

26<sup>ac</sup>

STATE OF IOWA  
COUNTY OF WOODBURY  
CITY-SIOUX CITY  
SECTION THIRTY-ONE (31)  
TOWNSHIP 89N  
RANGE 46W  
PARCEL NO. N/A  
PROJECT NUMBER: 01402-0011355  
DRAFT NO. 1

Doc. No. **20584**  
WOODBURY COUNTY, IOWA  
Filed for Record

JUN 19 2000

Time 2:05 PM Fee \$ 26 Pd  
P. TUCKER, Clerk & Recorder  
By E. Thompson

Prepared by and

Return to:

ENV David A. Lane SC3  
MidAmerican Energy Company  
Right-of-Way Services P.O. Box 778 Sioux City, IA 51102 (712) 277-7574 Email: dalane@midamerican.com



**MidAmerican Energy**

**Company**

**Electric Underground Easement**

The undersigned owner (s), **JAMES C. JOHNSON AND LARRY BOOK AS CO-TRUSTEES OF THE FRED AND MARTHA GRANDCHILD TRUST DATED DECEMBER 30, 1992**, in consideration of \$1.00, hereby grant (s) to MidAmerican Energy Company, an Iowa corporation, its successors and assigns, a perpetual right-of-way easement, for the purpose of constructing, reconstructing, operating, maintaining and removing underground wires and cables for the transmission and distribution of electric energy and for communication and electrical controls, including the necessary appurtenances under and on the surface of the ground, together with the right of ingress and egress and the right to clear and keep clear from the property within the easement any buildings, plantings or other obstructions as may be necessary for the purposes for which this easement is granted, in, under, across and along the real estate located in **Woodbury County, Iowa** described as follows:

**A strip of land 10.00 feet wide located in the Southwest Quarter of the Southwest Quarter (SW ¼, SW ¼) of Section 31 Township 89 North, Range 46 West of the 5<sup>th</sup> Principal Meridian, Sioux City, Woodbury County, Iowa, with said part being also part of Tax Lots 6 and 9, the center line of said strip is further described as follows:**

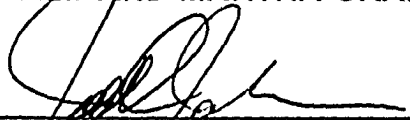
**Commencing at the Southwest Corner of the Southwest Quarter of the Southwest Quarter ( SW ¼, SW ¼) of Section 31, Township 89 North, Range 46 West; thence North 00 ° 14' 30" West along the West line of the Southwest Quarter of Section 31 a distance of 136.01 feet to a point on the Northerly Right-of-Way line of Primary Highway IA. No. 12 ( Gordon Drive ); Thence South 88 ° 41' 58" East along said Northerly Right-of-Way line of Primary Highway IA. No. 12 (Gordon Drive) a distance of 363.03 feet; thence North 00 ° 04' 08" West a distance of 610.96 Feet to the Point of Beginning; Thence South 89 ° 50' 16" East a distance of 5.78 feet; thence North 39 ° 16' 58" East a distance of 76.93 feet; thence North 66 ° 45' 05" East a distance of 101.08 feet; thence North 83 ° 16' 07" East a distance of 98.57 feet; thence North 88 ° 03' 33"**

East a distance of 69.26 feet; thence South 00 ° 12' 31" East a distance of 132.00 feet to the point of termination.

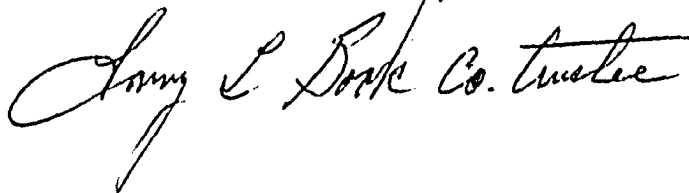
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE.

Signed, sealed and delivered this 9th day of June, 2000.

