

98-0467  
224-4673  
S.A.

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:  
Calvin E. Johnson DVM

\_\_\_\_\_ 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  $\frac{1}{2}$  of the NW  $\frac{1}{4}$  and the South  $\frac{1}{2}$  of the NE  $\frac{1}{4}$  and the NE  $\frac{1}{4}$  of the  
SW  $\frac{1}{4}$  and the North  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of Section 24 in Township 77 North, Range  
26 West of the 5th P.M., Madison County, Iowa.

Parallel and adjacent to 10th Ave.-Warren County/Madison Cnty Line.

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and locally known as: 10th Ave.  
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. Fee \$5.00

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 31<sup>st</sup>  
day of Aug. 1989.

Calvin E. Johnson  
Calvin E. Johnson DVM

STATE OF IOWA, Madison COUNTY, ss:

On this 31 day of August, 1989, before me the  
undersigned, a notary public in and for the State of Iowa appeared  
Calvin E. Johnson 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.

Dale E. Wise  
Notary Public

