

#3993 Recording fee \$10.00

Filed for record June 26, 1991 at 3:40 o'clock p.m.
Connie Pence, Recorder

by Sharon Gray deputy

LAWN EASEMENT FOR PURPOSES OF ACCESS AND USE

KNOW ALL PERSONS BY THESE PRESENTS:

That James K. Jensen and Nona May Jensen, husband and wife, in consideration of the sum of One Dollar and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, do hereby give, grant and convey unto Michael J. Bohannon and Lisa Kay Bohannon a LAWN EASEMENT FOR PURPOSES OF ACCESS AND USE over and across the following-described real estate located in Washington County, Iowa, to-wit:

The South 14 feet of Lot 7, Block 31, in Win Smouse's Highland Park Addition to the City of Washington; Washington County, Iowa.

This LAWN EASEMENT FOR PURPOSES OF ACCESS AND USE is for the benefit of the following-described real estate, to-wit:

Lot 6, Block 31, in Win Smouse's Highland Park Addition to the City of Washington; Washington County, Iowa.

This LAWN EASEMENT is binding upon the Grantors and Grantees, their executors, administrators, successors in interest, heirs and assigns, and constitutes a perpetual easement running with the land.

It is understood and agreed that this LAWN EASEMENT precludes and prohibits the building or construction of any permanent building or structure on the land covered by this LAWN EASEMENT, except however, Grantees shall be permitted to build a yard fence along the north edge of the South 14 feet of said Lot 7, said fence to be installed and maintained solely at the expense of Grantees; and further, the above-noted prohibition shall not affect the presently established patio and will also permit the enlargement of the patio area to a total dimension of 20 feet north and south by 30 feet east and west, with the expense of the construction and maintenance of said patio area and its enlargement to be solely at the expense of the Grantees.

It is further understood that the care and maintenance of the lawn affected by this LAWN EASEMENT shall be the responsibility and at the expense of Grantees.

It is further understood and agreed that except as hereinabove noted, the real estate covered by this LAWN EASEMENT is to remain and continue and be maintained as a lawn area.

Dated this 10th day of June, 1991.

Michael J. Bohannon
Michael J. Bohannon

James K. Jensen
James K. Jensen

Lisa Kay Bohannon
Lisa Kay Bohannon
GRANTEES

Nona May Jensen
Nona May Jensen
GRANTORS

ACKNOWLEDGMENT

STATE OF IOWA, COUNTY OF WASHINGTON, ss:

On this 10th day of June, 1991, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared James K. Jensen and Nona May Jensen, husband and wife, and Michael J. Bohannon, husband of Lisa Kay Bohannon, to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged to me that they executed the same as their voluntary act and deed.

Paul U. Shearer
Notary Public in and for the
State of Iowa

Paul U. Shearer

STATE OF KANSAS, COUNTY OF CLOUD, ss:

On this 17 day of June, 1991, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Lisa Kay Bohannon, wife of Michael J. Bohannon, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged to me that she executed the same as her voluntary act and deed.

Theresa Roche
Notary Public in and for the
State of Kansas

Theresa Roche

