

COMPUTER

FILED NO. 889

BOOK 130 PAGE 475

92 OCT -9 AM 9:29

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Fee \$15.00

EASEMENT FOR PUBLIC HIGHWAY

Know All Men By These Presents: That Jackie Banks and Mary Ann Banks, husband and wife, of Madison County, State of Iowa, in consideration of the sum of Thirty-five Thousand One Hundred Nineteen and no/100----(\$35,119.00)----DOLLARS and other valuable considerations in hand paid by Iowa Department of Transportation, do hereby grant an easement unto the STATE OF IOWA, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit:

A parcel of land located in the NE 1/4 NW 1/4 of Sec. 32, T76N, R27W of the 5th P.M., Madison County, Iowa, as shown on Acquisition Plat Exhibit "A" attached hereto and by reference made a part hereof.

THE EASEMENT RIGHT, FOR HIGHWAY PURPOSES, GRANTED IS TO LAND DESCRIBED AS FOLLOWS:

Commencing at the N 1/4 Corner of said Sec. 32; thence S88°46'05"W, 75.63 ft. along the north line of the NW 1/4 of said Sec. 32; thence S1°13'55"E, 50.00 ft. to a point on the present southerly right of way line of Primary Road No. IA. 92, the Point of Beginning; thence S88°46'05"W, 107.81 ft. along said present southerly right of way line; thence S2°06'59"E, 19.87 ft.; thence easterly 127.41 ft. along a 352,158.15 foot radius curve, concave southerly and having a chord bearing N88°47'08"E, 127.41 ft. to a point on the present southerly right of way line of Primary Road No. IA. 92; thence N46°13'55"W, 28.16 ft. along said present southerly right of way line to the Point of Beginning; containing 0.05 acre.

This easement is given in fulfillment of a certain real estate contract dated August 20, 1992, and recorded in the Madison County Recorder's Office on August 27, 1992, in Book 130, Page 288.

The additional amount of \$12,931.00, as agreed to by contract, has been paid as severance damages to the remaining property and is not subject to real estate transfer tax.

This easement and transfer is exempt from transfer tax. Iowa Code Sec. 428A.2(17).

And the grantors do hereby covenant with said grantees, that said grantors are lawfully seized of said premises; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever; and said grantors covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever, and each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as feminine or masculine gender, according to the context.

Madison County Project No. FN-92-4(15)--21-61
Jackie and Mary Ann Banks (Parcel 14)

Signed this 28th day of September, A.D. 19 92 (SIGN IN INK)

Jackie Banks
Jackie Banks

Mary Ann Banks
Mary Ann Banks

STATE OF Iowa, COUNTY OF Madison, ss:

On this 28th day of September, A.D. 19 92, before me, the undersigned, a Notary Public in and for said state, personally appeared Jackie and Mary Ann Banks to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that (he) (she) (they) executed the same as (his) (her) (their) voluntary act and deed.



(SEAL)

Duane Gordon (Sign in Ink)
Duane Gordon (Print/Type Name)
Notary Public in and for the State of Iowa

RECORDING INFORMATION: This easement is being acquired for public purposes by the Iowa Department of Transportation, Office of Right of Way, 800 Lincoln Way, Ames, IA 50010; therefore a Declaration of Value is not required. Iowa Code Sec. 428A.1.

