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Preparer Information: Jerrold B. Oliver P.O. Box 230 Winterset (515)462-3700
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

C.O. Beverlin and Carol Ann Cobbs, as Trustees of the Trust created under the Trust Agreement dated June 9, 1992,

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:

The South Thirty-two (32) feet of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-four (34), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa,

and locally known as: 2525 Peru Rd.

The Easement shall be 32 feet in width, the centerline of which shall be the water pipeline and the necessary appurtenances thereto.

Grantor, during initial construction and after construction is completed, during any repair of such waterline and appurtenances, shall:

1. Pay crop damages to Grantees.
2. Repair any fences and tile lines damaged by Grantee, or any persons performing such work for Grantee.
3. Restore the grade of the land to the same grade that existed prior to the construction, repair or maintenance of such pipeline and appurtenances.

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 8 day of April, 1998.

C.O. Beverlin
C.O. Beverlin, Trustee

Carol Ann Cobbs
Carol Ann Cobbs, Trustee

STATE OF IOWA, MADISON COUNTY, ss:

On this 8 day of April, 1998, before me, the undersigned, a Notary Public in and for the said State, personally appeared, C.O. Beverlin and Carol Ann Cobbs to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that the persons, as the fiduciaries, executed the instrument as the voluntary act and deed of the persons and of the fiduciaries.

Jerrold B. Oliver
Notary Public in and for the State of Iowa

