

P. 47

462-1404  
1508

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:

Roger L. Schlueter and Margaret M. Schlueter

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:

A parcel of land in the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirty-one (31), 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 Northwest corner of Section Thirty-one (31), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence South 89° 28' 12" East 759.80 feet along the North line of the Northwest Quarter (1/4) of said Section Thirty-one (31), to the point of beginning, thence South 18° 24' 39" West 571.48 feet; thence North 89° 42' 39" East 212.20 feet; thence South 01° 12' 09" East 192.92 feet; thence South 89° 57' 12" East 690.31 feet to the East line of the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty-one (31); thence North 00° 48' 45" West 734.67 feet to the Northeast corner of the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty-one (31); thence North 90° 00' 00" West 715.65 feet to the point of beginning. Said parcel contains 13.12 acres,

1508 Hwy 169

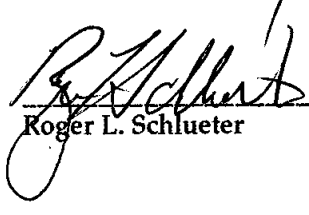
and locally known as: \_\_\_\_\_ together with the right of ingress and egress over the adjacent lands of the GRANTORS, their successors and assigns, for the purposes of this easement.

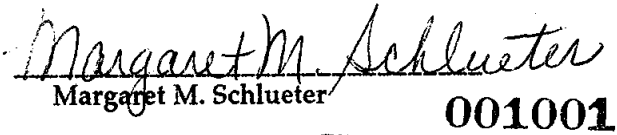
The Easement shall be 32 feet in width, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

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 15<sup>TH</sup> day of JANUARY, 20 01.

  
\_\_\_\_\_  
Roger L. Schlueter

  
\_\_\_\_\_  
Margaret M. Schlueter

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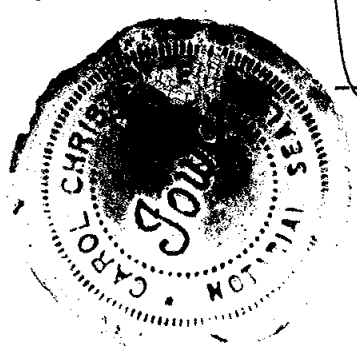
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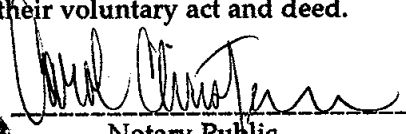
MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

STATE OF IOWA, MADISON COUNTY, ss:

On this 15<sup>th</sup> day of January, 20 01, before me the undersigned, a notary public in and for the State of Iowa appeared to me Roger L. Schlueter and Margaret M. Schlueter

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.



  
\_\_\_\_\_  
Notary Public

REC \$ 5.00  
AUD \$ \_\_\_\_\_  
R.M.F. \$ 1.00