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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ Prepared By: Todd R. Hagan, P.E., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Telephone: (515) 462-1136

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT JEFF E SR & CINDY S HAYES

of MADISON County, State of IOWA in consideration of the sum of

Three Thousand Five Hundred One and 50/100----- DOLLARS-----(\$ 3,501.50)

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:

PARCEL 1

That part of the Southeast Quarter of the Northeast Quarter of Section 33, Township 76 North, Range 26 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the southeast corner of the Southeast Quarter of the Northeast Quarter of said Section 33;
thence North 00 degrees 00 minutes 34 seconds East 846.57 feet;
thence South 85 degrees 05 minutes 34 seconds West 953.32 feet to the point of beginning and the present right of way line of a Madison County Highway;
thence North 48 degrees 58 minutes 20 seconds West 33.00 feet to the present and proposed centerline of a Madison County Highway;
thence North 48 degrees 58 minutes 20 seconds West 33.00 feet to the present right of way line of a Madison County Highway;
thence North 18 degrees 34 minutes 21 seconds East 57.60 feet;
thence North 39 degrees 04 minutes 04 seconds East 97.22 feet;
thence North 40 degrees 19 minutes 51 seconds East 93.63 feet;
thence North 47 degrees 55 minutes 41 seconds East 51.56 feet to the present right of way line of a Madison County Highway;
thence North 85 degrees 05 minutes 34 seconds East 42.59 feet to the present and proposed centerline of a Madison County Highway;
thence North 85 degrees 05 minutes 34 seconds East 42.59 feet to the present right of way line of a Madison County Highway;
thence North 85 degrees 05 minutes 34 seconds East 60.68 feet;
thence South 40 degrees 17 minutes 31 seconds West 248.56 feet;
thence South 39 degrees 09 minutes 50 seconds West 100.94 feet;
thence South 63 degrees 23 minutes 08 seconds West 57.56 feet to the present right of way line of a Madison County Highway and the point of beginning.

Said tract contains 0.84 acres including the present highway and is subject to encumbrances of record.

and we hereby covenant with the said MADISON COUNTY that we are lawfully seized of said premises; that they are free from encumbrance(s) _____, 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 _____, hereby relinquishes her right of dower in and to the premises hereinbefore conveyed.

Signed this 5th day of May, A. D. 2017.

Jeff E. Hayes SR
Name: JEFF E. HAYES, SR.

AND

Cindy S. Hayes
Name: CINDY S. HAYES

STATE OF IOWA, MADISON COUNTY, ss.

On this 5th day of May, 2017, before me, the undersigned a Notary Public in and for said County and State personally appeared JEFF E SR & CINDY S HAYES, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.



Mimi Habbab
Name: Mimi Habbab
Notary Public in and for said County