

REC \$ 5<sup>00</sup>  
AUD \$ 1<sup>00</sup>  
R.M.F. \$ 1<sup>00</sup>

COMPUTER ✓  
RECORDED ✓  
COMPARED ✓

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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 515-162-1007

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Linda L. Rickabaugh and James C. Rickabaugh, 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:

Parcel "A" located in the Southeast Quarter of the Southeast Quarter of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows:

Beginning at the Southeast corner of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence along the East line of the Southeast Quarter (1/4) of said Section Twenty (20), North 00°08'46" West 1309.08 feet to the Northeast corner of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Twenty (20); thence, along the North line of said Southeast Quarter (1/4) of the Southeast Quarter (1/4), North 89°57'00" West 462.70 feet to the centerline tangent of a county road; thence, along said tangent, South 00°45'00" West 15.94 feet; thence, continuing along said centerline tangent, South 13°45'00" East 641.00 feet; thence South 29°45'00" East 222.00 feet; thence South 02°15'00" West 337.00 feet; thence South 56°54'00" East 258.99 feet to the Point of Beginning. Said Parcel "A" contains 8.817 acres, including 1.096 acres of county road right of way.

and locally known as: Nature Ore  
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 28 day of Feb., 1998.

Linda L. Rickabaugh  
Linda L. Rickabaugh

James C. Rickabaugh  
James C. Rickabaugh

M5-2033

STATE OF IOWA, MADISON COUNTY ss|

On this 28 day of Feb., 1998, before me the undersigned, a notary public in and for the State of Iowa appeared to me Linda L. Rickabaugh and James C. Rickabaugh 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  
MY COMMISSION EXPIRES  
2-2-01

James R. Halterman  
Notary Public

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