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

PREPARED BY CO
CHECKED BY ✓

HIGHWAY EASEMENT

Mark J. Leitzen, Single

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:

All that part of the following described tract;

That part of the East 100 acres of the North three quarters of the East Half of Section 1, Township 106, Range 15, Olmsted County, Minnesota, described as follows: Beginning at a point on the East line of said Northeast Quarter, 1891.4 feet South 0° 00' 00" of the Northeast corner of said Section 1 (for purposes of this description bearings are assumed); thence North 90° 00' 00" West, 324.82 feet; thence South 0°00'00", a distance of 402.82 feet; thence South 90° 00' 00" East, 324.82 feet to a point on the East line of said Northeast Quarter; thence South 0° 00' 00" along said East line, 58.52 feet; thence North 90° 00' 00" West, 1108.85 feet to the West line of said East 100 acres of the North three quarters of the East Half; thence North 0° 00' 00", along said West line, 660.84 feet; thence South 90° 00' 00" East, 1108.85 feet to the East line of said Northeast Quarter; thence South 0° 00' 00" along said East line 200.00 feet to the point of beginning;

which lies within a distance of fifty (50) feet on each side of the centerline of County Road #104 as the same was located February 20, 1981;

Containing twelve hundredths (0.12) of an acre, more or less, in addition to the existing highway.

And the said grantor, for himself, his heirs, executors and assigns, do es convenant 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 es 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 es 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 23rd day of February, 1981

In presence of:

Witness Clifford W. Coffin

Witness

Mark J. Leitzen

SE-NE

STATE OF MINNESOTA
County of Olmsted } ss.

On this 23rd day of February, 19 81, before me personally appeared

Mark J. Leitzen, a single person

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

Delores L. Moline

DELORES L. MOLINE
NOTARY PUBLIC — MINNESOTA
OLMSTED COUNTY
MY COMMISSION EXPIRES APR. 28, 1984

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.

January 29, 1982 D. P. Mattson
County Attorney.

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

ABSTRACT
GRANTOR
GRANTEE
TRACKED
PAID
CHG. None

44144

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 29 day of January, 1982 at 2:40 o'clock P M., and that the same was duly recorded in Book MM-4 of Misc. on page 536

LOIS KNUTSEN
COUNTY Register of Deeds
By Kathleen Evans Deputy.

ROUSMER MINNEAPOLIS