quarter of the Southwest Quarter of said Section 33, 30.80 feet; thence North 2° 47' 17" West, 1327.28 feet to a point on the Centerline of an unpaved County Road; thence North 74° 59' 03" East along said Centerline, 376.41 feet; thence South 1° 10' 00" West, 1423.29 feet to a point on the South line of the Northeast Quarter of the Southwest Quarter of said Section 33; thence South 89° 56' 56" West along the South line of the Northeast Quarter of the Southwest Quarter of said Section 33, 239.22 feet to Point of Beginning. Said Parcel contains 10.015 acres, including 0.326 acres of County Road right-of-way.