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R.M.F. \$ 1.00
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FILED NO. 4217
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MICHELLE UTSLEN
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

19

KNOW ALL MEN BY THESE PRESENTS:

Jerry M. Perkins

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:

A tract of land in the Southwest Quarter of the Northeast Quarter of Section 3, Township North, Range 27 West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows:

Commencing at the Southeast Corner of the SW1/4 of the NE1/4 of Section 3, T75N, R27W of the 5th P.M., Madison County, Iowa; Thence North 00° 00' 00" 481.70 feet along the east line of said SW1/4 of the NE1/4 to the point of beginning. Thence continuing North 00° 00' 00" 415.50 feet; thence North 83° 57' 09" West 470.90 feet; thence South 06° 08' 09" West 467.79 feet; thence South 90° 00' 00" East 518.28 feet to the point of beginning. Said tract contains 5.00 Acres including 0.34 Acres of County Road Right of Way.

and locally known as: 225th St

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, ^{crop} 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 9th day of April, 1998.


Jerry M. Perkins

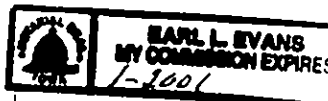
M5-2,174

STATE OF IOWA, MADISON COUNTY, ss:

On this 9th day of April, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me Jerry M. Perkins

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.


Notary Public



VM