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

00405

HIGHWAY EASEMENT

PREPARED BY _____

CHECKED BY _____

Rodney R. Allen and wife, Donna J. Allen
James F. Allen and wife, Sharlene L. Allen

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

One dollar and other good & valuable considerations 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 60 feet of the East Half of the Northwest Quarter of the Northwest Quarter of Section 30, T106N-R12W; less the West 400 feet of the North 300 feet.

The North 80 feet of the following described tract: All of the West Half of the Northwest Quarter of the Northwest Quarter of Section 30, T106N-R12W, except the following described property: Beginning at the Northwest corner of the Northwest Quarter of said Section 30 marked by a cast iron monument; thence South 00°11'40" East, assumed bearing, along the West line of said Northwest Quarter, 400.00 feet; thence due East, 81.98 feet; thence due North 85.00 feet; thence due East, 65.00 feet; thence North 22°01'10" East, 337.76 feet to the North line of said Northwest Quarter; thence North 89°36'40" West along said North line 275.00 feet to the point of beginning.

Containing 0.55 acre more or less in addition to the existing and presently used right of way of County Road No. 123.

And the said grantors, 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 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 grantors, 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 coveyed, such portable snow fences during such months as weather conditions make necessary.

And the said grantors, 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 25th day of MARCH, 1993.

In Presence of:

Witness

Witness

Rodney R Allen
Donna J. Allen
James F. Allen
Sharlene L. Allen

STATE OF MINNESOTA

County of Olmsted

On this 25th day of March, 1993, before me personally

Rodney R. Allen, Donna J. Allen, James F. Allen and Sharlene L. Allen

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 COMMISSION EXPIRES 5-30-94

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.

8 Sept., 1993

Robert W. Mulvihill
Asst. County Attorney. ~~Assistant Attorney General.~~

664005

DEPARTMENT OF HIGHWAYS
(HIGHWAY EASEMENT)

TO

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 8 day of Sept., 1993 at 1 o'clock P M., and that the same was duly recorded in Book M-5 of Misc on page 770

MARY CALLIER
County Recorder.

By Catherine L. E. Deputy.

Poucher, Mpls.

R. Narveson