Prepared by.....

Checked by.....

HIGHWAY EASEMENT

Bert Berkins and wife, Goldie
140 Melbourne Avenue South East
Minneapolis, Minnesota

Grantors, of Olmsted County, *Minnesota, for and in consideration of*

.....*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:

~~himself~~ his

And the said grantors, for themselves, 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 convey 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 hereon.

~~himself~~ his

And the said grantors, for themselves, 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 conveyed, such portable snow fences during such months as weather conditions make necessary.

~~himself~~ his

And the said grantors, for themselves, their heirs, executors and assigns, do further covenant 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 31 *day of* July, *19* 41.

In presence of:

Witness Lawrence R Allison — Bert Berkins

Witness Frances Mack — Goldie Berkins

A strip of land lying over and across the West one-half ($W\frac{1}{2}$) of the Southeast quarter ($SE\frac{1}{4}$) of Section eleven (Sec. 11) Township one hundred six North-Range thirteen West (T106N-R13W) excepting all highways.

Said strip being all that part of the above described tract which lies within a distance of thirty-three (33.0) feet on each side of the following described centerline:

Commencing at a point on the South line of the West one-half ($W\frac{1}{2}$) of the Southeast quarter ($SE\frac{1}{4}$) of Section eleven (Sec. 11) Township one hundred six North-Range thirteen West (T106N-R13W) which point is thirteen and two-tenths (13.2) feet West of the Southeast corner thereof; thence deflect to the left on a transition curve whose coordinates are Xc one hundred forty-nine and eighty-seven hundredths (149.87) feet and Yc four and fifty-eight hundredths (4.58) feet for a distance of twenty (20) feet; thence deflect to the left on a seven (7) degree curve, central angle nineteen degrees no minutes (19°-00') for a distance of one hundred twenty-one and four-tenths (121.4) feet; thence deflect to the left on a transition curve whose coordinates are Xc one hundred forty-nine and eighty-seven hundredths (149.87) feet and Yc four and fifty-eight hundredths (4.58) feet for a distance of one hundred fifty (150.0) feet; thence North seventeen degrees thirty-two minutes West (N17°-32'W) on a tangent to said curve for a distance of one hundred fifty-seven and three-tenths (157.3) feet; thence deflect to the right on a transition curve whose coordinates are Xc one hundred forty-nine and eighty-seven hundredths (149.87) feet and Yc four and fifty-eight hundredths (4.58) feet for a distance of one hundred fifty (150.0) feet; thence deflect to the right on a seven (7) degree curve, central angle thirty-five degrees no minutes (35°-00') for a distance of three hundred fifty (350.0) feet; thence deflect to the right on a transition curve whose coordinates are Xc one hundred forty-nine and eighty-seven hundredths (149.87) feet and Yc four and fifty-eight hundredths (4.58) feet for a distance of one hundred fifty (150.0) feet; thence North seventeen degrees twenty-eight minutes East (N17°-28'E) on a tangent to said curve for a distance of sixteen and seven-tenths (16.7) feet; thence deflect to the left on a transition curve whose coordinates are Xc two hundred forty-nine and fifty-seven hundredths (249.57) feet and Yc ten and nine-tenths (10.9) feet for a distance of two hundred fifty (250.0) feet; thence deflect to the left on a six (6) degree curve, central angle thirty-five degrees forty-two minutes (35°-42') for a distance of three hundred forty-five (345.0) feet; thence deflect to the left on a transition curve whose coordinates are Xc two hundred forty-nine and fifty-seven hundredths (249.57) feet and Yc ten and nine-tenths (10.9) feet for a distance of two hundred fifty (250.0) feet; thence North eighteen degrees fourteen minutes West (N18°-14'W) on a tangent to said curve for a distance of four hundred twenty-five and nine-tenths (425.9) feet; thence deflect to the right on a transition curve whose coordinates are Xc one hundred forty-nine and eighty-seven hundredths (149.87) feet and Yc four and fifty-eight hundredths (4.58) feet for a distance of one hundred fifty (150.0) feet; thence deflect to the right on a seven (7) degree curve, central angle thirty-seven degrees no minutes (37°-00') for a distance of one hundred ninety-five and eight-tenths (195.8) feet to a point on the North line of the West one-half ($W\frac{1}{2}$) of the Southeast quarter ($SE\frac{1}{4}$) of Section eleven (Sec. 11) Township one hundred six North-Range thirteen West (T106N-R13W) which point is four hundred twenty-six (426.0) feet West of the Northeast corner thereof and there terminating.

