

REC \$ 10.00  
AUD \$ \_\_\_\_\_  
R.M.F \$ 1.00

FILED NO 3224 <sup>P3 634</sup>  
BOOK 138 PAGE 634  
98 FEB 27 AM 8:40  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY IOWA

M-3-1

THIS DOCUMENT PREPARED BY  
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106 E. Salem Ave. P.O. Box 215  
Indianola, Iowa 50125  
Telephone 515-961-2574

COMPUTER   
RECORDED   
COMPARED

EASEMENT

KNOW ALL MEN BY THESE PRESENTS

Rick Thornburg, Kathy Thornburg  
hereinafter referred to as GRANTORS, in consideration of One Dollar and Other Valuable consideration, hereby grant and convey unto Warren Water District, 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

see attached legal description

Approx 1660 McBridge Rd.

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 WHERE OF, the GRANTORS have executed this instrument this \_\_\_\_\_ day of 2-17, 19 98

Rick Thornburg  
Rick Thornburg

Kathy Thornburg  
Kathy Thornburg

STATE OF IOWA, ss

On this 17 day of February, 19 98, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Rick Thornburg Kathy THornburg to me known to be the identical persons named in and who executed the above and foregoing, and acknowledged that they executed the same as their voluntary act and deed



Kelly Drummond  
Notary Public

VM

## COX/THORNBURG REAL ESTATE DESCRIPTION

Parcel "G" described as follows:

That part of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) and the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of Section Three (3), Township Seventy-six (76) North, Range Twenty-seven (27) West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the northwest corner of the Southwest Quarter (SW¼) of said Section Three (3), thence on an assumed bearing of South 89°51'52" East along the north line of said Southwest Quarter (SW¼) a distance of 1423 56 feet to the centerline of a Madison County Highway, thence southwesterly 107.80 feet along said centerline and a curve concave northwesterly and not tangent with the last described line to the point of beginning, said curve has a radius of 1170.58 feet, a central angle of 05°16'35", and a chord 107.76 feet in length bearing South 84°44'26" West, thence South 04°44'36" East 579 20 feet, thence North 80°34'27" West 877 66 feet, thence North 06°33'07" East 304.47 feet to the centerline of a Madison County Highway, thence northeasterly 234.46 feet along said centerline and a curve concave southeasterly and not tangent with the last described line, said curve has a radius of 178.85 feet, a central angle of 75°06'36", and a chord 218 03 feet in length bearing North 52°41'28" East; thence South 89°45'16" East along said centerline 551 21 feet, thence northeasterly 58 57 feet along said centerline and a curve concave northwesterly and tangent with the last described line to the point of beginning, said curve has a radius of 1170.58 feet, a central angle of 02°52'01", and a chord 58 57 feet in length bearing North 88°48'44" West.

Said tract contains 9.37 acres and is subject to a Madison County Easement over the northerly and westerly 0.83 acres thereof.

*Thorndburg, Richard & Helen*