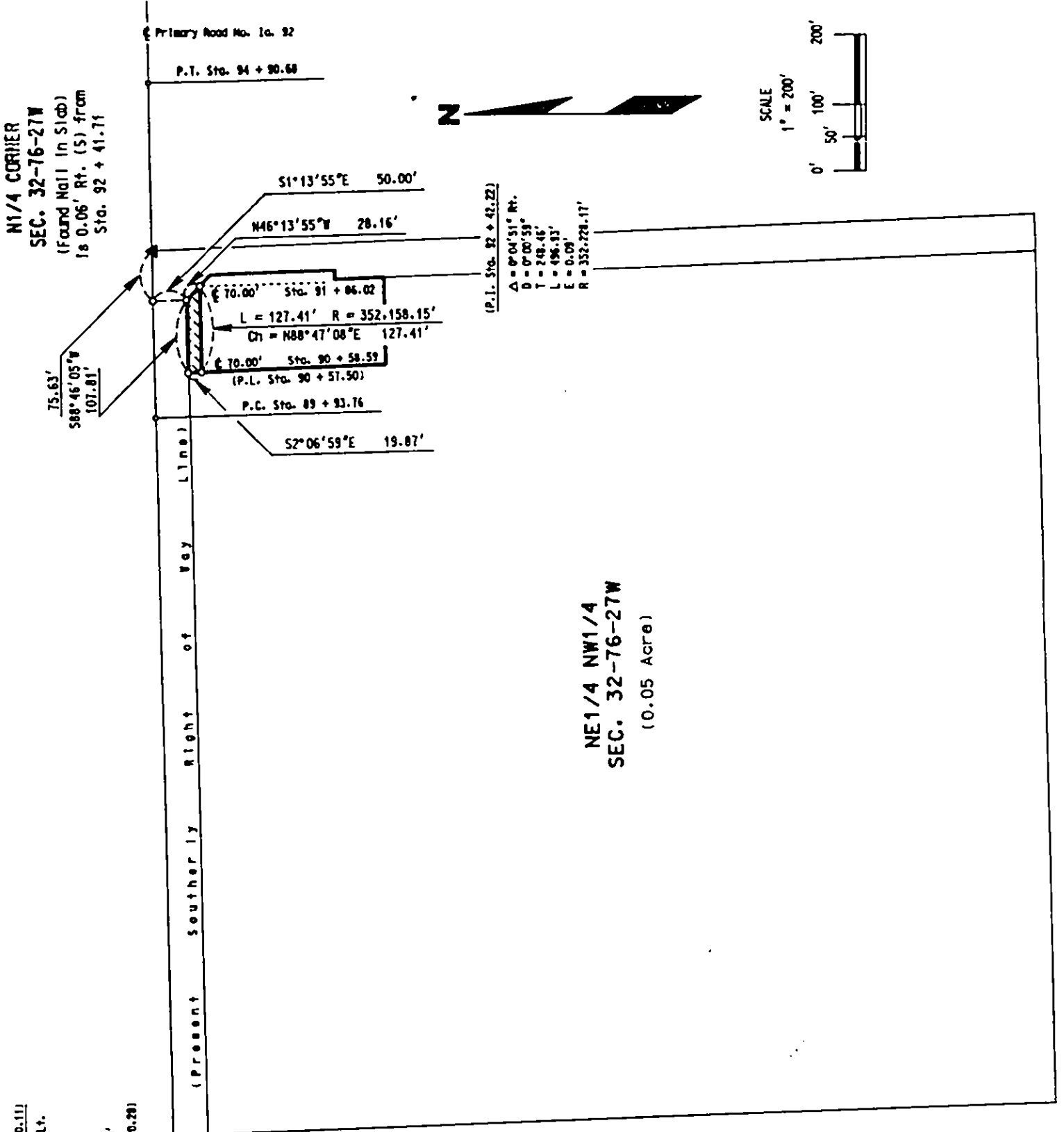
Madison County Project No. FN-92-4(15)--21-61
Jackie and Mary Ann Banks (Parcel 14)



IOWA DEPARTMENT OF TRANSPORTATION

ACQUISITION PLAT
EXHIBIT 'A'

COUNTY MADISON STATE CONTROL NO. 61-0800
 PROJECT NO. FN-92-4(15)--21-61 PARCEL NO. 14
 SECTION 32 TOWNSHIP 76 N RANGE 27 W
 ROW-FEE _____ AC. EASE 0.05 AC. EXCESS - FEE _____ AC
 ACQUIRED FROM _____



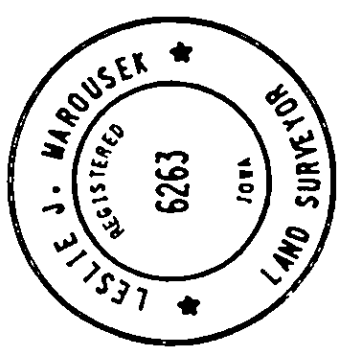
(P.L. Sta. 66 + 30.11)
 $\Delta = 0^\circ 21' 51''$ Lt.
 $D = 0^\circ 04' 50''$
 $T = 309.83'$
 $L = 619.66'$
 $E = 0.68'$
 $R = 71,125.80'$
 (P.C. Sta. 63 + 20.28)

(P.L. Sta. 68 + 39.94)
 NW CORNER
 SEC. 32-76-27W
 (Found Nail in S(ub)
 = P.L. Sta. 66 + 30.11

Primary Road No. 1a, 92

(Present Southernly Right of Way Line)

NE 1/4 NW 1/4
 SEC. 32-76-27W
 (0.05 Acre)



I hereby certify that this plat is a true and accurate representation of the land herein described, made by me or under my direct supervision, and that I am a duly registered Land Surveyor under the laws of the State of Iowa.
Leslie J. Marousek
 Leslie J. Marousek, Reg. No. 6263 Date 2-19-92