

M-0322

EASEMENT

COMPUTER
RECORDED
COMPARED

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

KNOW ALL MEN BY THESE PRESENTS:

Phil R. Armstrong and Jane T. Armstrong, 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 ~~Warren~~ Madison County, Iowa, being more specifically described as follows:

FILED NO. 601

SEE ATTACHED LEGAL DESCRIPTION

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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

and locally known as:
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 22 day of August, 1994.

Phil R. Armstrong
Phil R. Armstrong
Jane T. Armstrong
Jane T. Armstrong

STATE OF IOWA, WARREN COUNTY, ss:

On this 22 day of August, 1994, before me the undersigned, a notary public in and for the State of Iowa appeared Phil R. Armstrong and Jane T. Armstrong to me known to be the identical persons named in an 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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Commencing at a point 26 1/2 rods West of the center of Section 12, Township 75 North, Range 26, running thence East along the East-West center line of said Section to the center of creek traversing the South Half of the Northeast Quarter of said Section 12, in a Southeasterly to Northwesterly direction, thence in a Northwesterly direction along the center line of said creek to its intersection with the center line of Clanton Creek, thence in a Westerly direction along North-South center line of Clanton Creek to a point 26 1/2 rods West of the North-South center line of said Section 12, thence South to the point of beginning, all situated in Section 12, Township 75 North, Range 26, West of the 5th P.M., Madison County, Iowa, and comprising 33 acres, more or less

AND

All that part of the SE 1/4 of the NW 1/4 of Section 12, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, lying South of Clanton Creek EXCEPT the East 26 1/2 Rods thereof, containing 12.75 acres more or less

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A115410119, Phil R.