Doc No. A- 1456615
OFFICE OF COUNTY RECORDER
OLMSTED COUNTY, MINNESOTA

I hereby certify that this document was filed in this office for record on --August 29, 2018 9:57 AM
W. MARK KRUPSKI - Co. Recorder by deputy: KK
Well Certificate: _____ Abstract: _____ Fee: $46.00

PWSC
1188 50TH ST SE
ATT ; DALE PRESTEGARD
ROCHESTER, MN 55904

DOCUMENT TYPE: Easement

RE: Andreasen / County of Olmsted

RETURN TO: PWSC

Legal: pt SESE 2-104-14
44.02.44.047964

"COVER SHEET ADDED BY OLMSTED COUNTY PROPERTY RECORDS OFFICE FOR RECORDING PURPOSES."

N/C

KK
8-29-18
PWSC

Form No. 639A — Highway Easement. Poucher, Mpls.

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Gordon Andreasen and wife, Elsie I. Andreasen

Grantor s, of Olmsted County, Minnesota, for and in consideration of

Metes and Bounds Subdivision Split Dollars ($ ----------)

receipt of which is hereby acknowledged.

hereby convey _____ and warrant _____ to the County of Olmsted grantee, for highway purposes, together with the unrestricted right to improve the same, free and clear of all incumbrances, the following described real estate in the County of Olmsted in the State of Minnesota:

The South 50 feet of the following described tract:
The South 451.92 feet of the East 481.94 feet of the West 963.88 feet of the Southeast Quarter of the Southeast Quarter of Section 2, Township 104 North, Range 14 West, Olmsted County, Minnesota.
Containing 0.19 acre more or less in addition to the existing and presently used right of way of County Road No. 106.

And the said grantor s, for ~~himself~~ themselves, ~~his~~ their) heirs, executors and assigns, do ____ covenant never to cut, damage, destroy or remove any tree or shrub or other natural growth upon the hereinbefore described premises for the continuance of this easement, and does hereby grant and covey to the County of Olmsted all grasses, shrubs, trees and natural growth now existing on said lands or that may be hereafter planted or grown thereon.

And the said grantor s, for ~~himself~~ themselves, ~~his~~ their) heirs, executors and assigns do ____ hereby release the County of Olmsted its successors and assigns, from all claims for any and all damages resulting to the lands through and across which the parcel of land hereby conveyed is located by reason of the location, grading, construction, maintenance, and use of a public highway over and upon and the removal of materials from the premises hereby conveyed and from the uses incident thereto, and the County of Olmsted shall have the right to use and remove all earth and other materials lying within the parcel of land hereby conveyed and the right to construct and maintain, upon the lands adjoining the parcel hereby coveyed, such portable snow fences during such months as weather conditions make necessary.

And the said grantors, for ~~himself~~ themselves, ~~his~~ their) heirs, executors and assigns, do ____ further convenant never to construct, erect, or maintain or allow or suffer any other person to construct, erect or maintain any sign or bill board or other advertising device upon the lands adjoining the parcel hereby conveyed closer than one hundred (100) feet from the said premises unless a permit therefor in writing shall have first been obtained from the County of Olmsted

Dated this 16th day of April, 1991.

In Presence of:

X Gordon Andreasen

~~Witness~~

X Elsie I. Andreasen

~~Witness~~

STATE OF MINNESOTA

County of Olmsted

On this 16th day of April, 19 91, before me personally

Gordon Andreasen and Elsie I. Andreasen

appeared to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Donald D. Narveson

Donald D. Narveson
Notary Public-Minnesota
Olmsted County
My com. Exp. May 30, 1991

I hereby certify that the within easement will convey to the _____ for highway purposes a good title to the land therein described, free and clear of all incumbrances.

I further approve said easement as to form and execution.

_____, 19____

_____
County Attorney.

_____
Assistant Attorney General.

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

TO

STATE OF MINNESOTA
County of _____
Office of County Recorder.
I hereby certify that the within instrument was filed for record in this office on the _____ day of _____, 19____ at _____ o'clock _____ M., and that the same was duly recorded in Book _____ of _____ on page _____.

