ocument 2012 3544

Book 2012 Page 3544 Type 06 001 Pages 3 Date 11/26/2012 Time 11:22 AM

Rec Amt \$17.00

INDX L ANNO **SCAN**

CHEK

LISA SMITH, COUNTY RECORDER

MADISON COUNTY 10WA

Prepared by and return to: Bob Young 515-252-6747

MIDAMERICAN ENERGY ATTN: RIGHT-OF-WAY SERVICES PO BOX 657 DES MOINES, IA 50306-0657

MIDAMERICAN ENERGY COMPANY UNDERGROUND ELECTRIC EASEMENT

Folder No. 365-12 Work Reg. No. DR2322534 Project No. 21145

State of Iowa County of Madison Section 13 Township

76 North

West of the 5th P.M. Range

For and in consideration of the sum of One and no/100---Dollar (\$1.00), and other valuable consideration, in hand paid by MIDAMERICAN ENERGY COMPANY, an lowa corporation, receipt of which is hereby acknowledged, the undersigned owner(s) Matthew S. Lehman and Casev L. Lehman. husband and wife, (Grantor), its successors and assigns, does hereby grant to MIDAMERICAN ENERGY COMPANY (Grantee), its successors and assigns, a perpetual, non-exclusive easement to construct, reconstruct, operate, maintain, replace or remove underground conduits, wires and cables for the transmission and distribution of electric energy and for communication and electrical controls, including other reasonably necessary equipment incident thereto (collectively "facilities") under and on the surface of the ground, through and across certain property described below, together with the right of ingress and egress to and from the same, and all the rights and privileges incident and necessary to the enjoyment of this easement ("easement area").

DESCRIPTION OF PROPERTY CONTAINING EASEMENT AREA:

Lot 19 in TIMBER RIDGE ESTATES PHASE II, an Official Plat, now included in and forming a part of Madison County, Iowa.

EASEMENT AREA:

A 10--foot underground electric line easement on each parcel as generally depicted on Exhibit "A", attached hereto and made a part hereof.

Additionally, Grantee shall have the right to remove from the easement area described above, 2. any obstructions, including but not limited to, trees, plants, undergrowth, buildings, fences and structures that interfere with the proper operation and maintenance of said facilities and equipment.

- 3. Grantor agrees that it will not construct or place any permanent or temporary buildings, structures, fences, trees, plants, or other objects on the easement area described above, or make any changes in ground elevation without written permission from Grantee indicating that said construction or ground elevation changes will not result in inadequate or excessive ground cover, or otherwise interfere with the Grantee's rights to operate and maintain its facilities.
- 4. In consideration of such grant, Grantee agrees that it will repair or pay for any damage which may be caused to crops, fences, or other property, real or personal of the Grantor by the construction, reconstruction, maintenance, operation, replacement or removal of the facilities, (except for damage to property placed subsequent to the granting of this easement), that Grantee determines interferes with the operation and maintenance of the facilities and associated equipment. The cutting, recutting, trimming and removal of trees, branches, saplings, brush or other vegetation on or adjacent to the easement area is expected and not considered damage to the Grantor.
- Additionally, when Grantor provides or installs duct/conduit for said facilities, this grant shall cover and include all facilities installed as a part of the easement area.

Dated this	19	day of	November, 2012	2
Dateu tilis	1 1	uay ui	100000111000.4036	Λ

ACKNOWLEDGMENT

STATE OF

COUNTY OF Dallas

June 12, 2015

This instrument was acknowledged before me on November

2012, by

Matthew S. Lehman and Casey L. Lehman, husband and wife

Exhibit "A"



