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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
Winterset

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:

James C. Kraai and Charlotte L. Kraai, and Claude S. Sparks, Jr. and Betty M. Sparks 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:

See attached Exhibit "A". 11-76-27

and locally known as: 1815 Quarry Dr 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 27 day of Feb. 1998.

James C. Kraai
James C. Kraai

Charlotte L. Kraai
Charlotte L. Kraai

Claude S. Sparks, Jr.
Claude S. Sparks, Jr.

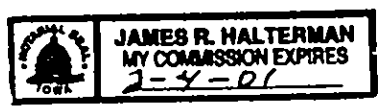
Betty M. Sparks
Betty M. Sparks

M5-2081

STATE OF IOWA, MADISON COUNTY, ss:

On this 27 day of Feb. 1998, before me the undersigned, notary public in and for the State of Iowa appeared to me James C. Kraai, Charlotte L. Kraai, Claude S. Sparks, Jr. and Betty M. Sparks 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.

James R. Halterman
Notary Public



VM
M5-2081

10-1-201
1-11

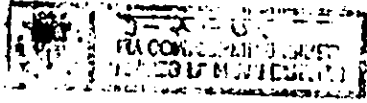


Exhibit "A"

The Northeast one quarter (NE1/4) of the Southwest one quarter (SW1/4) and the west one half (W1/2) of the Southeast one quarter (SE1/4) of the Southwest one quarter (SW1/4), all in Section Eleven (11), Township Seventy six (76), Range Twenty Seven North, West of the 5th P.M., subject to roads and easements of record, except for a parcel of land containing approximately 3 acres which is located in the West one half (W1/2) of the Southeast one quarter (SE1/4) of the Southwest one quarter (SW1/4) in Section Eleven (11), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M. and described as follows: Commencing at the Southeast corner of the aforesaid real estate; thence North along the East boundary thereof to a point which is 626 feet North of the Southeast corner of said real estate which point is the point of beginning; thence due West 300 feet; thence due North 435.6 feet; thence due East 300 feet; thence due South 435.6 feet to the point of beginning together with a 40 foot easement for access purposes to the existing public road to the West, such 40 foot easement being located just south of the existing fence line on subject real estate. AND:

A parcel of land located in the SW1/4 Section 11, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:

Commencing at the SW corner of the SE1/4 of the SW1/4 Section 11, Township 76 North, Range 27 West of the 5th P.M.; thence N 0°17'50" E for 787.69 feet to the point of beginning; thence continuing N 0°27'50" E for 1827.44 feet to the NW corner of the NE1/4 of the SW1/4 of said Section 11; thence N 88°57'24" E along the north line of the NE1/4 of the SW1/4 of said Section 11 for 360.80 feet; thence S 0°38'14" W for 2592.12 feet; thence S 89°11'08" W for 193.75 feet; thence N 72°21'50" W for 80.34 feet; thence N 13°24'59" W for 73.71 feet; thence N 0°11'21" E for 250.40 feet; thence N 0°22'02" W for 309.39 feet; thence N 10°54'46" W for 87.19 feet; thence N 62°01'41" W for 41.13 feet to the point of beginning. This parcel contains 20 acres more or less.

[Faint, mostly illegible text, likely a list of names or references]

VM
K. [illegible] James G. [illegible]
11-2-2081

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