Form No. 639A--Highway Easement.

553928

PREPARED BY ____
CHECKED BY ✓

HIGHWAY EASEMENT

Anna O. Johnson, single
Gordon E. Johnson and Ellen T. Johnson, his wife

Grantors, of Olmsted County, Minnesota, for and in consideration of One dollar and other good and valuable considerations 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 South 330 feet of the West 1163 feet of the South Half (S½) of the Northwest Quarter (NW¼) of Section 7, T106N-R14W, less a parcel described as follows: Beginning 190 feet North of the Southwest corner of the Northwest Quarter (NW¼) of Section 7, T106N-R14W, thence East a distance of 467 feet, thence North a distance of 140 feet; thence West 467 feet to the section line; thence South 140 feet to the point of beginning,
which lies within the right of way boundary of County Road No. 104 delineated as in said tract of land as Parcel No. 4 on the plat designated as Olmsted County Highway Right of Way Plat No. 53 on file and of record in the office of the County Recorder in and for Olmsted County.

SW-NW

Said Parcel No. 4 containing 0.07 acre more or less in addition to the existing and presently used right of way of County Road No. 104.

And the said grantors, 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 grantors, 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 grantors, 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

Dated this 24th day of August, 1988

In presence of:

Witness

Witness

Anna O. Johnson
Gordon E. Johnson
Ellen T. Johnson

STATE OF MINNESOTA
County of Olmsted } ss.

On this 24th day of August, 1988, before me personally appeared Anna O. Johnson, Gordon E. Johnson, Ellen T. Johnson to me known to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Donald D. Narveson

Donald D. Narveson
Notary Public-Minnesota
Olmsted County
My com. Exp. May 30, 1991

I hereby certify that the within easement will convey to the _____ 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.

7 October, 1988 Robert W. Ney Jr.
Asst. County Attorney. ~~Assistant Attorney General.~~

10.

ABSTRACT
GRANTOR
GRANTEE
TRACKED
PAID
CHG

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

553922

to

STATE OF MINNESOTA
County of Olmsted } ss.

Office of County Recorder.

I hereby certify that the within instrument was filed for record in this office on the 7th day of Oct, 1988 at 3:40 o'clock P M., and that the same was duly recorded in Book B-5 of Misc on page 387.

LOIS FINSTUEN
County Recorder.

By Nancy Johnson Deputy.

ROUSCHER
MINNEAPOLIS

Dean Narveson
Hwy Dept