FRED AND MARTHA GRANDCHILD TRUST DATED DECEMBER 30, 1992



JAMES C. JOHNSON,  
CO-TRUSTEE

 Co. trustee

STATE OF Iowa,

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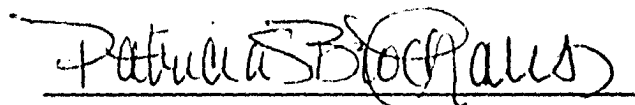
SS

COUNTY OF Woodbury,

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On this 9th day of June, 2000, before me, the undersigned, a Notary Public in and for the said State, Personally appeared JAMES C. JOHNSON, co-trustee of the Fred and Martha Grandchild Trust dated December 30, 1992 to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

(Notarial Seal)



Notary Public in and for said State



My Commission expires

Signed, sealed and delivered this 14th day of June, 2000.

**FRED AND MARTHA GRANDCHILD TRUST DATED DECEMBER 30, 1992**

Larry L Book - trustee

**LARRY BOOK,  
CO-TRUSTEE**

STATE OF Iowa.

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SS

COUNTY OF Woodbury.

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On this 14th day of June, 20 00, before me, the undersigned, a Notary Public in and for the said State, Personally appeared LARRY BOOK, co-trustee of the Fred and Martha Grandchild Trust dated December 30, 1992 to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

(Notarial Seal)

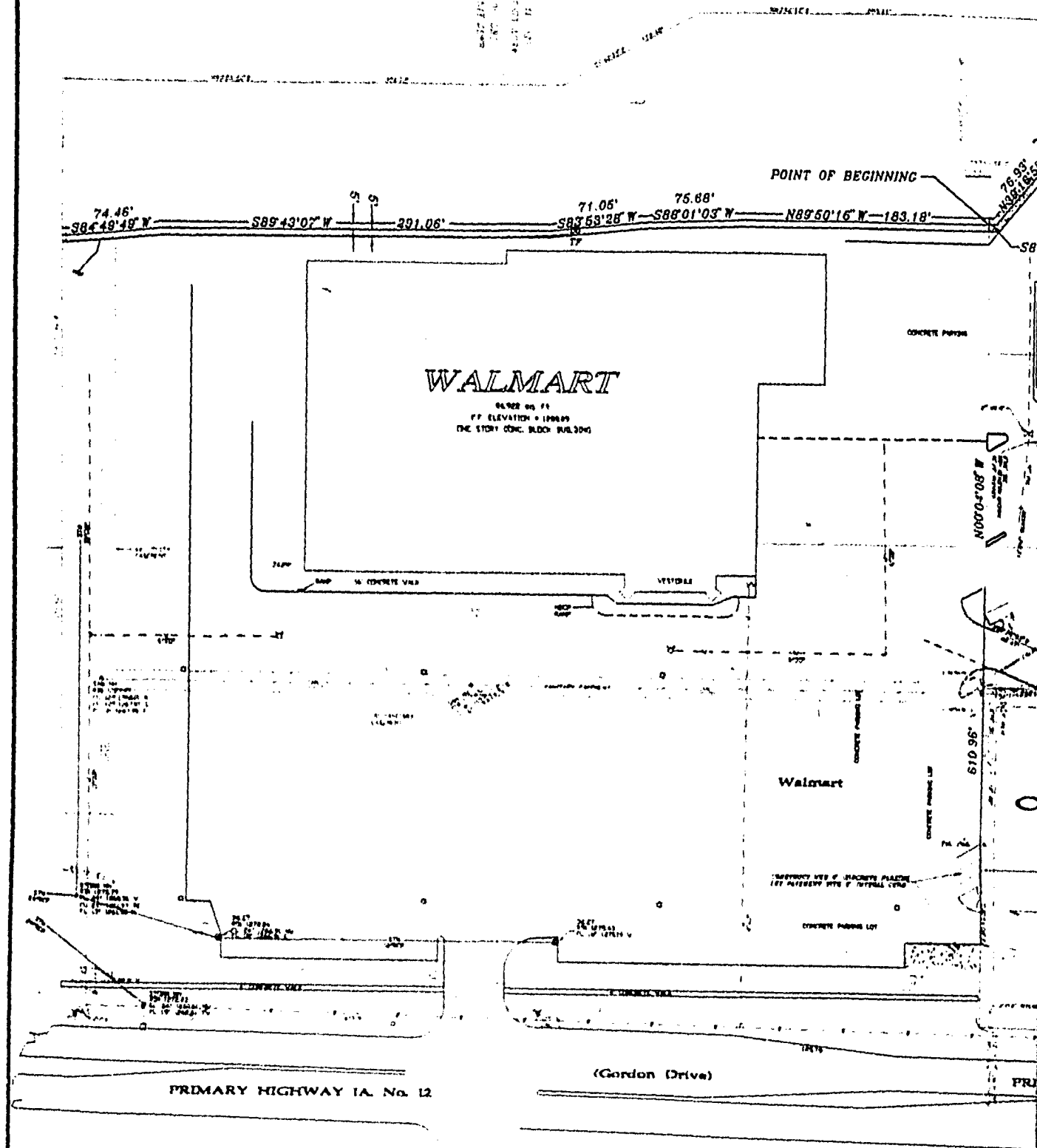
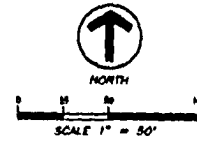
Patricia S. Brockhaus

