Document No. **A1589717**
OFFICE OF THE COUNTY RECORDER
OLMSTED COUNTY, MN
I hereby certify that this document was filed
in this office on 07-19-2023 at 11:06 AM
MARY BLAIR-HOEFT - DIR. PROPERTY RECORDS/LICENSING
Fee Amount: $46.00 by deputy: ms

HIGHWAY EASEMENT-KERN

**"COVER SHEET ADDED BY OLMSTED COUNTY PROPERTY RECORDS OFFICE FOR RECORDING PURPOSES.
THIS PAGE IS NOW THE NEW FIRST PAGE OF YOUR DOCUMENT."**

HIGHWAY EASEMENT

FOR VALUABLE CONSIDERATION, Christine Kern, Trustee of the Tom R. Garrett, Trustee, or the successor (s) in Trust, under the Tom. R. Garrett Revocable Trust Agreement Dated March 19, 2003, GRANTOR (S), hereby convey(s) and warrant(s) to the County of Olmsted, a political subdivision of the State of Minnesota, GRANTEE, its successors and assigns, a perpetual easement for the location, grading, construction, inspection, maintenance, repair, and use of a public highway and highway right-of-way, and uses and restrictions incident thereto, together with the unrestricted right to improve the same, in, under, over, and upon real property in Olmsted County, Minnesota, described as follows:

That part of the West 22 rods of the Southeast Quarter of the Northwest Quarter of Section 30, Township 108 North, Range 13 West, Olmsted County, Minnesota, lying northerly of the following described line:

Commencing at the southwest corner of the Northwest Quarter of said Section 30; thence North 89 degrees 33 minutes 02 seconds East, assumed bearing, along the south line of said Northwest Quarter, 1152.31 feet to the southwest corner of said Southeast Quarter of the Northwest Quarter; thence North 00 degrees 37 minutes 28 seconds West, along the west line of said Southeast Quarter of the Northwest Quarter, 1257.66 feet to the point of beginning of the line to be described; thence easterly 160.88 feet on a nontangential curve, concave to the south, having a radius of 2367.00 feet, a central angle of 03 degrees 53 minutes 40 seconds, and the chord of said curve bears North 87 degrees 21 minutes 09 seconds East; thence North 89 degrees 17 minutes 59 seconds East, tangent to said curve, 202.25 feet to the east line of said West 22 rods of the Southeast Quarter of the Northwest Quarter and said line there terminating.

EXCEPT the West 1 rod thereof.

Containing 0.41 acres, more or less.

Grantor(s) do(es) hereby grant and convey to Grantee all grasses, shrubs, trees, and other natural growth now existing on the real property described above or that may hereafter be planted or grown thereon, and the right to use and remove all earth and other materials lying within the above described real property. Grantee, after any work contemplated hereunder, shall restore, to the extent feasible, the impacted areas to a substantially similar condition that existed prior to the work.

Grantee, its successors and assigns, shall indemnify, defend and hold harmless Grantor(s) from all claims, costs, damages, and expenses arising from Grantee's exercise of its rights under this Highway Easement subject to the state tort limits set forth in Chapter 466 of the Minnesota Statutes.

DWSC

7-19-2023

2-2

MS

NO chg

Said easement for the purpose of providing permanent public road right of way for County Road 121.

All being subject to easements, covenants, and restrictions of record.

Grantor(s):

Christine Kern, Trustee

STATE OF MINNESOTA)
) ss.
COUNTY OF OLMSTED)

This instrument was acknowledged before me on this 18th day of July, 2023, by Christine Kern, Trustee of the Tom R. Garrett, Trustee, or the successor (s) in Trust, under the Tom. R. Garrett Revocable Trust Agreement Dated March 19, 2003, Grantor (s).

