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

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Joseph P. Chase and wife, Hazel A.

Grantor S, 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 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 tract:

The northwest quarter of the northeast quarter (N.W.¼ N.E.¼) of section 20, township 105 north, range 13 west, excepting there from the following described parcel, beginning at a point on the south line of said quarter quarter a distance of 257.90 feet easterly from the southwest corner of said quarter quarter, which point is also in the centerline of County State Aid Highway 1 as the same is now laid out and travelled, thence North 1°11'35" East (for purposes of this description bearing of said line is assumed South 89°59'04" East), along the centerline of CSAH 1, a distance of 502.43 feet, thence South 89°59'04" East to a point on the east line of said quarter quarter, thence southerly along said east line to the southeast corner of said quarter quarter, thence North 89°59'04" West to said point of beginning;

nw-ne

which lies within the right of way boundary of County State Aid Highway No. 1 delineated as to said tract of land as Parcel No. 6 on the Plat designated as

Olmsted County Highway Right of Way Plat No. 21

on file and of record in the office of the County Recorder in and for Olmsted County, said Parcel No. 6 containing 1.21 acres, more or less, in addition to existing highway.

And the said grantor S, ~~himself, his~~ for themselves, their heirs, executors and assigns, do ____ 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 S, ~~himself, his~~ 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, himself, his 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 16th day of Dec., 19 80.

In presence of:

Witness Charlotte Lee

Joseph P. Chase

Hazel A. Chase

Witness _____

STATE OF ~~MINNESOTA~~ ARIZONA

County of Pima } ss.

On this 16 day of Dec, 1980, before me personally appeared

Joseph P. and Hazel A. Chase, 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.

Gladys M. Simons
Notary Public
My Commission expires July 8, 1981

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. Walker
County Attorney.

44151

DEPARTMENT OF HIGHWAYS

(HIGHWAY EASEMENT)

to

ABSTRACT
CR' NTOR
GRANTEE
TRACKED
PAID
CHG Nadal

STATE OF MINNESOTA } ss.
County of Olmsted

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 o'clock P M., and that the same was duly recorded in Book M-4 of Misc on page 533

LOIS FINSTUEN
COUNTY Register of Deeds

By Catherine E. Nelson Deputy.

FEE $5.00