Doc No. A- 1512930
OFFICE OF COUNTY RECORDER
OLMSTED COUNTY, MINNESOTA

I hereby certify that this document was filed in this office for record on --October 06, 2020 11:13 AM
W. MARK KRUPSKI - Co. Recorder by deputy: ms
Well Certificate: _____ Abstract: _____ Fee: $46.00

PWSC
1188 50TH ST SE
ATT ; DALE PRESTEGARD
ROCHESTER, MN 55904

PtNW-NW → 24-107-13
73.24.22.051493

COVER SHEET

October 5, 2020

DOCUMENT TYPE: HIGHWAY EASEMENT

OLMSTED COUNTY PUBLIC WORKS

RETURN TO: Dale Prestegard, PWSC

LEGAL DESCRIPTION: CR119

Part of the North Half of the Northwest Quarter of Section 24, Township 107 North, Range 13 West

(See attached Easement for full legal description)

Cover sheet added by Public Works for Recording Purposes

No Chg

PWSC 10-16-20 MS

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Carlton Penz

Grantor ___, of Olmsted County, Minnesota, for and in consideration of

Metes and Bounds Subdivision split Dollars ($ ----------)

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 Westerly 50 feet of the following described tract:
A part of the North Half of the Northwest Quarter of Section 24, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows: Commencing at the northwest corner of the North Half of said Northwest Quarter; thence South 00 degrees 00 minutes 30 seconds East along the west line of said Northwest Quarter (Note: all bearings are based on said west line) for a distance of 150.00 feet to the POINT OF BEGINNING of the parcel to be described; thence continue South 00 degrees 00 minutes 30 seconds East along said west line for a distance of 543.00 feet; thence North 89 degrees 38 minutes 27 seconds East for a distance of 198.68 feet; thence North 44 degrees 13 minutes 39 seconds East for a distance of 82.53 feet; thence North 00 degrees 29 minutes 50 seconds West for a distance of 152.00 feet; thence North 89 degrees 38 minutes 27 seconds East for a distance of 162.00 feet; thence North 00 degrees 06 minutes 51 seconds East for a distance of 116.00 feet; thence North 89 degrees 38 minutes 27 seconds East for a distance of 132.00 feet; thence North 00 degrees 06 minutes 51 seconds East for a distance of 210.00 feet; thence North 89 degrees 43 minutes 43 seconds West for a distance of 549.65 feet to the POINT OF BEGINNING.
Containing 0.22 acre more or less in addition to the existing and presently used right of way of County Road No. 119.

And the said grantor___, 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___, 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 ____, 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 24th day of SEPTEMBER, 1993

In Presence of: Carlton Penz

Witness _____

Witness _____

STATE OF MINNESOTA

County of Olmsted

On this 24th day of September, 1993, before me personally

Carlton Penz

appeared 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.

Donald D. Narveson

DONALD D. NARVESON
NOTARY PUBLIC—MINNESOTA
OLMSTED COUNTY
MY COMMISSION EXPIRES 5-30-97

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.

_____, 19____

_____
County Attorney.

_____
Assistant Attorney General.

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

TO

STATE OF MINNESOTA
County of _____
Office of County Recorder.
I hereby certify that the within instrument was filed for record in this office on the _____ day of _____, 19____ at _____ o'clock _____ M., and that the same was duly recorded in Book _____ of _____ on page _____.

_____
County Recorder.

By _____ Deputy.

Poucher, Mpls.