Form No. 639A—Highway Easement. (Revised 1954) DOUGHER MINNEAPOLIS

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

34980

Verlen Sanford and wife Dorothy

J.E. Dunagan and wife Marguerite M. (Contract Buyer)

Grantor....., *of* Olmsted County, *Minnesota, for and in consideration of* One dollar and other good and valuable consideration *Dollars* ($ 1.00) *receipt of which is hereby acknowledged,*

hereby convey...s...and warrant...s...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:

The south fifty (50.0) feet of the east seventy-seven (77) acres of the southwest quarter (SW¼) of Section twenty-seven (Sec. 27) township one hundred eight north, range fourteen west. (T 108N-R14W).

5 SW

Containing forty-eight hundredths (.48) acres more or less in addition to the existing highways.

And the said grantor...s..., for themselves, their 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...s..., for themselves, their 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...s..., for themselves, their 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 27th *day of* October, *19* 72

In presence of:

Witness Clifford W. Coffin

Witness Enid Peterson

Verlen D. Sanford

Dorothy Sanford

J.E. Dunagan

Marguerite M. Dunagan

STATE OF MINNESOTA
County of Olmsted } ss.

On this 27th day of October, 19 72, before me personally appeared Verlen D. Sanford, Dorthy Sanford, J. E. Dunagan and Marguerite M. Dunagan 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.

Delores L. Mohne
Notary Public Olmsted County, Minnesota
Commission expires April 28, 1977

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.

Feb 9, 1973

Eldon J. Hurand
Asst County Attorney.
~~Assistant Attorney General~~

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

PROOFED
GRANTOR
GRANTEE
TRACKED
PAID
CHG. None

to

344809

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 13 day of Feb., 1973 at 3 o'clock P M., and that the same was duly recorded in Book 111-3 of Misc. on page 523

Mary L. Evans
Register of Deeds.
By Carole M. Bahr
Deputy.

RSHG1135