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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

## TERRACE MAINTENANCE EASEMENT

### Recorder's Cover Sheet

**Preparer Information:** (name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067  
(515) 462-4912

515

**Taxpayer Information:** (name and complete address)

Randall W. Bruett and Zachary R. Bruett, 2023 N. 8<sup>th</sup> Avenue, Winterset, IA 50273

**Return Document To:** (name and complete address)

John E. Casper, 223 East Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067

**Grantors:**

Dennis F. Crase  
Cindy L. Crase

**Grantees:**

Randall W. Bruett  
Zachary R. Bruett

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** N/A

TERRACE MAINTENANCE EASEMENT

The Grantors, their successors and assigns, hereby grant to the Grantees, their successors and assigns a nonexclusive perpetual right and easement over, along, under and across the real estate legally described as:

**The South One Hundred Fifty feet (150') of the Northeast Quarter (NE¼) of the Northwest Quarter (NW¼) of Section Twelve (12), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa,**

for the purpose of inspecting, operating, maintaining, repairing, replacing, and reconstructing the existing conservation terrace located upon and near the above described premises. The Grantees, their successors and assigns, are given the right to trim, cut and clear away any trees, limbs and brush located on the above described conservation terrace area or overhanging the same and the right to remove from the above described conservation terrace area any obstruction, brush, or structures of any kind which in their judgment will interfere with the use and operation of the conservation terrace as a conservation structure and the exercise of the rights herein granted.

The Grantors, their successors and assigns, covenant that no act will be permitted within the easement area which is inconsistent with the rights hereby granted; that no buildings or structures will be erected upon the conservation terrace area; and, that the present grade or ground level of the conservation terrace will not be changed by excavation or filling without the express, written consent of the Grantees, their successors and assigns


This Agreement as to the Terrace Maintenance Easement shall run with the land and bind and inure to the benefit of the heirs, successors and assigns of the parties.

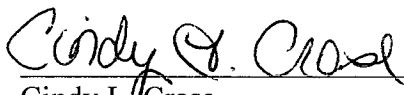
Dated at Winterset, Iowa on this 6 day of March, 2013.


Grantors:

  
\_\_\_\_\_  
Dennis F. Crase

Grantees:

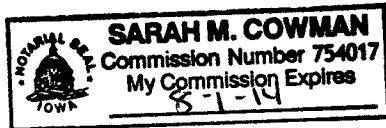
  
\_\_\_\_\_  
Randall W. Bruett

  
\_\_\_\_\_  
Cindy L. Crase

  
\_\_\_\_\_  
Zachary R. Bruett

STATE OF IOWA            )  
  ) SS  
COUNTY OF MADISON    )

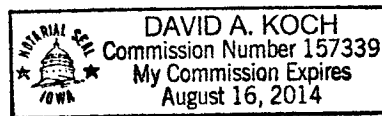
This instrument was acknowledged before me on March 6, 2013 by Dennis F. Crase and Cindy L. Crase.



Sarah M. Cowman  
Notary Public in and for the State of Iowa

STATE OF IOWA            )  
  ) SS  
COUNTY OF MADISON    )

This instrument was acknowledged before me on March 7, 2013 by Randall W. Bruett and Zachary R. Bruett.



David Koch  
Notary Public in and for the State of Iowa