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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared by: Jerrold B. Oliver, POB 230, Winterset, IA 50273 515/462-3731
Return to: Jerrold B. Oliver, POB 230, Winterset, IA 50273 515/462-3731

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EASEMENT

Patricia A. Montross, Trustee of the Patricia A. Montross Revocable Trust, hereinafter called "Grantor", for valuable consideration, does hereby grant to the owner, hereinafter called "Grantee", of the following described real estate:

Amended Parcel "W", described as being the East 20.35 feet of Lot 4 in Block 18, Original Town of Winterset, Madison County, Iowa; and Lot 3, EXCEPT Parcel "V" in Lot 3 all in Block 18, Original Town of Winterset, Madison County, Iowa,

an easement over and across:

10.0 foot wide Easement being described as the North 10.0 feet of Parcel "V" in Lot 3 of Block 18, Original Town of Winterset, Madison County, Iowa,

for purposes of ingress and egress for the purpose of repairs and maintenance for the buildings located on said amended Parcel "W" and the storage of four 96 gallon garbage receptacles, or their equivalent. The easement for placement of garbage receptacles shall be limited to the west 6 feet of the easement area.

The Grantor warrants and covenants to Grantee that it is the owner of the real estate upon which said easement area is situated, that it has full right and authority to validly grant this

easement, and the Grantee may quietly enjoy their estate in the premises.

This easement shall run with the land and bind and inure to the benefit of the heirs, successors and assigns of the parties.

Dated this 2 day of Feb, 2016.

PATRICIA A. MONTROSS REVOCABLE TRUST

By Patricia A. Montross
Patricia A. Montross, Trustee

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this 2 day of Feb, 2016, by Patricia A. Montross as Trustee of the Patricia A. Montross Revocable Trust.

Jerrold B. Oliver
Notary Public in and for said State

JERROLD B. OLIVER
217 West Washington
Winterset, IA 50273

