

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

Helen Bacon

, 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:

The south 840 feet of the NE Fractional $\frac{1}{4}$ of the SE Fractional $\frac{1}{4}$ in Section 12,
Township 76 North, Range 26 West of the 5th P.M. Madison County, Iowa

See attachment

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89 NOV 15 AM 8:05

Fee \$10.00

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

and locally known as: 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 4
day of Nov., 1989.

Helen P. Bacon

Helen Bacon

STATE OF IOWA, Madison County, ss:

On this 4th day of November, 1989, before me the
undersigned, a notary public in and for the State of Iowa appeared
Helen P. Bacon 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.

3-23-92

Mary Beth Willis
Notary Public

MADISON COUNTY
HELEN BACON

The South 840 feet of the Northeast Fractional Quarter (NE Fr. 1/4) of the Southeast Fractional Quarter (SE Fr. 1/4) in Section Twelve (12), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M..

This Easement is limited to a strip of land 32 feet in width, parallel and adjacent to R/35, the centerline of which shall be 16 feet West of Grantor's east property line.

Also, as a condition of this Easement, the Warren Water District shall reserve the capacity to serve the above-described real estate.

The then owner^{or owners} of said parcel^{or parcels} shall have the right to hook up to the water system at any later date for the current subscriber fee of Three Hundred Dollars (\$300.00) plus cost of materials and installation.

James A. Lane
Sys MGR
WARREN WATER DIST.
Helen P. Bacon