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Book 2017 Page 712 Type 06 001 Pages 2

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INDX
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

EASEMENT AGREEMENT

STATE OF IOWA :
: ss
MADISON COUNTY :

This Agreement, made and entered into by and between Margaret E. Noble and Town Family Trust.

WHEREAS, Noble is the owner of Lot 1 of Lazy "S" Ranch, a subdivision located in Section 23, Township 75 North, Range 27 West of the 5th P.M. of Madison County, Iowa.

WHEREAS, Town Family Trust is purchasing Lot 2 of Lazy "S" Ranch, a subdivision located in Section 23, Township 75 North, Range 27 West of the 5th P.M. of Madison County, Iowa.

WHEREAS, the parties desire to enter into this Agreement to provide for a joint driveway easement between the said parcels of real estate.

NOW THEREFORE, it is agreed as follows:

1. Each party shall have a nonexclusive easement 40 feet in width for driveway purposes, and for purposes of ingress and egress, running from Hiatt Apple Trail, on the East side of the above described real estate, and thence along the boundary line between Lots 1 and 2 to the West line of said lots.
2. Each of the parties shall be responsible for one-half of the repair and maintenance

of said easement area, and for any improvements as may be mutually agreed by the parties.

3. The parties covenant that no act will be permitted within the easement areas that is inconsistent with rights hereby granted, and no building or structures will be erected upon said easement area and the present grade or ground level, therefore, will not be changed by excavation or filing.
4. Town Family Trust shall have the right to use the electric service box, now located on Lot 1, jointly with the owner of Lot 1.
5. The Easement shall run with land by binding and inure to the benefit to the heirs, successors and assigns of the parties.

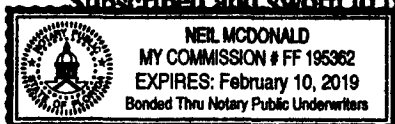
Margaret Noble
Margaret Noble

TOWN FAMILY TRUST

By Todd Town Trustee
Todd Town, Trustee

STATE OF FLORIDA, COUNTY OF MANATEE, ss:

Subscribed and sworn to before me by Margaret Noble on this 28 day of February, 2017.



Neil McDonald
Notary Public in and for the State of ~~Iowa~~ FLORIDA

STATE OF IOWA, COUNTY OF madison, ss:

Subscribed and sworn to before me by Todd Town, as Trustee of the Town Family Trust
on this 2 day of ~~February~~ March, 2017.

Jerrold B. Oliver
Notary Public in and for the State of Iowa

