

FILED NO: 623 P. 16  
BOOK 140 PAGE 363  
98 AUG - 5 PM 1: 06  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

REC \$ 5.00  
AUD \$ \_\_\_\_\_  
R.M.F. \$ 1.00  
COMPUTER   
RECORDED   
COMPARED

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:

Edward Daniels,

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 tract of land commencing at a point 347.20 feet West of the Southeast Corner of the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Three (3), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, running thence North 326 feet, thence West 179 feet, thence North 217 feet, thence West 240 feet, thence South 12°10' West 555.50 feet, thence East 536.10 feet along the south line of said Northeast Quarter (1/4) of the Northwest Quarter (1/4) to the point of beginning, containing 5.0612 acres including 0.3475 acres of county road right-of-way,

and locally known as: 3155-220th St  
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 \_\_\_\_\_ day of July, 1998.

Edward Daniels  
Edward Daniels

\_\_\_\_\_  
\_\_\_\_\_

M5-406

STATE OF IOWA, MADISON COUNTY, ss:

On this 17th day of July, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me EDWARD DANIELS

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.



Jodi L. Witzke  
Notary Public