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98 MAY 22 AM 9:28
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co., Inc., 114 N. 1st Ave., Winterset, Iowa 50271 Telephone: 515-462-1021

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Ricky Dale Kimmel, 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:

The Southeast Quarter (1/4) of the Southwest 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, excepting therefrom the following described tract: Commencing at the Northwest corner of said Southeast Quarter (1/4) of the Southwest Quarter (1/4), thence North 86°50' East along the North line thereof 116 feet, thence South 12°06' East 751.2 feet, thence North 86°50' East 103.33 feet, thence South 174.5 feet, thence North 86°50' East 205 feet, thence South 21°15' West 191 feet, thence South 01°25' West 229.2 feet, thence South 86°50' West 507.05 feet to the Southwest corner of said Southeast Quarter (1/4) of the Southwest Quarter (1/4), thence North along the West line of said Southeast Quarter (1/4) of the Southwest Quarter (1/4) 1320.7 feet to the point of beginning, and also excepting the following described tract: Commencing at the South Quarter (1/4) corner of said Section Three (3), thence South 86°50' West 220.4 feet along the section line, thence North 396 feet, thence North 86°50' East 220.4 feet to the Quarter Section line, thence South 396 feet along said Quarter Section line to the point of beginning.

and locally known as: 3145-230^{eb}
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 2 March 19 98


Ricky Dale Kimmel
Ricky Dale Kimmel

M5-188

STATE OF IOWA, MADISON COUNTY, ss:

On this 2 day of March 19 98 before me the undersigned, a notary public in and for the State of Iowa appeared to me Ricky Dale Kimmel

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.

 TWILA J. SALSBU: / MY COMMISSION EXPIRES 9-13-00

Twila J. Salsbury
Notary Public

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