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M-0150

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Steven R. Lull and Evelyn Kay Lull, husband and wife, 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 a point where the present dredged channel of Clanton Creek crosses the East line of the NE $\frac{1}{4}$ of Section 12, being 707 feet more or less South of the NE corner of said Section 12, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, thence South on the East line of said Section to the SE corner of said NE $\frac{1}{4}$ of said Section, thence West on the Quarter Section line 62 rods, thence North 18 rods, thence East parallel to the Quarter Section line 18 rods, thence N25°12'E 29 7/8 rods to a point 36 4/11 rods South of the North line of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ and 31 1/5 rods West of the East line thereof, thence West parallel to the South line of the NE $\frac{1}{4}$ 23 4/5 rods, thence North 455 feet more or less to the above mentioned channel of Clanton Creek, thence following said channel in a Northeasterly direction to the point of beginning.

and locally known as: 24th & 8th Xavier
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 15 day of Nov, 1997.

Steven R. Lull
Steven R. Lull

Evelyn Kay Lull
Evelyn Kay Lull

STATE OF IOWA, Madison COUNTY, ss:

On this 15 day of Nov, 1997, before me the undersigned, a notary public in and for the State of Iowa appeared Steven R. Lull and Evelyn Kay Lull 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



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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

M-0150