NOTARIAL STAMP OR SEAL

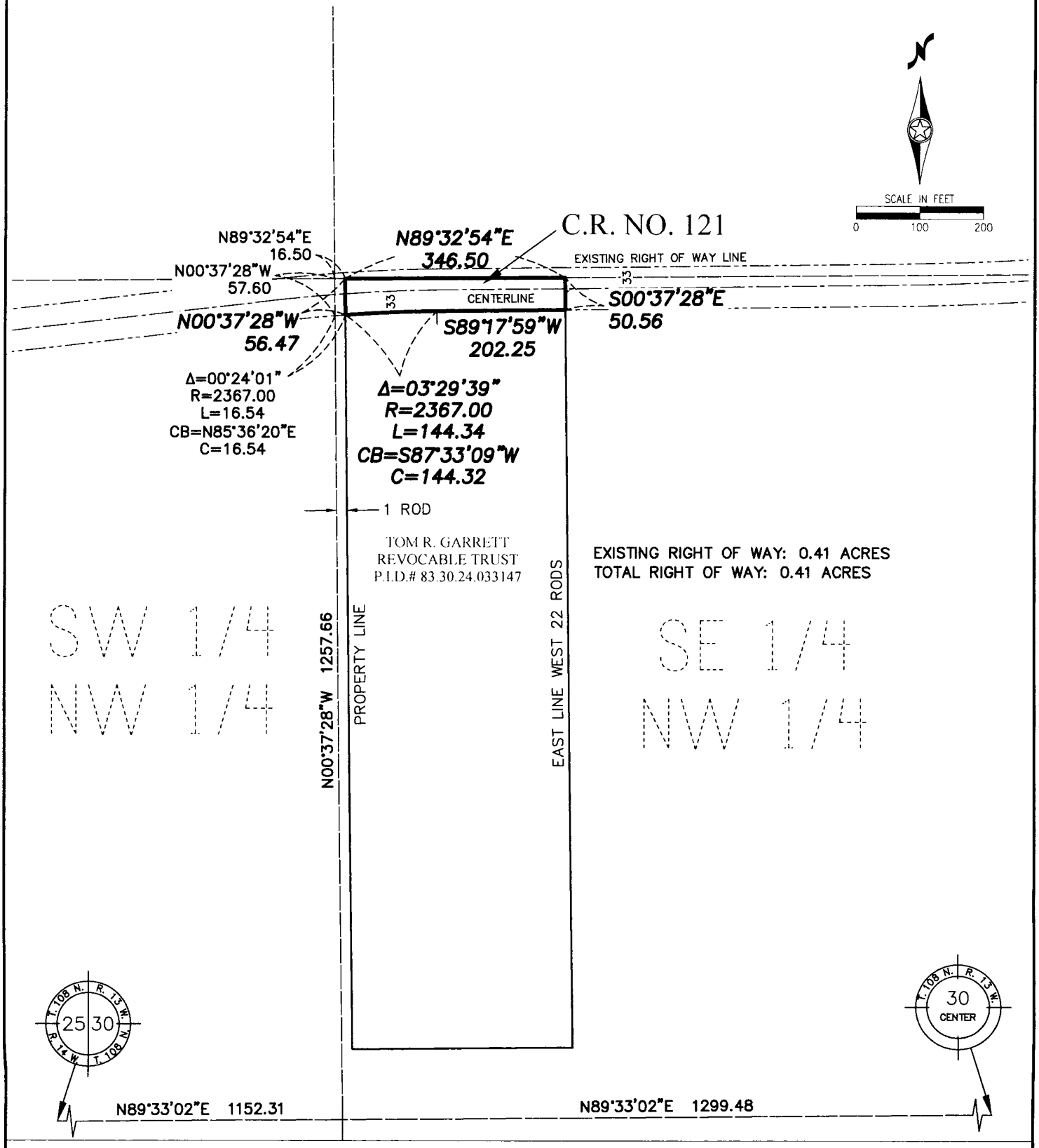
JEREMY D. DOUGLAS
Notary Public
Minnesota
My Commission Expires January 31, 2026

(Signature of Notarial Officer)
NOTARY PUBLIC

Drafted by:
Jeremy Douglas
Olmsted County Public Works
1188 50th Street SE
Rochester, MN 55904

RIGHT OF WAY EASEMENT EXHIBIT

SECTION 30, T108N, R13W, OLMSTED COUNTY, MN



Survey For: OLMSTED COUNTY PUBLIC WORKS

Date of Survey:

Drawn by: EPAnderson File No.: CR 121 Garrett Easement

Olmsted County Public Works
Surveying and Mapping Division
2122 Campus Drive SE
Rochester, MN 55904