

The North 46 rods of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 25, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, except Parcel "A" thereof more particularly described as follows:

Beginning at the Northwest Corner of the Northeast Quarter of the Southwest Quarter of Section 25, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, thence South 89°43'38" East 629.80 feet to the northwest corner of Parcel "A" thereof; thence South 00°06'47" West 294.73 feet along the West line of said Parcel "A"; thence North 89°40'24" East 696.46 feet along the South line of said Parcel "A" to the East line of said Northeast Quarter of the Southwest Quarter; thence South 00°02'47" West 483.700 feet along said East line; thence North 89°43'37" West 1324.20 feet to the West line of said Northeast Quarter of the Southwest Quarter; thence North 00°03'15" West 759.00 feet to the Point of Beginning containing 18.53 acres. Said parcel to be divided into 3 Lots. Lot 1 contains 10.95 acres; Lot 2 contains 3.68 acres and is subject to a 25.00 foot access and public utility easement for Lot 1, and Lot 3 contains 3.90 acres and is subject to a 33.00 foot wide County Road easement and a 25.00 foot access and public utility easement for Lot 1 and Lot 2.

EASEMENT LEGAL DESCRIPTION:

A permanent easement for ingress/egress and public utilities across the South 25.00 feet of Lots 2 and 3 of Chapins Acres a subdivision in the Northeast Quarter of the Southwest Quarter of Section 25, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa.