

COMPUTER ✓
RECORDED ✓
COMPARED ✓

REC \$ 10.00
AUD \$ _____
R.M.F. \$ 1.00

FILED NO. 1592
BOOK 133 PAGE 667
94 DEC 14 PM 3: 31

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

REED BROTHERS, INC., an Iowa Corporation, hereinafter referred to as GRANTOR, in consideration of One Dollar and Other Valuable Consideration, hereby grants and conveys 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:

SEE ATTACHED EXHIBIT A

and locally known as: G-68 Hwy
together with the right of ingress and egress over the adjacent lands of the GRANTORS, its 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 GRANTOR, 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 GRANTOR has executed this instrument this 22nd day of November 1994.

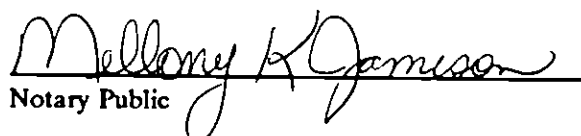
REED BROTHERS, INC.


By: Fred Reed, Jr., President


By: Dorris Reed, Secretary

STATE OF IOWA, COUNTY OF WARREN: ss

On this 22nd day of November, 1994, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared **Fred Reed, Jr.** and **Dorris Reed**, to me personally known, who being by me duly sworn, did say that they are the **President** and **Secretary** respectively of the corporation executing the within and foregoing instrument, that no seal has been procured by the corporation; that said instrument was signed on behalf of the corporation by authority of its Board of Directors; and that **Fred Reed, Jr.** and **Dorris Reed**, as officers acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by them voluntarily executed.


Notary Public

"EXHIBIT A"

All that part of the East 26 acres of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ which lies North of the public highway running across said 40 acre tract of Section 12, Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa AND The East 25 acres of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12 and Commencing at a point 220 feet East of the NW corner of Section 12, all in Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa, thence East on the Section line 242 feet, thence South to the center line of the present public highway, thence West along the center line of said highway to Clanton Creek, being a point 180 feet West of the East line of Section 11, thence following the meanderings of said Clanton Creek to the point of beginning.

EXCEPT

Parcel "A" located in the SW $\frac{1}{4}$ of Section 1 and in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa, described as follows: Beginning at the SE corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 1, thence along the South line of said Section 1, N89°45'16"E 64.94 feet; thence N02°04'03"E 107.89 feet; thence N27°43'40"E 162.68 feet; thence N34°21'37"E 132.35 feet; thence N15°21'56"E 223.35 feet to the centerline of Clanton Creek; thence along said centerline, N79°30'58"W 57.45 feet; thence N35°19'59"W 104.40 feet; thence N62°30'27"W 98.28 feet; thence N14°15'41"E 164.68 feet; thence N29°27'28"W 82.39 feet; thence N53°17'18"W 44.49 feet; thence N86°28'30"W 80.93 feet; thence S68°54'51"W 105.56 feet; thence S22°47'38"W 118.69 feet; thence S36°46'52"W 192.88 feet; thence S07°30'14"W 182.29 feet; thence S72°52'19"W 88.43 feet to the Junction of Clanton Creek and a small creek running Southerly; thence, along said small creek, South 09°15'16"E 81.36 feet; thence S05°59'53"E 284.36 feet; thence S24°01'03"W 36.66 feet; thence, departing said small creek, S01°07'24"E 77.03 feet; thence S02°11'43"E 331.05 feet; thence S06°10'57"E 327.38 feet to a point in the centerline curve of county road #G-68; thence Southeasterly 452.93 feet along said curve, concave Southwestly, having a radius of 636.63 feet, a central angle of 40°45'50" and a chord bearing South 46°43'44"E 443.45 feet to the East line of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, thence along said East line, N00°36'09"E 961.93 feet to the point of beginning.

Rock Blotwell, Inc.