No. 689A—Highway Easement—(Revised 1954). BOUCHER MINNEAPOLIS

PREPARED BY_____

CHECKED BY_____

HIGHWAY EASEMENT

269342

Edward Kramer, husband
Mary Kramer, wife

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

One hundred fifty-four dollars and fifty cents ~~Dollars~~ ($ 154.50)

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 southeast quarter (SE¼) of Section twelve (Sec 12) township one hundred seven north, range eleven west (T107N-R11W) which lies within a distance of fifty (50.0) feet on the north side of the following described centerline of County State Aid Highway number two (CSAH #2).

Beginning at the southeast corner of said section twelve (Sec 12) west along the south boundary of the southeast quarter (SE¼) thereof two thousand six hundred thirty-four and nine tenths (2634.9) feet and there terminating.

Containing one and three hundredths (1.03) 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 two (CSAH #2) shall be maintained in the above described location a backslope or embankment of approximately four to one (4:1) slope on the north 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.

S½ - SE¼

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 29th *day of* September *, 19*61

In presence of:

Edward Kramer

Witness Arthur L. Schell Mary Kramer

Witness Donald D. Hanson

STATE OF MINNESOTA
County of Olmsted } ss.

On this 29th day of September, 19 61, before me personally appeared Edward and Mary Kramer, husband and wife 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.

Evelyn M. Kruger

EVELYN M. KRUGER
Notary Public, Olmsted County, Minn.
My Commission Expires Nov. 18, 1963

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

Oct 5, 1962

D P Matthew
County Attorney.
Assistant Attorney General.

PROJECT 1-12
GRANTOR X
GRANTEE
TRACT 269342
PAID
CHG.
REV. STAMP
MTG. TAX

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

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 9th day of Oct., 1962 at 10 o'clock A. M., and that the same was duly recorded in Book 6-3 of Misc. on page 373

Harry L. Evans
Register of Deeds.

By Helen Jacobs Deputy.

ROUCHER PRINCIPLE