

REC \$ 10⁰⁰
AUD \$ _____
R.M.F. \$ 1⁰⁰

EASEMENT

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BOOK 2001 PAGE 4087
2001 SEP 11 PM 4:19

KNOW ALL MEN BY THESE PRESENTS:

Baur Farms, Inc.,

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Hereinafter referred to as GRANTOR, 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 one waterline and appurtenances thereto, over, across and through the land of the GRANTOR situated in Madison County, Iowa, being more specifically described as follows:

West of and within 60 feet of the centerline of the county road running through the East Half of Section 34, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa, North of the road and within 60 feet of the centerline of the county road running through the South Half of Section 34, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa, and East of the county road located in the Northwest Quarter of the Southeast Quarter (NW ¼ SE ¼), Section 34, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa.

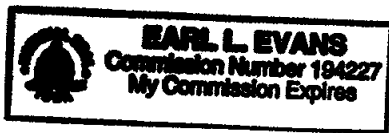
Also South of county road and within 60 feet of the centerline of that county road running diagonally through the Southeast Quarter (SE ¼) of Section 26, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa.

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 all lines and any necessary appurtenances in good repair so that damage to adjacent real estate of GRANTOR, if any damage there be, will be kept to a minimum, and any damage shall be paid for by GRANTEE.

IT IS FURTHER AGREED the consumer of water coming from the line located on the above easement shall be assessed the cost of use of said water. Said cost shall not be a lien on said real estate nor shall said cost be assessed to the owner of said real estate unless the owner is also the consumer of said water.

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 GRANTOR has executed this instrument this 1st day of August, 2001.



BAUR FARMS, INC.

By: Robert F. Baur
Robert F. Baur, President

CORPORATE ACKNOWLEDGMENT

STATE OF IOWA, ss: 1
On this 17 day of Aug., 2000 before me, the undersigned a Notary Public,
personally appeared Robert F. Baur and _____ to me
personally known, who being by me duly sworn, did say that they are
the President and _____ respectively, of said corporation, that said
instrument was signed on behalf of said corporation by authority of its Board of
Directors; and that the said Robert F. Baur and _____ as such
officers, acknowledged the execution of said instrument to be the voluntary act and
deed of said corporation, by it and by them voluntarily executed.

Peggy H. Crabbs
NOTARY PUBLIC

