

FILED NO. 4704
BOOK 140 PAGE 85
98 MAY 21 PM 3:27
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC \$ 5⁰⁰
AUD \$ _____
R.M.F. \$ 1⁰⁰

COMPUTER ✓
RECORDED ✓
COMPARED ✓

Prepared
by: John E. Casper, 223 East Court, Winterset, IA 50273-0067 (515) 462-4912

EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS:

Delbert A. Jones, hereinafter referred to as GRANTOR, 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 GRANTOR situated in Madison County, Iowa, being more specifically described as follows:

PARCEL 1

The South Thirty-two feet (32') of the North Sixty-five feet (65') of the North Half (1/2) of the Northeast Quarter (1/4) of Section Twenty (20), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa

PARCEL 2

The West Thirty-two feet (32') of the East Sixty-five feet (65') of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty-one (21), Township Seventy-five (75) North, Range Twenty-seven (27) 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, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

It is agreed that the GRANTEE shall be responsible for restoration of the surface of the earth disturbed by the exercise of its easement rights and for the repair or replacement of any subsurface damage such as to tile lines, wells or springs. In addition, the GRANTEE shall pay for damages such as to fences or crops caused by the exercise of its easement rights. The GRANTEE, its successors and assigns, hereby promise to maintain such water pipeline and any necessary appurtenances in good repair so that damage to the real estate of GRANTOR, 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 binding upon and for the benefit of the parties, their successors and assigns.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument this 30th day of March, 1998.

Delbert A. Jones
Delbert A. Jones



STATE OF IOWA, MADISON COUNTY, SS:
On this 30th day of March, 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me DELBERT A. JONES, known to be the identical person named in the within and foregoing instrument, and acknowledged that he executed the same by his voluntary act and deed.

John Casper
Notary Public

VM

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