Document No. **A1576211**
OFFICE OF THE COUNTY RECORDER
OLMSTED COUNTY, MN
I hereby certify that this document was filed
in this office on 10-28-2022 at 11:05 AM
MARY BLAIR-HOEFT - DIR. PROPERTY RECORDS/LICENSING
Fee Amount: $46.00 Pages: 4

HIGHWAY EASEMENT-ORMAN

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

Pt NE-NE > 4-104-15
Pt SE-NE
45.04. 13. 034599

COVER SHEET

10/27/2022

DOCUMENT TYPE: HIGHWAY EASEMENT

NAME: OLMSTED COUNTY PUBLIC WORKS

RETURN TO: Jeremy Douglas

LEGAL DESCRIPTION:

CSAH 3

All that part of the following described tract:

The East Half of the Northeast Quarter (E ½ NE 1/4) of Section (Sec 4) Township One Hundred Four North, Range Fifteen West (T104N – R15W);

(Full Legal – See Attached)

Cover sheet added by Public Works for Recording Purposes

No chg

PWSC
10-28-22
ms

PREPARED BY _____

CHECKED BY _____

HIGHWAY EASEMENT

Earl W. Orman and wife, Elaine

Grantor....., of County of Olmsted *, 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:

All that part of the following described tract:

The east half of the northeast quarter (E½NE¼) of Section four (Sec 4) township one hundred four north, range fifteen west (T104N-R15W);

which lies within a distance of fifty (50.0) feet on the east side of the following described centerline of County State Aid Highway number three (CSAH #3);

From the northeast corner of Section thirty-two (Sec 32) township one hundred five north, range fifteen west (T105N-R15W) south along the east boundary thereof two thousand six hundred forty-one and forty-six hundredths (2641.46) feet; thence deflect right one degree fifty-four minutes (1°54') one thousand five hundred seventy-four and twenty-nine hundredths (1574.29) feet; thence deflect left thirty-nine degrees thirty-six minutes (39°36') one thousand three hundred eighty-seven and thirty-five hundredths (1387.35) feet; thence deflect right on a seven degree (7°00') circular curve, delta angle thirty-seven degrees forty-eight minutes thirty-seconds (37°48'30") three hundred five and forty-three hundredths (305.43) feet for a place of beginning of centerline to be described. Thence in a prolongation of the last described course two hundred thirty-four and sixty-nine hundredths (234.69) feet; thence on a tangent to said curve two thousand seventeen and ninety-one hundredths (2017.91) feet and there terminating;

Containing eighty-five hundredths (0.85) acres more or less in addition to the existing highways;

Together with the right to construct and maintain so long as County State Aid Highway number three (CSAH #3) shall be maintained in the above described location a backslope or embankment of approximately four to one (4:1) slope on the east side of the above described right of way as it runs over and across the above described tract. Said slope not to exceed a distance of sixteen (16.0) feet from the right of way line and the use by the County shall be restricted to and for the purpose hereinbefore described.

And the said grantor....., for ~~themselves, their~~ himself, his 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 thereon.

And the said grantor....., for ~~themselves, their~~ himself, his 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.

And the said grantor....., for ~~themselves, their~~ himself, his 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 16 Th *day of* August *, 19*62

In presence of:

Witness Donald D Norveson — Earl W Orman

Witness Esther L Schellhammer — Elaine Orman

STATE OF MINNESOTA
County of Mitchell } ss.

On this 14th day of Aug., 19 62, before me personally appeared

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.



Lucille Olson
Notary Public

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 } ss.
County of

Office of Register of Deeds.

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 .

Register of Deeds.

By Deputy.

DOUGHER PRINT-FORM