
(Space Above for Recorder/Registrar Use)

**DEDICATION OF EASEMENT
FOR INGRESS, EGRESS AND UTILITY PURPOSES**

The City of Saint Paul (“Grantor”), a municipal corporation under the laws of the State of Minnesota, for good and valuable consideration, to them in hand paid and the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to **Port Authority of the City of Saint Paul** (“Grantee”), a body corporate and politic under the laws of Minnesota, its successors and assigns, a **Perpetual Easement for Ingress, Egress and Utility Purposes** on, over, under and across the following tract of land being in the County of Ramsey, State of Minnesota, described as follows:

A 30.00-foot wide easement for ingress, egress and utility purposes on, over, under and through part of Lots 1, 11 and 12, Block 19 and that part of Vacated Fenton Street accruing and part of the ally in Block 19, Town of Brooklynd, according to the recorded plat thereof; and, part of Tracts A and B, Registered Land Survey Number 514; and the existing earthen levee as currently built lying between the Mississippi River and Alabama Street within the City of Saint Paul lying 15.00 feet either side of the following described centerline:

Commencing at the northeast corner of the intersection of Chester Street and Alabama Street as platted in the plat Town of Brooklynd; thence northwesterly on a straight line along the northeasterly line of Chester Street a distance of 230.97 feet, said northeasterly line having an assumed bearing of N 27°35'54" W; thence deflecting to the left 88°30' a distance of 91.19 feet; thence deflecting to the right 15°31' a distance of 54.41 feet; thence deflecting to the left 34°22' a distance of 79.78 feet; thence deflecting to the right 23°26' a distance of 440.70 feet; thence deflecting to the left 38°00' a distance of 64.00 feet to the point of beginning of the centerline to be described; thence deflecting to the left 89°30' a distance of 105.00 feet; thence deflecting to the right 90°00' a distance of 41.00 feet; thence deflecting left 58°15' a distance of 125.00 feet, more or less, to the northerly right of way line of said Alabama Street, and said centerline there terminating. The sidelines of this easement may be lengthened or shortened to also terminate at the northerly right of way of said Alabama Street.

All the above located within the City of Saint Paul, Ramsey County, Minnesota and according to the recorded plat of Town of Brooklynd and Registered Land Survey Number 514 on file and of record in the offices of the County Recorder and Registrar of Titles in and for Ramsey County, State of Minnesota.

This easement is subject to the existing earthen levee described above including its existing contours, setbacks, concrete and other accoutrements.

Also, this easement may be temporarily suspended in part or in full as necessary for levee maintenance or during certain flood events for indeterminate periods of time in the interest of public safety.

To have and to hold the same forever. Grantor does covenant that it is well seized in fee of the land and premises aforesaid, and has good right to sell and convey the same free of all encumbrances.

Grantor also covenants that the above granted easement is in the quiet and peaceable possession of the Grantee. Grantor will warrant and defend against all persons lawfully claiming the whole or any part thereof, subject to encumbrances, if any, hereinbefore mentioned. It is intended and agreed that this agreement shall be a covenant running with the land and shall be binding to the fullest extent of the law and equity for the benefit of the public. It is further intended and agreed that this agreement and covenant shall remain in effect without limitation as to time.

IN TESTIMONY WHEREOF, Grantor has caused this deed to be executed in its corporate name by its duly authorized officers, and attested to this _____ day of _____, 2012.

CITY OF SAINT PAUL, MINNESOTA

By: _____
Its Mayor or Deputy Mayor

By: _____
Its Director of Financial Services

By: _____
Its City Clerk

Approved as to form:

Assistant City Attorney

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

The foregoing instrument was acknowledged before me this _____ day of _____, 2012, by _____, Mayor or Deputy Mayor, _____, Director, Office of Financial Services and _____, City Clerk of the City of Saint Paul, a Minnesota municipal corporation under the laws of the State of Minnesota.

Notary Public

This Instrument was drafted by:

City of Saint Paul
Office of Financial Services – Real Estate
25 W. 4th St., Rm. 1000
St. Paul, MN 55102