



Document 2018 2347

Book 2018 Page 2347 Type 06 001 Pages 2
Date 7/23/2018 Time 10:18:28AM
Rec Amt \$.00

INDX
ANNO
SCAN
CHEK

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 JIMMIE LEE EASLEY a/k/a JIMMIE L. EASLEY and DEBRA EASLEY, his wife

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

Six Thousand Four Hundred and Fifty Two and 64/100----- DOLLARS-----(\$ 6,452.64)

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 2

That part of the Northwest Quarter of the Southwest Quarter of Section 4, Township 77 North, Range 29 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Beginning at the southwest corner of the Northwest Quarter of the Southwest Quarter of said Section 4;
thence on an assumed bearing of South 89 degrees 24 minutes 04 seconds East 33.00 feet to the present right of way line of a Madison County Highway;
thence North 08 degrees 59 minutes 00 seconds East 150.88 feet;
thence North 17 degrees 17 minutes 54 seconds East 104.40 feet;
thence North 00 degrees 35 minutes 56 seconds East 150.00 feet;
thence North 07 degrees 55 minutes 54 seconds West 101.12 feet;
thence North 00 degrees 35 minutes 56 seconds East 200.00 feet;
thence North 03 degrees 58 minutes 30 seconds West 125.40 feet;
thence North 03 degrees 12 minutes 54 seconds West 75.17 feet;
thence North 00 degrees 35 minutes 56 seconds East 200.00 feet;
thence North 11 degrees 48 minutes 30 seconds West 102.39 feet to the present right of way line of a Madison County Highway;
thence North 89 degrees 24 minutes 04 seconds West 33.00 feet to the westerly line of the Northwest Quarter of the Southwest Quarter of said Section 4;
thence South 00 degrees 35 minutes 56 seconds West along said westerly line 1199.26 feet to the southwest corner of the Northwest Quarter of the Southwest Quarter of said Section 4 and the point of beginning.

Said tract contains 1.74 acres including the present highway and is subject to encumbrances of record.

EASEMENT FOR PUBLIC HIGHWAY

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 his/her/their of dower in and to the premises hereinbefore conveyed.

Signed this 25 day of June, A. D. 2018.

Jimmie L. Easley
Name: JIMMIE LEE EASLEY a/k/a JIMMIE L. EASLEY

AND

Debra H. Easley
Name: DEBRA EASLEY

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 25th day of JUNE, 2018, before me, the undersigned a Notary Public in and for said County and State personally appeared JIMMIE LEE EASLEY a/k/a JIMMIE L. EASLEY and DEBRA EASLEY, his wife, 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.

Kerry B. Staples
Notary Public in and for said County and State of Iowa