Excluding therefrom right of way of existing highways.

Comprising three and one-tenth (3.1) acres more or less.

Together with the right to construct and maintain so long as County Aid Road R shall be maintained in its present location and of its present width, a backslope or embankment of approximately three to one (3 to 1) slope on both sides of the above described strip. The use however, by the County, of all land which lies more than thirty-three (33.0) feet from said centerline shall be restricted to and for the purpose herein described and the County further agrees to furnish whatever labor is required to move and reset fences made necessary by said work.

State of Minnesota, }ss.
County of Hennepin }

On this 31st *day of* July, *19* 41, *before me personally appeared*

Bert Berkins and Goldie Berkins his wife

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

Lawrence R Allison

LAWRENCE R. ALLISON,
Notary Public, Hennepin County, Minn.
Commission Expires Aug. 30, 1943

I hereby certify that the within easement will convey to the .....

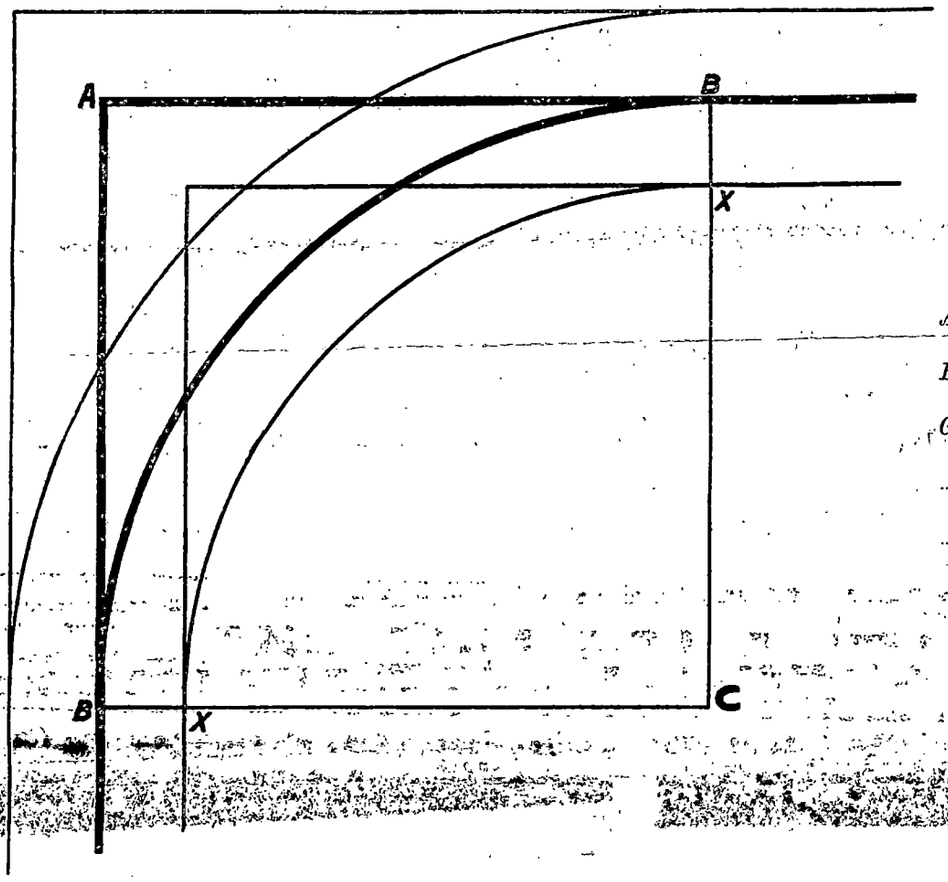
for highway purposes a good title to the land therein described, free and clear of all incumbrances.

I further approve said easement as to form and execution.

....., *19*.....

(County Attorney)

(Assistant Attorney General)



A-B = ... *Ft.*

B-C = ... *Ft.*

C-X = ... *Ft.*

..... *Degree Curve*

..... *Acres of land required*

148909

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

to

.....

.....

State of Minnesota, }ss.
County of Olmsted }

Office of Register of Deeds.

I hereby certify that the within instrument was filed for record in this office on the 15 *day of* Dec., *19*41, *at* 2½ *o'clock* P *M., and that the same was duly recorded in Book* 182 *of* Deeds *on pages* 127

M. F. Lilla
Register of Deeds.

.....
Deputy.

PROCURED
GRANTOR
GRANTEE
TRACED
PAID
ENG. D
REV. STAMP
MTG. TAX

W 1/2 SE 1/4 Sec 11
106 - 13