

The following terms under which I am signing this Easement for the Jefferson Township property known as 140<sup>th</sup> Street, Prairieview.

- I. Regarding this Jefferson Township, Madison County property, if an air release valve is necessary in this area, that it will not be placed in the crop field. Rather, it will be placed in the fence line or roadway.
- II. Regarding the property in Madison Township, Madison County, that the water line will be installed to include all of my road frontage on my property. This would place the end of the line to my north boundary allowing for any future building that may require water availability. Any structures (such as end of line pipes) other than the actual water line, will be placed in the fence line or roadway. Pipe size will be large enough to accommodate further expansion of usage along this property.

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Winterset, Iowa 50273 Telephone: 515-462-1691

EASEMENT

COMPUTER

RECORDED

COMPARED

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

KNOW ALL MEN BY THESE PRESENTS:

Donna R. Beeler.

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:

REC \$ 5<sup>00</sup>

AUD \$ 1<sup>00</sup>

R.M.F. \$ 1<sup>00</sup>

Parcel "A" described as: The North Half (1/2) of the Southwest Quarter (1/4) of Section Twenty-two (22), Township Seventy-seven (77), North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, being more particularly described as follows: Beginning at the West Quarter (1/4) corner of said Section Twenty-two (22); thence S 00° 13' 01" West, 1333.53 feet along the West line of the North Half (1/2) of the Southwest Quarter (1/4) of said Section Twenty-two (22); thence S 89° 46' 41" East, 2653.08 feet along the South line of the North Half (1/2) of the Southwest Quarter (1/4) of said Section Twenty-two (22); thence N 00° 21' 07" East, 1327.46 feet along the East line of the North Half (1/2) of Southwest Quarter (1/4) of said Section Twenty-two (22); thence N 89° 38' 49" West, 2656.21 feet along the North line of the North Half (1/2) of the Southwest Quarter 91/4) of said Section Twenty-two (22) to the point of beginning, containing 81.08 acres which includes 3.62 acres of existing public road right-of-way,

and locally known as: 140<sup>th</sup> & Prairie View Ave.  
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, ~~the~~ 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 21<sup>st</sup> day of June, 2001.

Donna R. Beeler  
Donna R. Beeler

M6-0316

STATE OF IOWA, MADISON COUNTY, ss:

On this 21<sup>st</sup> day of June, 2001, before me the undersigned, a notary public in and for the State of Iowa appeared to me Donna R. Beeler

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.



Amy Swanson  
Notary Public  
My commission expires 1-22-02