No. 639A—Highway Easement—(Revised 1954). 268.50 POLLOCK MINNEAPOLIS

257469

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Norman Nelson and Irene Nelson, his wife

Grantor....., of County of Olmsted *....., Minnesota, for and in consideration of*

Two hundred sixty-eight and 50/100---------- *Dollars* ($ 268.50) *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 east half of the southeast quarter ($E\frac{1}{2}SE\frac{1}{4}$) of section fourteen (Sec 14) and the south half of the south half of the northwest quarter ($S\frac{1}{2}S\frac{1}{2}NW\frac{1}{4}$) and the north half of the southwest quarter ($N\frac{1}{2}SW\frac{1}{4}$) of section thirteen (Sec 13) township one hundred five north, range fifteen west (T105N-R15W) which lies within a distance of fifty (50.0) feet on either side of the following described centerline of County State Aid Highway number fifteen (CSAH #15).

From the northwest corner of said section thirteen (Sec 13) south along the west boundary of the northwest quarter ($NW\frac{1}{4}$) thereof one thousand nine hundred eighty-one and two tenths (1981.2) feet for a place of beginning of the centerline to be described. Thence in a prolongation of the above described course six hundred sixty-one and five tenths (661.5) feet, thence deflect left twenty-nine minutes ($0^{o}29'$) two thousand six hundred two and five tenths (2602.5) feet and there terminating.

Containing one and seventy-nine hundredths(1.79) 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 fifteen (CSAH #15) shall be maintained in the above described location a backslope or embankment of approximately four to one (4:1) slope on either 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 describe

Exempt from state deed tax

Earl A Poston

County Treasurer

And the said grantor....., for 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 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 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

The consent of the undersigned mortgagee to the within easement is hereby given this 22nd day of July, 1960.

Dated this 15 *day of* June *19*60

In presence of:

Witness Richard L Gustine

Witness Catherine C Schell Cramer

Witness G. Thegmeier

A. Seelhoff

Norman Nelson

Irene Nelson

THE FEDERAL LAND BANK OF SAINT PAUL

By- M. E. Olson Vice-Pres.

By- Joe B. Day Ass't.Secy.
Joe B. Day

STATE OF MINNESOTA }
County of Olmsted } ss.

On this 2nd day of June, 19 60, before me personally appeared Norman Nelson and Irene Nelson, his wife to me known to be the person s described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Evelyn N. Burger
Notary Public, Olmsted County, Minn.
My Commission Expires Nov. 16, 1963

STATE OF MINNESOTA }
COUNTY OF RAMSEY } ss.

On this 25th day of July, 19 60, before me, a notary public, personally appeared M. E. Olson and Joe B. Day to me personally known, and to me personally known to be officers, to-wit; Vice President and Assistant Secretary, respectively, of The Federal Land Bank of Saint Paul, a corporation, and to me personally known to be the persons who executed the within and foregoing instrument in behalf of said corporation as such officers, who being each by me duly sworn, did each for himself say that they are such officers of said corporation described in and which executed the within and foregoing instrument, that the seal affixed to the within and foregoing instrument is the corporate seal of said corporation, and that said instrument was executed in behalf of said corporation by authority of its Board of Directors; and said officers acknowledged said instrument to be the free act and deed of said corporation, and further acknowledged to me that said corporation executed the same.

G. Humer

4498

G. HUMER,
Notary Public, Ramsey County, Minn,
My commission expires Oct. 19, 1960.

I hereby certify that the within easement will convey to the said County of Olmsted 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.

Dec 27, 1960

D. P. Mattson
County Attorney.
Assistant Attorney General.

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

257469

to

STATE OF MINNESOTA }
County of Olmsted } ss.
Office of Register of Deeds.

I hereby certify that the within instrument was filed for record in this office on the 30 day of December, 1960 at 5 o'clock P M., and that the same was duly recorded in Book 442 of Misc on page 449

Mary T. Evans
Register of Deeds.
By Lois Knutson
Deputy.

CHECKED
GRANTOR
GRANTEE
TRACED
PAID
CHG.
REV. STAMP
MTG. TAX

M & O.