

Date: _____

Independent School District No. 2909 (Rock Ridge)
1405 Progress Parkway
Virginia, MN 55792

State Project #: 6918-103RW
Control Section #: 6918 (53=11) 904
Project Job #: TRW239293
County: St. Louis
Parcel: 70 - Virginia Minnesota Public Schools (ISO)
Property Address: RLS No. 32 - Tract G, Virginia, MN 55792

The State of Minnesota, acting through its Department of Transportation (MnDOT), will be purchasing an interest in your property for improvements to Highway 53. The person delivering this purchase package is a representative of MnDOT and will explain the procedures involved in the acquisition process.

This package includes a copy of an appraisal completed by MnDOT for the property interest being purchased. The certified appraised amount offered to you is \$2,800.00. This amount is for damages or loss in value to the remainder property.

In accordance with Federal and State laws and regulations, eligible property owners and/or occupants of the property on the date of this purchase offer may be entitled to relocation assistance and benefits.

It is important that you review all of the information provided in this purchase package. It will help explain your rights during the purchasing process and assist you in making your decisions. If at any time you have questions or concerns, please contact your MnDOT representative.

Sincerely,



Joseph D. Pignato, Director
Office of Land Management

Enclosures:

"Guide for Property Owners" Booklet

Legal Description describing acquisition

Offer to Sell and Memorandum of Conditions (reference copy if applicable)

Conveyance Instrument (reference copy if applicable)

"Relocation Assistance" Booklet (if applicable)

Valuation Report

Appraisal Reimbursement Claim form

Acquisition Incidental Claim form

Plat map (if applicable)

Parcel sketch

Receipt of Valuation Report:

Date: _____

Owner: _____

HIGHWAY EASEMENT

C.S. 6918 (53=11) 904
Parcel 70
County of St. Louis

Date: _____

For and in consideration of the sum of Twenty Eight Hundred Dollars (\$ 2,800.00),

Independent School District No. 2909 (Rock Ridge), also known as Consolidated School District No. 2909 (Rock Ridge) of Saint Louis County and also known as Rock Ridge Public Schools, ISD #2909-01, formerly known as Virginia Minnesota Public Schools (ISD 706), a body politic and corporate under the laws of the state of Minnesota, Grantor, hereby conveys and warrants to the State of Minnesota, Grantee, together with the unrestricted right to improve the same, free and clear of all encumbrances, a perpetual easement on and over real property in St. Louis County, Minnesota, described as follows:

All of the following:

That part of Tract G, REGISTERED LAND SURVEY NO. 32, shown as Parcel 70 on Minnesota Department of Transportation Right of Way Plat Numbered 69-217 as the same is on file and of record in the office of the Registrar of Titles in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 351884.0;

together with other rights as set forth below, forming and being part of said Parcel 70:

Temporary Easement:

A temporary easement for highway purposes as shown on said plat as to said Parcel 70 by the temporary easement symbol, said easement shall cease on December 1, 2030, or on such earlier date upon which the Commissioner of Transportation determines by formal order that it is no longer needed for highway purposes;

excepting therefrom the existing fence, scoreboard, and ball field.

Grantor, for themselves, their heirs, successors and assigns, does covenant never to cut, damage, destroy, or remove any tree or shrub or other natural growth upon the hereinbefore described premises for the continuation of this easement; does hereby grant and convey to the State of Minnesota all grasses, shrubs, trees and natural growth now existing on said lands or that may be hereafter planted or grown thereon, and the right to remove and use all earth and other materials lying within the parcel of land hereby conveyed.

The said Grantor does hereby release the State of Minnesota from any claims for damages to the fair market value of the above-described area covered by this easement and for its use, or any claims for damages to the fair market value of the remaining property of Grantor caused by the use of the easement, including grading and removal of materials from said easement area for highway purposes. Notwithstanding the foregoing, Grantor does not release any claims Grantor may have as a result of the negligence of the Grantee, its agents or contractors, in conducting any of the above activities.

INDEPENDENT SCHOOL DISTRICT NO. 2909
(ROCK RIDGE), also known as CONSOLIDATED
SCHOOL DISTRICT NO. 2909 (ROCK RIDGE) OF
SAINT LOUIS COUNTY and also known as ROCK
RIDGE PUBLIC SCHOOLS, ISD #2909-01,
formerly known as Virginia Minnesota Public
Schools (ISD 706)

By _____

Its _____

And _____

Its _____