Notary Public in and for said State



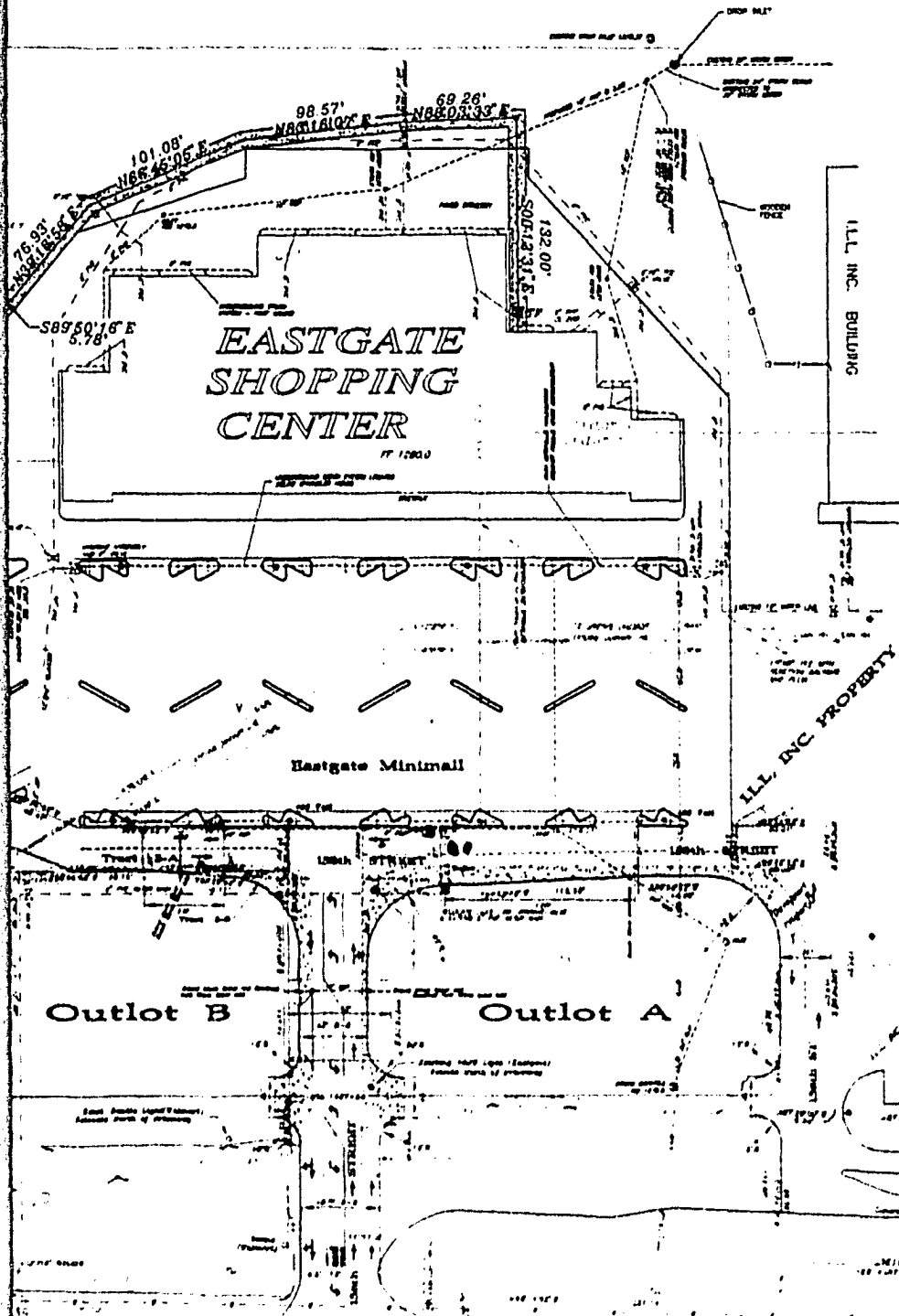
**UNDERGROUND ELECTRIC EASEMENT  
FRED AND MARTHA GRANDCHILD TRUST DATED DECEMBER 30, 1992  
TO  
MIDAMERICAN ENERGY COMPANY**

