Form No. 639A — Highway Easement. Poucher, Mpls.

537434

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Clifford W. Prigge and wife, Verona E. Prigge - fee owners
Neil T. Melquist and wife, Joyce A. Melquist - contract buyers
Grantor s, of Olmsted County, Minnesota, for and in consideration of

One dollar and other good & 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:

The North 50 feet of the Southeast Quarter (SE¼) of Section 25,T107N-R15W, less commencing at the southeast corner thereof for a place of beginning; thence North 16 rods; thence West 10 rods; thence South 16 rods; thence East 10 rods to the place of beginning.

Also a strip of land being 30 feet wide lying parallel to and immediately adjacent to the above described North 50 feet. Said strip beginning 953.8 westerly of the northeast corner of said Southeast Quarter (SE¼) and running westerly 900 feet and there terminating.

Containing 1.64 acres more or less in addition to the existing and presently used right of way of County Road No. 156.

And the said grantor s, for ~~(himself~~ themselves), ~~his~~ 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 covey to the County 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 ~~(himself~~ themselves), ~~his~~ 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 coveyed, such portable snow fences during such months as weather conditions make necessary.

And the said grantor s, for ~~(himself~~ themselves), ~~his~~ 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 25 day of June, 19 90

In Presence of:

Witness _____ Neil T. Melquist

Witness _____ Joyce A. Melquist

Clifford W. Prigge

Verona E. Prigge

STATE OF MINNESOTA

County of Olmsted

On this 25th day of June, 1990, before me personally Clifford W. & Verona E. Prigge and Neil T. & Joyce A. Melquist

appeared 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.

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.

6 August, 1990

Robert W. Mc Farland

Asst. County Attorney. ~~Assistant Attorney General.~~

587434

DEPARTMENT OF HIGHWAYS

(HIGHWAY EASEMENT)

TO

ABSTRACT
GRANTOR
GRANTEE
TRACKED
PAID
CHG.

STATE OF MINNESOTA

County of Olmsted

Office of County Recorder.

I hereby certify that the within instrument was filed for record in this office on the 6 day of August, 1990 at 2:14 o'clock P M., and that the same was duly recorded in Book 75 of Misc on page 374

LOIS FINSTUEN

County Recorder.

By Gerald M. Fenner Deputy.

Poucher, Mpls.