Document No. **A1575655**
OFFICE OF THE COUNTY RECORDER
OLMSTED COUNTY, MN
I hereby certify that this document was filed
in this office on 10-20-2022 at 1:15 PM
MARY BLAIR-HOEFT - DIR. PROPERTY RECORDS/LICENSING
Fee Amount: $46.00 Pages: 3

DOCUMENT TYPE: HIGHWAY EASEMENT

RE: BILLMAN

RETURN TO: PWSC

Legal:

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

pt SE-NE→ 16-105-12
52.16.14.050317

COVER SHEET

10/19/2022

DOCUMENT TYPE: HIGHWAY EASEMENT

NAME: OLMSTED COUNTY PUBLIC WORKS

RETURN TO: Alex Dicke

LEGAL DESCRIPTION:

CSAH 7

All that part of the following described tract:

A part of the East one-half of the Northeast Quarter of Section 16, Township 105 North, Range 12 West, Olmsted County, Minnesota described as follows:

(Full Legal – See Attached)

Cover sheet added by Public Works for Recording Purposes

No Chg

10-19-22
Plat SC

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Robert D. Billman and wife, Geraldine A. Billman

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

Metes & 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:

All that part of the following described tract:
A part of the East one-half of the Northeast Quarter of Section 16, Township 105 North, Range 12 West, Olmsted County, Minnesota described as follows: Beginning at the southeast corner of said Northeast Quarter; thence North 00 degrees 47 minutes 06 seconds West, assumed bearing, along the east line of said Northeast Quarter 384.00 feet; thence North 88 degrees 03 minutes 00 seconds West, 553.63 feet; thence South 00 degrees 47 minutes 06 seconds East, 403.71 feet to the south line of said Northeast Quarter; thence North 89 degrees 54 minutes 35 seconds East along said south line, 553.04 feet to the point of beginning;
that lies within a distance of fifty (50) feet on the west side of County State Aid Highway No. 7 as presently located.

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 grantor s, 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 1 day of December, 1992.

In Presence of:

x Robert D Billman

x Geraldine A. Billman

Witness _____

Witness _____

STATE OF MINNESOTA

County of Olmsted

On this 1st day of December, 1992, before me personally

Robert D. Billman and Geraldine A. Billman

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 COMMISSION EXPIRES 5-30-97

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.