

REC \$ 15.00
AUD \$ _____
R.M.F. \$ 1.00

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BOOK 2001 PAGE 1080

2001 MAR 20 PM 3:47

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER ✓
RECORDED ✓
COMPARED ✓

Preparer Information **Debra Pitstick** 2398 141st Street Bouton, IA 515-676-2117
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE
FOR RECORDER

LIMITED EASEMENT

(FMHA Approved)

No. 157629pmjm

RE: Phillip R. Moore and Janice S. Moore

The East One-Half (E 1/2) of the Northeast Quarter (NE 1/4) of Section Fifteen (15), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

Except

Parcel "A" in the Northeast Quarter of Section (15), Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:

Commencing at the East Quarter corner of Section 15, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa, thence North 00° 00'00" East along the East line of the Northeast Quarter of said Section 15 which is the centerline of a county road to the point of beginning; thence North 86° 42'08" West 245.00 feet; thence North 00° 00'00" East 530.55 feet, thence South 88° 53' 19" East 244.64 feet to the East line of said Northeast Quarter; thence South 00° 00'00" East 539.90 feet to the Point of Beginning containing 3.005 acres including 0.409 acres of County Road Right-of-Way.

The undersigned, as Owner(s) of record of the real estate described above, for one dollar and other good and valuable consideration received, hereby grant(s), sell(s), transfer(s) and convey(s) to Xenia Rural Water District (the "District"), its successors and assigns, an affirmative and perpetual easement in, to, and running with the real estate described above, together with a general and perpetual right of ingress and egress upon such real estate, LIMITED AS FOLLOWS:

1. This easement is solely for the general purposes of construction and laying and thereafter using, operating, inspecting, maintaining, repairing, replacing or removing water pipeline and any necessary appurtenances thereto over, across and through the real estate described above; and ,
2. Once such water pipeline and any necessary appurtenances thereto are installed and operating, then this easement (except the general rights of ingress and egress) shall be automatically reduced in scope to a width of thirty feet, the centerline of which shall be the water pipeline and any necessary appurtenances thereto.

The District, 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 Owner(s), if any damage there be, will be kept to a minimum. Said pipeline shall be placed within 30 feet from and adjacent to existing road right-of-way; provided, however, that grantee may deviate from said course to avoid natural and/or manmade barriers or obstructions.

The District further agrees:

1. To repair, or pay to repair, any tile lines and fences injured or destroyed during construction and in the course of maintenance thereafter.
2. To pay for any crops damaged or destroyed in the course of maintenance beginning one year from the date of initial construction.
3. As long as there is adequate water available, the Owner or successor Owners of the above described property may, by paying the current membership fee and other associated costs at that time, avail themselves to any number of water service hook-ups.

Executed this 7th day of MARCH, 2001.

x Phillip R Moore
Phillip R. Moore

x Janice S Moore
Janice S. Moore

INDIVIDUAL

State of IOWA County of MADISON, ss:

On this 7th day of MARCH, 2001, before me, the undersigned Notary Public in and for the aforesaid County and State, personally appeared

Phillip R. Moore

to me known to be the same and identical person(s) who executed the within and foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.

Randall R. Zell
Notary Public in and for said County and State



INDIVIDUAL

State of IOWA County of MADISON, ss:

On this 7th day of MARCH, 2001, before me, the undersigned Notary Public in and for the aforesaid County and State, personally appeared

Janice S. Moore

to me known to be the same and identical person(s) who executed the within and foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.

Randall R. Zell
Notary Public in and for said County and State



**NOTICE OF INTENT
TO ACQUIRE AN EASEMENT**

Xenia Rural Water District is in the process of obtaining easements for the construction and maintenance of a rural water system in your area. This Project is being funded by Federal money and therefore subject to the "Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended".

It has been USDA Rural Development policy and is the Xenia Board's policy that easements are granted for a payment of \$0.09 per linear foot (\$130.69 per acre for a 30-foot wide easement).

I have read this notice and I have received and read a copy of "Easement Responsibilities" and "When a Public Agency Acquires Your Property".



Property Owner

Property Owner