HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Myrl L. Jenkins, a widow (Fee Owner)
Donald W. Keller and wife, Dorothy C. (Contract Buyer)

Grantors .., of Olmsted County *, Minnesota, for and in consideration of*

One dollar and other good and valuable considerati*Dollars* ($ 1.00)
receipt of which is hereby acknowledged,

hereby convey^S and warrant^S 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 tracts:
That part of the southwest quarter of the southeast quarter ($SW\frac{1}{4}SE\frac{1}{4}$) south of the river; and the west 5 acres of the southeast quarter of the southeast quarter ($SE\frac{1}{4}SE\frac{1}{4}$) all being in Section 3, T105N-R13W; and
The northwest quarter of the northeast quarter of the northeast quarter ($NW\frac{1}{4}NE\frac{1}{4}NE\frac{1}{4}$) and the north 12 acres of the northwest quarter of the northeast quarter ($NW\frac{1}{4}NE\frac{1}{4}$) all being in Section 10, T105N-R13W;
which lies within a distamce of fifty (50.0) feet on either side of the following described centerline of County Road No. 116;
Commencing at the southeast corner of said section 3, thence S88°05'43"W along said section line thereof for 810.0 feet, thence north for 8.03 feet to the point of beginning of the centerline to be described; thence proceed S88°29'05"W for 339.47 feet, thence deflect to the right on a 7°00' curve (delta angle 41°34'40") for 593.89 feet; thence N49°56'15"W on tangent to said curve for 520.0 feet and there terminating;
Also a strip of land 20 feet in width lying parallel to and immediately adjacent southwesterly of the northwesterly 437.13 feet thereof;
Containing 1.15 acres more or less in addition to the existing highway.

And the said grantor^S , 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 grantor^S , 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 grantor^S , 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 of Olmsted

Dated this 30th *day of* March , 19 57

In presence of:

Witness Harold Griffin — Myrl L. Jenkins

Witness Clifford Coffin — Donald W. Keller

Dorothy C. Keller

STATE OF MINNESOTA
County of Olmsted } ss.

On this 30 th day of March , 1977 , before me personally appeared Donald W. Keller and Dorothy C. Keller, husband and wife and Myrl L. Jenkins, a widow 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.

Notary Public

DELORES L. MOLINE
NOTARY PUBLIC — MINNESOTA
OLMSTED COUNTY
MY COMMISSION EXPIRES APR. 28, 1984

I hereby certify that the within easement will convey to the County of Olmsted 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.

Apr. 7 , 1980

D. P. Matter
County Attorney.
~~Assistant Attorney General.~~

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

to

ABSTRACT
GRANTOR
GRANTEE
TRACKED
PAID
CHG: None

STATE OF MINNESOTA
County of Olmsted } ss.
Office of ~~Register of Deeds~~.

I hereby certify that the within instrument was filed for record in this office on the 7 day of April , 1980 at 4:30 o'clock P M., and that the same was duly recorded in Book J-4 of Misc on page 351

COUNTY ~~Register of Deeds~~ RECORDER

By Deputy.

RECEIVED FOR RECORD
APR 7 1980
O. Kay