S.P. 5507 (52=20) 902 Neg. 31 *60-772

Form 25076 (8–69) **WARRANTY DEED - By Individual** Minn. Highway Dept.

THIS INDENTURE, Made April 2, **19**70, **between**

James P. O'Neill and Redempta O'Neill, his wife

of Olmsted **County, Minnesota, part** ies **of the first part, and the STATE OF MINNESOTA, party of the second part,**

WITNESSETH, That the said first part ies **, in consideration of the sum of** Five Thousand and 00/100 **Dollars ($** 5,000.00 **)**

to them **in hand paid by the said second party, the receipt whereof is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey unto the said second party, its successors and assigns, the tract of land in** Olmsted **County, Minnesota, described as follows:** Subject to utility easements.

All that part of the following described tract:

That part of the southwest quarter (SW¼) of section 27, township 106 north, range 13 west described as follows: Starting at the northwest corner of said southwest quarter; thence east 26 rods; thence south 26 rods; thence west 26 rods; thence north 26 rods to place of beginning;

which lies westerly of a line run parallel with and distant 75 feet easterly of the following described line:

Beginning at a point on the west line of said section 27, distant 100 feet northerly of the west quarter corner thereof; thence run southerly on said west line for 100 feet; thence continue southerly on the last described course for 500 feet and there terminating;

containing 0.41 acre, more or less, in addition to the existing highway;

together with all right of access, being the right of ingress to and egress from all that part of the above described tract not acquired herein, to Trunk Highway No. 52, except that the abutting owner shall retain the right of access southerly of a point on the above described line, distant 340.5 feet southerly of its point of beginning (when measured along said line).

State Deed Tax Due Hereon $ 11.00

HENNEPIN COUNTY 0-21-84 STATE OF Minnesota DEPT. OF TAXATION DEED STAMP TAX APR 15 '70 P.B. 10535 = 11.00

TO HAVE AND TO HOLD THE SAME, Together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the said second party, its successors and assigns, Forever. And

James P. O'Neill and Redempta O'Neill, his wife

said first part ies **, for** themselves, their **heirs, executors and administrators, do** ____ **covenant with the said second party, its successors and assigns, that** they are **well seized in fee of the lands and premises aforesaid, and ha** ve **good right to sell and convey the same in manner and form aforesaid, and that the same are free from all encumbrances.** Except utility easements.

And the above bargained and granted lands and premises, in the quiet and peaceable possession of the said second party, its successors and assigns, against all persons lawfully claiming or to claim the whole or any part thereof, subject to encumbrances, if any, hereinbefore mentioned, the said first part ies **will Warrant and Defend.**

IN PRESENCE OF

Catherine Gasselin

Quentin L Gonck

James P O'Neill

Redempta O'Neill

APPROVED
N. T. WALDOR
Commissioner of Highways
BY
Director of R/W Operations

STATE OF MINNESOTA)
) ss.
COUNTY OF OLMSTED)

On April 2, 1970, before me personally appeared James P. O'Neill and Redempta O'Neill, his wife

to me known to be the person s described in and who executed the foregoing instrument, and being duly sworn acknowledged that they executed the same as their free act and deed.

Quentin I. Crouch
QUENTIN I. CROUCH
Notary Public, Olmsted County, Minn.
My Commission Expires Sept. 13, 1973

STATE OF MINNESOTA)
) ss.
COUNTY OF)

On , 19 , before me personally appeared

to me known to be the person described in and who executed the foregoing instrument, and being duly sworn acknowledged that he executed the same as free act and deed.

This instrument was drafted by
Michael R. Moriarty
Special Assistant Attorney General
Department of Highways
State Highway Building
St. Paul, Minnesota 55101

Approved as to form and execution

Special Assistant Attorney General

Dated

Return to: FINANCE
State Highway Building
St. Paul, Minn. 55101

PROOFED
GRANTOR
GRANTEE
TRACERED
PAID
CHG/mnl
REV. STAMP
MTG TAX

Minn. Highway Dept.
Doc. No. 322667
WARRANTY DEED
By Individual

To
STATE OF MINNESOTA

Office of the Register of Deeds:
State of Minnesota } ss.
County of Olmsted }
I hereby certify that the within Deed was filed in this office for record on the 13 day of May, 1970 at 9 o'clock A.M., and was duly recorded in Book 243 of Deeds page 99
Nancy N. Evans
Register of Deeds.
By Jan Tenglund Deputy.

Taxes for the year 19 on the land described within, paid this day of , 19
County Treasurer.
By Deputy.

Taxes paid and Transfer entered this 13 day of May, 1970
Lloyd Larson
County Auditor.
By Deputy.