

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

SHELF, Inc.

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:

See Attached : Exhibit A & B

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MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

Fee \$15.00

and locally known as: Hwy 92
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 _____ day of _____, 19__.

Shelf, Inc.
Shelf, Inc.

Harry Schurman

STATE OF IOWA, Madison COUNTY, ss:

On this 4 day of August, 1989, before me the undersigned, a notary public in and for the State of Iowa appeared Harry Schurman 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



EXHIBIT "A"

Commencing at the SW corner of Section 25, Township 76 North, Range 26 West of the 5th P.M., thence N 0° 59' 13" E Nine-hundred seventy-three and four hundredths feet (973.04') to a point (said point being intersection of the West line of Section 25 and the North line of Iowa Highway 92), thence N 51° 52' 21" E eight-hundred fifty-one and fourteen hundredths feet (851.14') to the Point of Beginning, said Point being on the Northerly R-O-W of Highway #92, thence N 56° 12' 02" W three-hundred five and ninety-one hundredths feet (305.91'), thence N 51° 52' 21" E one-hundred forty-one and fifty-two hundredths feet (141.52'), thence N 0° 15' 02" W nine-hundred thirty and forty-three hundredths feet (930.43'), thence N 0° 18' 12" E one-thousand three-hundred twelve and ninety-seven hundredths feet (1312.97') to the North line of SW $\frac{1}{4}$ NW $\frac{1}{4}$, thence N 83° 11' 00" E seven-hundred forty-eight and fifty-seven hundredths feet (748.57') to the East line of SW $\frac{1}{4}$ NW $\frac{1}{4}$, thence S 0° 17' 18" E one-thousand three-hundred seventeen and seventy-four hundredths feet (1317.74') to South line of SW $\frac{1}{4}$ NW $\frac{1}{4}$, thence S 83° 32' 53" W one-hundred eleven and sixty hundredths feet (111.60'), thence N 3° 47' 10" W fifty feet (50.00'), thence S 85° 51' 33" W four-hundred twenty-one feet (421.00'), thence S 3° 47' 10" E one-thousand one-hundred sixty-four and fifty hundredths feet (1164.50') to North line of Iowa Highway 92, thence S 51° 52' 21" W one-hundred eighty-seven feet (187.00') to the Point of Beginning. (Said parcel contains 28.8 acres more or less, AND Ten (10) acres more or less commencing at the Southwest corner of the Southeast Quarter (SE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), Section 25, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, thence West 111.60 feet to the point of beginning; thence North 2° 29' East 50.0 feet; thence North 87° 31' West 421.0 feet; thence South 2° 29' West 1164.50 feet; thence Northeasterly along the North right-of-way line of Highway 92 approximately 493 feet, thence North 2° 29' East 857.50 feet to the point of beginning, all in Madison County, Iowa.

Exhibit B

A tract of land in the SW $\frac{1}{4}$ of Section 25, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, that is more particularly described as follows: Commencing as a point of reference at the center of said Section 25, thence S 83° 32' 53" W (assumed for the purpose of this description only) along the North line of said SW $\frac{1}{4}$ 871.30 feet to the point of beginning (POB); thence S 06° 27' 07" E, 671.03 feet to a point on the Northerly Right-of-way line of Iowa Highway No. 92; thence S 65° 06' 36" W along said Northerly Right-of-way line, 204.05 feet to a point of curvature; thence Southwesterly along said Northerly Right-of-way line and along a curve to the left having a radius of 2925.00 feet, an arc distance of 367.14 feet to the point of tangency; thence N 03° 47' 10" W, 874.24 feet to a point on the North line of the SW $\frac{1}{4}$ of said Section 25; thence N 83° 32' 53" E along said North line of the SW $\frac{1}{4}$, 493.29 feet to the point of beginning, and containing 8.96 acres, more or less,

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