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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

THIS DOCUMENT PREPARED BY
Richard B. Clogg, Attorney at Law
106 E. Salem Ave., P.O. Box 215
Indianola, Iowa 50125
Telephone 515-961-2574

EASEMENT

KNOW ALL MEN BY THESE PRESENTS

Ronald E. Brott and April S. Brott,

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

Commencing at the Northwest Corner of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section 13, Township 76 North, Range 28 West of the 5th P M, and being the point of beginning Thence S 00°00' 760 0 feet along the West line of said Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4), thence S 89°51' E 392 0 feet, thence N 03°43' E 545 9 feet, thence N 52°22' W 354 6 feet to the North line of Section 13, Township 76 North, Range 28 West of the 5th P M, thence S 89°53' W 146 6 feet along the Section line to the point of beginning Said parcel contains 6 5455 acres including 0 4649 acres of public road right of way and is situated in the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section 13, Township 76 North, Range 28 West of the 5th P M, Madison County, Iowa

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 and shall be parallel to and abutting the northerly public road Right-of-way line The easterly end of the 32 foot side easement is located 80 feet northerly of the northerly edge of the present drive (field entrance

It is agreed that, during the period of initial construction, the GRANTEE and its contractor(s) shall keep damage to trees and/or removal of trees to a minimum 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 and trees of GRANTORS, if any damage there be, will be kept to a minimum

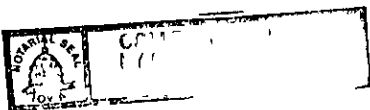
The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the GRANTEE, its successors and assigns

IN WITNESS WHERE OF, the GRANTORS, have executed this instrument this 11th day of April, 1998.

Ronald E. Brott April S. Brott
Ronald E. Brott April S. Brott

STATE OF IOWA, ss

On this 11th day of April, 1998, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Ronald E. Brott, April S. Brott 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



Colleen O. Pagano 7-27-98
Notary Public

