

P31

REC \$ 5⁰⁰
AUD \$ _____
R.M.F. \$ 1⁰⁰

COMPUTER ✓
RECORDED ✓
COMPARED ✓

FILED NO. 4828
BOOK 140 PAGE 200
98 MAY 22 AM 9: 29

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

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:

Joseph M. Lair and Candace R. Lair, 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:

Commencing at the Southwest Corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-nine (29), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and being the point of beginning; thence North 84°53' East 485.00 feet along the South line of said Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4), thence North 00°00' 450.90 feet, thence South 84°53' West 485.00 feet, thence South 00°00' 450.90 feet along the West line of said Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) to the point of beginning. Said parcel contains 5.00 acres, including 0.77 acres of County road right-of-way,

and locally known as: 2939-260th 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 28th day of Feb, 1998.

Joseph M. Lair
Joseph M. Lair

Candace R. Lair
Candace R. Lair

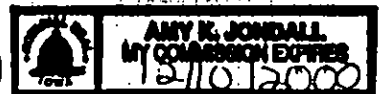
M5-296

STATE OF IOWA, MADISON COUNTY, ss:

On this 28th day of February, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me Joseph + Candace Lair

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 Jordall
Notary Public



M5-296