No. 639A—Highway Easement—(Revised 1954). 232.50 BOUCHER MINNEAPOLIS

PREPARED BY _____

CHECKED BY _____

HIGHWAY EASEMENT

269350

Albert W. Brandt and wife, Adeline A.

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

two hundred thirty-two dollars and fifty cents ~~Dollars~~ ($ 232.50) *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 following described tracts:

The southwest quarter (SW¼) of Section twenty-eight (Sec 28) and the northwest quarter of the northwest quarter (NW¼NW¼) of Section thirty-three (Sec 33) township one hundred five north, range fifteen west (T105N-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);

Beginning at the southwest corner of said Section twenty-eight (Sec 28) north along the west boundary thereof two thousand six hundred thirty-seven and forty-five hundredths (2637.45) feet and there terminating.

Beginning again at the northwest corner of said Section thirty-three (Sec 33) south along the west boundary thereof one thousand three hundred nineteen and fifty-five hundredths (1319.55) feet and there terminating;

Containing one and fifty-five hundredths (1.55) 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 3rd *day of* August, *19*62

In presence of:

Albert W. Brandt

Witness Donald D. Norrison

Adeline A Brandt

Witness Catherine L Schellhammer

STATE OF MINNESOTA
County of Olmsted } ss.

On this 3rd day of August, 1962, before me personally appeared Albert W. and Adeline A. Brandt, husband and 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. Krueger

Notary Public, Olmsted County, Minn.
My Commission Expires Dec. 17, 1962

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. 4, 1962

N. C. Matteson
County Attorney.
Assistant Attorney General.

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 9 day of October, 1962 at 10 o'clock A M., and that the same was duly recorded in Book 3 of Misc. on page 385

Harry W. Lohmann
Register of Deeds.

By Lois Amatuzio
Deputy.

C. of Olmsted

to

DEPARTMENT OF HIGHWAYS
REV. STAMP
MTG. TAX (HIGHWAY EASEMENT)

PROOFED
GRANTOR
GRANTEE
TRACKED
PAID
CHG

693850

1.75