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

PREPARED BY ____

CHECKED BY ____

HIGHWAY EASEMENT

Iva M. Mattison (Fee Owner) widow
Leroy J. Brown and wife, Carole B. (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 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:

SW-NE That part of the North half of the Southwest quarter of the northeast quarter (N½ SW¼ NE¼) of Section 20, in Township (105) North, of Range (13) West, which lies east of the road as now located.

Also commencing at the center of Section 20, in Township (105) North, of Range (13) West, thence East on the quarter section line forty-two (42) rods, thence in a straight line in a northeasterly direction to a point on the north line of the south half of the southwest quarter of the northeast quarter of said section 20, sixty (60) rods east from the northwest corner of said South half of the southwest quarter of the northeast quarter of said section, thence west sixty (60) rods, thence south to the point of beginning;

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. 4 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. 4 containing 0.85 acres, more or less, in addition to existing highway.

And the said grantor~~himself, his~~ S, 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~~himself, his~~ 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~~himself, his~~ 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 23rd day of December, 19 80

In presence of:

Witness ~~Clifford Coffin~~ Leroy J Brown

Carole B. Brown

Witness Iva M. Mattison

STATE OF MINNESOTA
County of Olmsted } ss.

On this 23rd day of December, 1980, before me personally appeared Leroy J. and Carole B. Brown, husband and wife, and Iva M. Mattison, widow to me known to be the person s described in and who executed the foregoing instrument, and acknowledged that they executed the same as thier free act and deed.

Delores L. Mulie

DELORES L. MULLIE
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.

44155

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

to

ABSTRACT
GRANTOR
GRANTEE
FEE
CHG

Name

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 9:40 o'clock A.M., and that the same was duly recorded in Book M-4 of Misc on page 537

Jane Graetsch
COUNTY RECORDER
Register of Deeds.

By _____ Deputy.

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