EASEMENT FOR PUBLIC HIGHWAY Iowa Highway Commission Form No. 477

KNOW ALL MEN BY THESE PRESENTS

That Charles W. Coen & Hilda I. Coen

of Madison County, State of Iowa in consideration of the sum of ($371.62) Three hundred seventy one and 62/100---------- DOLLARS in hand paid by Madison County, Iowa, do hereby sell and convey unto the said Madison County, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit: Commencing as a point of reference at the Southwest Corner of Sec. 17, Township 76 North, Range 26 West of the Fifth Principal Meridian, Crawford Township, Madison County, Iowa; thence due North 1,320.00 feet along the West line of the South Half of the Southwest Quarter of said Sec. 17 (this is an assumed bearing for purposes of this description); thence North 84°44'00" East 2,633.23 feet along the North line of the said South Half of the Southwest Quarter and centerline of County Road to a point of intersection with the West line of the North half of the Southeast Quarter of said Sec. 17 and point of beginning; thence due North 119.00 feet along the said West line of the North half of the Southeast quarter of Sec. 17 to a point; thence South 88°58'43" East 766.23 feet to a point of intersection with the North right-of-way line of said County Road; thence South 5°23'00" East 33.00 feet to a point of intersection with South line of the North Half of the Southeast Quarter of said Sec. 17 and the centerline of said County Road; thence South 84°37'00" West 772.61 feet along said South line of the North Half of the Southeast Quarter of Sec. 17 and the centerline of said County Road to the point of beginning, and containing 0.75 acres more or less exclusive of the present established right-of-way.

FILED NO 68
BOOK 112 PAGE 423
1978 JUL 10 PM 12:30
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

and we hereby covenant with the said Madison County that we are seized of fee lawfully seized of said premises; that they are free from incumbrance

that we have good and lawful authority to sell and convey the same, and we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said Hilda I. Coen hereby relinquishes her right of dower in and to the premises hereinbefore conveyed.

Signed this 7 day of July, A. D. 19 78.

WILMA PHILLIPS Iowa NOTARIAL SEAL

Charles W. Coen

Hilda I. Coen

STATE OF IOWA, Madison County, ss.

On this 7 day of July A. D. 19 78, before me Wilma Phillips a Notary Public in and for said County, personally appeared Charles W. Coen & Hilda I. Coen to me known to be the person s named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Wilma Phillips
Notary Public in and for said County.