

EASEMENT

COMPUTER
RECORDED
COMPARED

KNOW ALL MEN BY THESE PRESENTS:

Norman Dean Townsend and Alice Janet Townsend
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:

REC \$ 5.00
AUD \$ _____
R.M.F. \$ 1.00

A TRACT OF LAND COMMENCING 173 FEET WEST OF THE NORTHWEST CORNER OF BLOCK THREE (3) OF CLANTON'S ADDITION OF 1888 TO THE TOWN OF ST. CHARLES, MADISON COUNTY, IOWA, THENCE WEST 200 FEET MORE OR LESS TO THE WEST LINE OF THE NORTHEAST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION TWENTY-THREE (23) IN TOWNSHIP SEVENTY-FIVE (75) NORTH, RANGE TWENTY-SIX (26) WEST OF THE 5TH P. M., THENCE SOUTH 137 FEET, THENCE EAST TO A POINT DUE SOUTH OF THE POINT OF BEGINNING, THENCE NORTH 137 FEET TO THE POINT OF BEGINNING.

STATE OF IOWA, ss. 2130 Filed for Record this 27 day of February, 1995 at 10:21 AM
MADISON COUNTY, Book 60 Page 95 Recording Fee \$ 6.00 Michelle Utaler, Recorder, By Shirley H. Henry Deputy

and locally known as: 2434 275th Ave.-Mad. Co. 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 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 provisions of this easement will 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 10 day of Feb, 1995

Norman Dean Townsend
Norman Dean Townsend

Alice Janet Townsend
Alice Janet Townsend

STATE OF IOWA, Madison COUNTY, ss:

On this 10 day of Feb, 1995, before me the undersigned a notary public in and for the State of Iowa appeared Norman Dean Townsend & Alice Janet Townsend to me 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.

Twila J. Salsbury
Notary Public