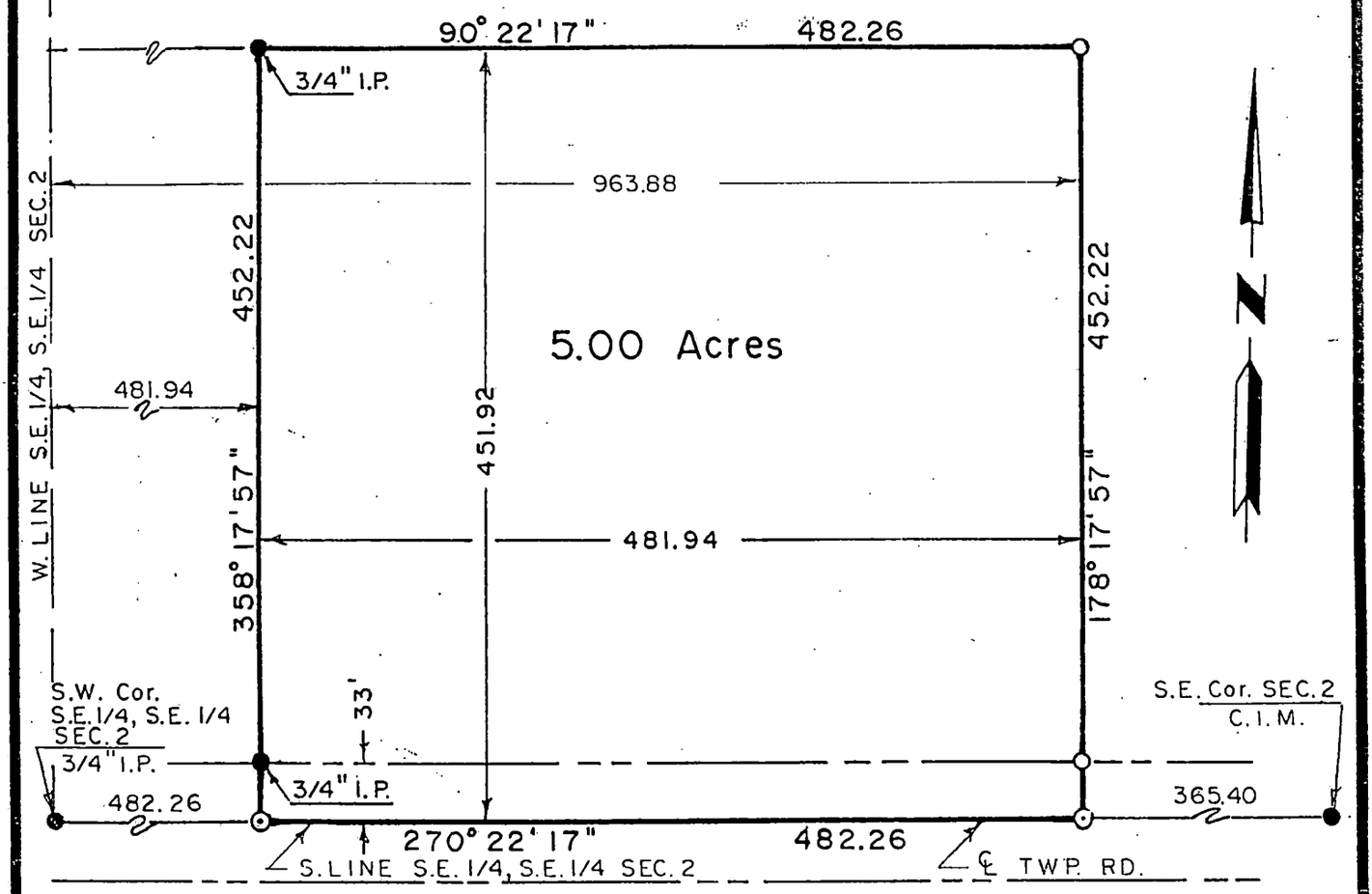
_____
County Recorder.

By _____ Deputy.

Poucher, Mpls.

CERTIFICATE OF SURVEY

S.E. 1/4, S.E. 1/4 SECTION 2
T. 104 N., R. 14 W.
OLMSTED COUNTY, MN



0 50 100 150 200
SCALE IN FEET

MONUMENTS

All monuments set have a plastic cap stamped (R.L.S. 20703)

- ○ 3/4" Iron Pipes
- ● Found Monuments (Pipe, Rod, Etc.)
- ⊙ No Monuments Found or Set

BEARINGS

Bearings are azimuths measured to the right from an assumed north.

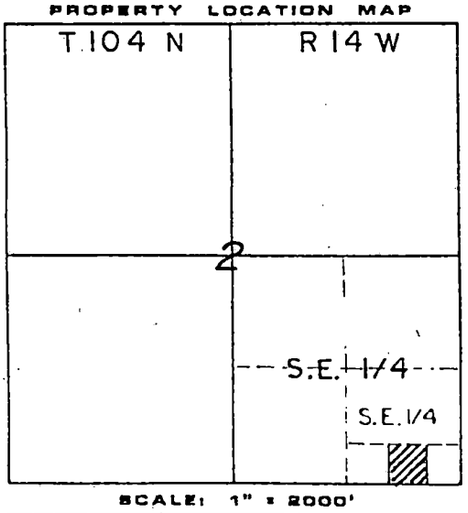
PROPERTY DESCRIPTION

The South 451.92 feet of the East 481.94 feet of the West 963.88 feet of the Southeast Quarter of the Southeast Quarter of Section 2, Township 104 North, Range 14 West, Olmsted County, Minnesota.

Said tract contains 5.00 acres more or less.

Said tract subject to 33 feet of Township Road Right-of-Way along the south line.

PROPERTY LOCATION MAP



SCALE: 1" = 2000'

PROJECT NUMBER 3124

DATE OF SURVEY APRIL 9, 1991

SURVEYED BY

SURVEYED FOR GORDON ANDREASEN

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Michael J. Lutz

4/9/91 — DATE

20703 — NUMBER

YAGGY COLBY ASSOCIATES

717 3RD AVE SOUTHEAST
ROCHESTER, MN 55904
507-288-8484

EAGAN, MINNESOTA
612-681-9040

MASON CITY, IOWA
515-424-6344