Roll 462 Image 585  
**EXHIBIT "A"**



ROLL 462 IMAGE 586

**PLAT OF EASEMENTS**  
**WALMART AND EASTGATE SHOPPING CENTER**  
**SECTION 31, T89N, R46W and SECTION 36, T890N, R47W**  
**SIOUX CITY, WOODBURY COUNTY, IOWA**



**WALMART**  
**EASEMENT DESCRIPTION**

A strip of land 10 feet wide located in the Southwest Quarter of the Southwest Quarter of Section 31, Township 89 North, Range 46 West and located in the Southeast Quarter of the Southeast Quarter of Section 36, Township 89 North, Range 47 West of the 5th Principal Meridian, all located in Sioux City, Woodbury County, Iowa, the center line of said strip described as follows:

Commencing at the Southwest Corner of the Southwest Quarter of the Southwest Quarter of Section 31, Township 89 North, Range 46 West; Thence North 00°14'30" West along the West line of the Southwest Quarter of Section 31 a distance of 138.01 feet to a point on the Northern Right-of-Way line of Primary Highway 1A, No. 12 (Gordon Drive); Thence South 88°41'58" East along said Northern Right-of-Way line of Primary Highway 1A, No. 12 (Gordon Drive) a distance of 363.03 feet; Thence North 00°04'08" West a distance of 810.98 feet to the POINT OF BEGINNING; Thence North 89°30'18" West a distance of 183.18 feet; Thence South 88°01'00" West a distance of 75.68 feet; Thence South 83°53'28" West a distance of 71.05 feet; Thence South 88°43'07" West a distance of 291.06 feet; Thence South 36°18'49" West a distance of 74.46 feet to a point of termination on the West line of Walmart Property as described on Roll 229 Image 1859 of the Records of the Woodbury County, Iowa, Recorder's Office.

**EASTGATE SHOPPING CENTER**  
**EASEMENT DESCRIPTION**

A strip of land 10 feet wide located in the Southwest Quarter of the Southwest Quarter of Section 31, Township 89 North, Range 46 West of the 5th Principal Meridian, in Sioux City, Woodbury County, Iowa, with said part being also part of Tax Lots 6 and 8, the center line of said strip described as follows:

Commencing at the Southwest Corner of the Southwest Quarter of the Southwest Quarter of Section 31, Township 89 North, Range 46 West; Thence North 00°14'30" West along the West line of the Southwest Quarter of Section 31 a distance of 138.01 feet to a point on the Northern Right-of-Way line of Primary Highway 1A, No. 12 (Gordon Drive); Thence South 88°41'58" East along said Northern Right-of-Way line of Primary Highway 1A, No. 12 (Gordon Drive) a distance of 363.03 feet; Thence North 00°04'08" West a distance of 810.98 feet to the POINT OF BEGINNING; Thence South 89°30'18" East a distance of 3.78 feet; Thence North 39°18'58" East a distance of 76.93 feet; Thence North 88°43'05" East a distance of 101.08 feet; Thence North 83°18'07" East a distance of 98.37 feet; Thence North 88°03'33" East a distance of 69.28 feet; Thence South 00°12'31" East a distance of 132.00 feet to a point of termination.

**LEGEND**

- 10 FEET WALMART EASEMENT
- 10 FEET EASTGATE SHOPPING CENTER EASEMENT
- TYP
- EASEMENTS
- SURVEY
- LOT
- HIGHWAY
- PAVEMENT

PLAT OF EASEMENTS - WALMART AND EASTGATE SHOPPING CENTER