Document No. **A1590347**
OFFICE OF THE COUNTY RECORDER
OLMSTED COUNTY, MN
I hereby certify that this document was filed
in this office on 07-28-2023 at 9:46 AM
MARY BLAIR-HOEFT - DIR. PROPERTY RECORDS/LICENSING
Fee Amount: $46.00 by deputy: ms

HIGHWAY EASEMENT-ROSSMAN

**"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, James Rossman and Brenda Rossman as Trustees of the James Rossman Trust Under Agreement of July 19, 2007 with a undivided one-half interest, and Trustees of the Brenda Rossman Trust Under Agreement of July 19, 2007 with a undivided one-half interest, 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:

See Exhibit A

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.

Said easement for the purpose of providing permanent public road right of way for County State Aid Highway No. 14.

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

No Chg

PWSC
7-28-2023
3-3
MS

Grantor(s):

James Rossman, Trustee

Brenda Rossman, Trustee

STATE OF MINNESOTA)
) ss.
COUNTY OF OLMSTED)

This instrument was acknowledged before me on this 27th day of July, 2023, by James Rossman and Brenda Rossman as Trustees of the James Rossman Trust Under Agreement of July 19, 2007 and Trustees of the Brenda Rossman Trust Under Agreement of July 19, 2007, 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

Exhibit A

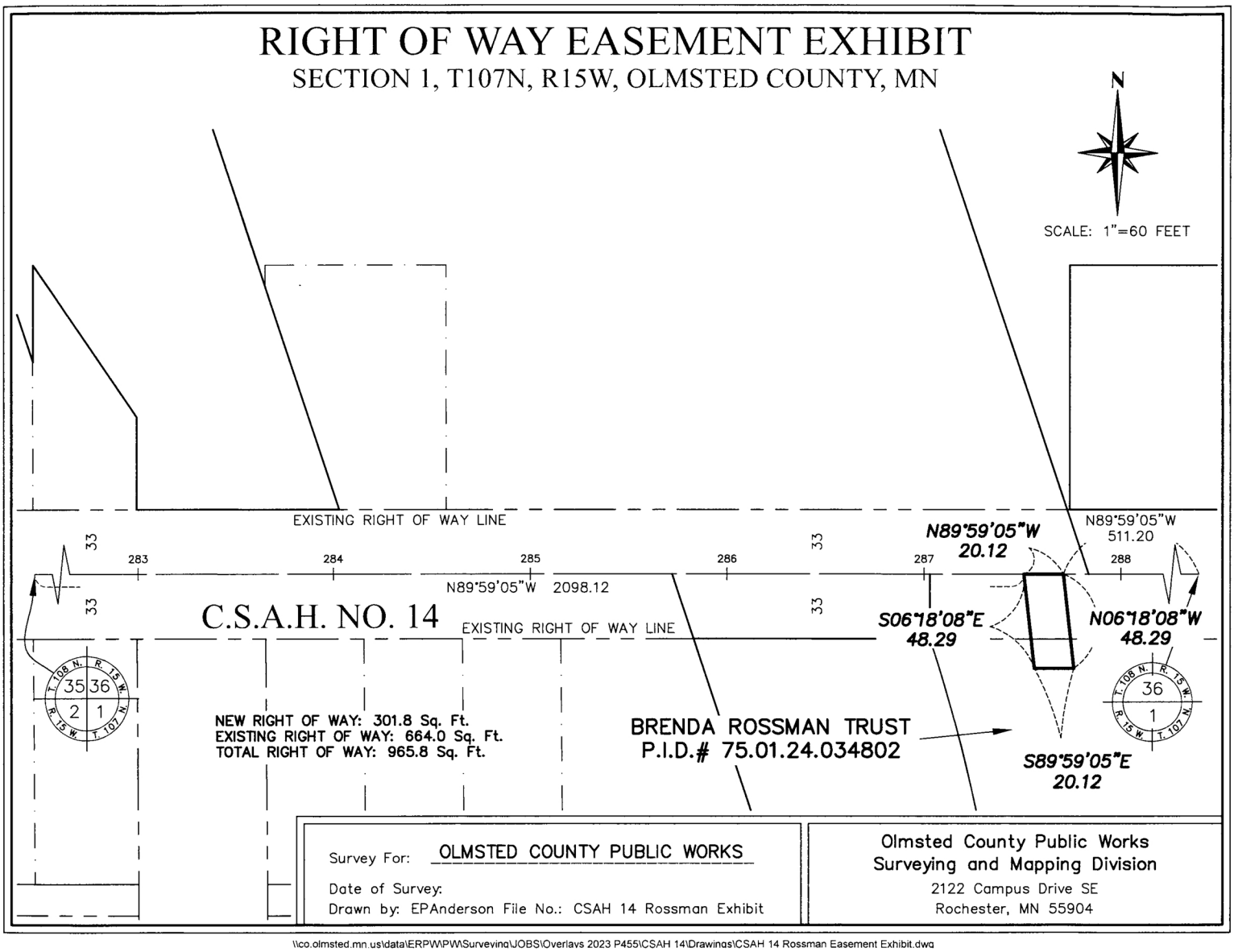
A permanent easement for public road right of way purposes over, under and across that part of the Northeast Quarter of the Northwest Quarter of Section 1, Township 107 North, Range 15 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of said Northwest Quarter of Section 1; thence North 89 degrees 59 minutes 05 seconds West, assumed bearing, along the north line of said Northwest Quarter, 511.20 feet for the point of beginning; thence continue North 89 degrees 59 minutes 05 seconds West, along said north line, 20.12 feet; thence South 06 degrees 18 minutes 08 seconds East, 48.29 feet; thence South 89 degrees 59 minutes 05 seconds East, parallel with said north line, 20.12 feet; thence North 06 degrees 18 minutes 08 seconds West, 48.29 feet, to said north line, and the point of beginning.

Containing 965.8 square feet, more or less.

RIGHT OF WAY EASEMENT EXHIBIT

SECTION 1, T107N, R15W, OLMSTED COUNTY, MN



Survey For: OLMSTED COUNTY PUBLIC WORKS

Date of Survey:

Drawn by: EPAnderson File No.: CSAH 14 Rossman Exhibit

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

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