

2001 APR 18 AM 10: 55

REC \$ 5⁰⁰
AUD \$ _____
R.M.F. \$ 1⁰⁰

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

THIS DOCUMENT PREPARED BY: Security Abstract & Title Co. Inc., 114 N. 1st Ave., Winterset, IA 50273-515-462-1691

EASEMENT

COMPUTER
RECORDED
COMPARED

KNOW ALL MEN BY THESE PRESENTS:

Kent McDonald and Beth McDonald

hereinafter referred to as GRANTORS, in consideration of One Dollar and Other Valuable consideration, hereby grant and convey unto Warren Water District, 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:

Parcel "C", located in the Southeast Quarter of the Southwest Quarter of Section 14, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:

Beginning at the Northwest corner of the Southeast Quarter of the Southwest Quarter of Section 14, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence South 0°14'56" East, 789.88 feet along an existing fenceline which is the West line of the Southeast Quarter of the Southwest Quarter of said Section 14 to the Northwest corner of the previously surveyed Parcel "D"; thence South 89°40'23" East, 818.73 feet along the North line of said Parcel "D" to the Southwest corner of the previously surveyed Parcel "B"; thence North 0°04'33" East, 865.51 feet along the West line of said Parcel "B" to a point on the North line of the Southeast Quarter of the Southwest Quarter of said Section 14; thence South 85°04'23" West, 826.35 feet along the North line of the Southeast Quarter of the Southwest Quarter of said Section 14 to the Point of Beginning. Said Parcel contains 15.601 acres, including 0.627 acres of County Road right-of-way.

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 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 WHERE OF, the GRANTORS have executed this instrument this 17 day of March, 2001.

Kent McDonald
Kent McDonald

Beth McDonald
Beth McDonald

STATE OF IOWA, ss:

On this 17th day of March, 2001 before me the undersigned, a notary public in and for State of Iowa, appeared Kent McDonald, Beth McDonald to me 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.

My Commission Expires:
4/30/01

Rose Gray
NOTARY PUBLIC