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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

M-0157

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Robert F. Bell 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:

Commencing at the SW corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 13, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, thence North along the Section line 153 feet, thence East 250 feet, thence North 48 feet, thence East to a point on the East line of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, 156 feet North of the SE corner of said NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, thence South along the East line of the said NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ to the SE corner thereof, thence West along the South line of said NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ to the point of beginning.

and locally known as: 1573 R-35
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 24 day of May, 1994.

Robert F. Bell
Robert F. Bell

STATE OF IOWA, Madison COUNTY, ss:

On this 24 day of May, 1994, before me the undersigned, a notary public in and for the State of Iowa appeared Robert F. Bell 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.

Ronald D. Long
Notary Public
RONALD D. LONG
MY COMMISSION EXPIRES
12-27-96

M-0157