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BOOK 140 PAGE 266

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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

This Document Prepared By: Security Abstract & Title Co. Inc. 114 N. 1st Ave., Winterset, Iowa 50273 Telephone: 515-462-1891

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Gilbert H. Dawes and Inez Eland Dawes, 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" 14-75-27

and locally known as: 2443 Quail Ridge 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 WHEREOF, the GRANTORS have executed this instrument this 23 day of March 1998.

Gilbert H. Dawes
Gilbert H. Dawes

Inez Eland Dawes
Inez Eland Dawes

Gilbert H. Dawes and Inez Eland Dawes
M5-2,342

STATE OF IOWA, MADISON COUNTY, ss:
On this 23 day of March, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me Gilbert H. Dawes and Inez Eland Dawes 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.

Diane M. Daniels
Notary Public
DIANE M. DANIELS
MY COMMISSION EXPIRES
4-5-99

M5-2342

Exhibit "A"

A tract of land described as follows, to-wit: Beginning at the Southeast corner of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Fourteen (14), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence along the diagonal line of said Southwest Quarter (1/4) of the Northeast Quarter (1/4), North 45° 10' 39" West 453.28 feet, thence North 75° 52' 59" East 331.53 feet to the East line of said Southwest Quarter (1/4) of the Northeast Quarter (1/4), thence South along said East line 400.39 feet to the Point of Beginning, containing 1.47 acres, more or less, including public road right-of-way.

AND

A parcel of land, in the Southwest Quarter of the Northeast Quarter and in the Northwest Quarter of the Southeast Quarter, all in Section 14, Township 75 North, Range 27 West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Beginning at the Southeast Corner of the SW 1/4 of the NE 1/4 of Section 14, T75N, R27W of the 5th P.M., Madison County, Iowa; thence along the East line of the NW 1/4 of the SE 1/4 of said Section 14, South 00° 00' 00", 568.24 feet to the centerline of a Creek; thence along said Creek centerline, North 47° 30' 15" West, 149.84 feet; thence North 26° 44' 41" West, 118.27 feet; thence North 42° 59' 52" West, 66.81 feet; thence North 04° 49' 43" West 78.35 feet; thence North 27° 51' 46" West, 188.85 feet, thence North 54° 44' 57" West, 65.78 feet; thence North 43° 53' 29" West, 109.05 feet; thence departing said Creek centerline, North 22° 31' 00" East, 292.71; thence South 45° 10' 13" East, 453.12 feet to the point of beginning. Said parcel of land contains 4.214 acres including 0.118 acres of County Road Right of Way.

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Dawes, Gilbert H.
M 5-2342