

THIS INSTRUMENT PREPARED BY THE
BALDWIN COUNTY HIGHWAY DEPARTMENT
ROBERTSDALE, ALABAMA 36567

STATE OF ALABAMA)	Project No. 0212119
	Russian Road
COUNTY OF BALDWIN)	G, D, B & Pave from Roscoe Road
	to End of Maintenance
	05-61-06-23-0-000-002.002
	Tract No. 5

FEE SIMPLE
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten dollars (\$10.00), cash in hand paid to the undersigned by Baldwin County, Alabama, the receipt of which is hereby acknowledged, I (we), the undersigned Grantor(s), City of Foley, Alabama, an Alabama municipal corporation, have this day bargained and sold, and by these presents do hereby GRANT, BARGAIN, SELL and CONVEY unto **Baldwin County, Alabama**, the following described property:

A part of the Southeast Quarter of the Northwest Quarter of Section 23, Township 8 South, Range 4 East, identified as Tract Number 5 on the Russian Road, Project No. 0212119 in Baldwin County, Alabama and being more fully described as follows:

Parcel 1 of 1:

Commencing at a set mag nail with washer at the southwest corner of the Southwest Quarter of the Northwest Quarter of Section 23, Township 8 South, Range 4 East, in Baldwin County, Alabama;

Thence S89°43'01"E along the south line of said Quarter a distance of 1356.91 feet to a point;

Thence N0°0'0"W leaving the south line of said Quarter a distance of 21.26 feet to the grantor's southwest property corner and being the Point of Beginning of the property herein to be conveyed;

Thence N0°02'44"E along the grantor's west property line a distance of 4.06 feet to a point on the acquired R/W line;

Thence along the acquired R/W line and a curve to the right having an arc length of 19.19 feet, a radius of 30030 feet and a chord bearing of N89°45'43"E, terminating said curve at a point (said point is offset 30.00 feet left of and perpendicular to project centerline at Station 23+51.62);

GRANTEE'S ADDRESS:

BALDWIN COUNTY HIGHWAY DEPARTMENT
P.O. BOX 220
SILVERHILL, ALABAMA 36576

Thence N89°46'49"E along the acquired R/W line a distance of 1299.47 feet to a point on the grantor's east property line;

Thence S0°09'36"W along the grantor's east property line a distance of 12.90 feet to the grantor's southeast property corner;

Thence N89°52'15"W along the grantor's south property line a distance of 1318.62 feet to the Point of Beginning of the property herein conveyed and containing 0.244 acres, more or less.

And as shown on the right of way map of record in the Baldwin County Highway Department, a copy of which is also deposited in the office of the Judge of Probate as an aid to persons and entities interested therein and as shown on the Property Sketch attached hereto and made a part hereof.

TO HAVE AND TO HOLD, unto Baldwin County, Alabama, its successors and assigns in fee simple forever.

AND FOR THE CONSIDERATION AFORESAID, I (we) do for myself (ourselves), for my (our) heirs, executors administrators, successors, and assigns covenant to and with Baldwin County, Alabama, that I (we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that I (we) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for ad valorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THE GRANTOR(S) HEREIN FURTHER COVENANT(S) AND AGREE(S), that the purchase price above-stated is in full compensation to him-her (them) for this conveyance.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal this the _____ day of _____, 2021.

City of Foley, Alabama
an Alabama municipal corporation

By: _____
Ralph Hellmich
Its Mayor

GRANTEE'S ADDRESS:

BALDWIN COUNTY HIGHWAY DEPARTMENT
P.O. BOX 220
SILVERHILL, ALABAMA 36576

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

COUNTY OF BALDWIN

I, _____, a Notary Public in and for said County, in said State, hereby certify that Ralph Hellmich, whose name as Mayor of the City of Foley, Alabama, an Alabama municipal a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, as such Mayor and with full authority, executed the same voluntarily for and as the act of said municipal corporation.

Given under my hand this _____ day of _____, A.D. 2021.

NOTARY PUBLIC

Commission Expires: _____

GRANTEE'S ADDRESS:

BALDWIN COUNTY HIGHWAY DEPARTMENT
P.O. BOX 220
SILVERHILL, ALABAMA 36576

**ACKNOWLEDGEMENT OF FUNDING, WAIVER OF RIGHTS
TO APPRAISAL AND JUST COMPENSATION
AND RIGHT-OF-ENTRY**

**G, D, B & Pave Russian Road
from Roscoe Road to EOM
Project No. 0212119
Tract No. 5**

I (We) the undersigned property owner(s) do hereby acknowledge that I (we) have been made aware of the fact that this project is not funded and could remain unfunded for some time.

I (We) hereby acknowledge that I (we) have been made aware of my (our) rights to an appraisal and just compensation and in further consideration of the benefits accrued to my (our) property from the above-referenced project, I (we) do hereby waive my (our) rights to said appraisal and just compensation and grant right-of-entry for the construction of same.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the _____ day of _____, 2021.

**City of Foley, Alabama
an Alabama municipal corporation**

By: _____
Ralph Hellmich
Its Mayor

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

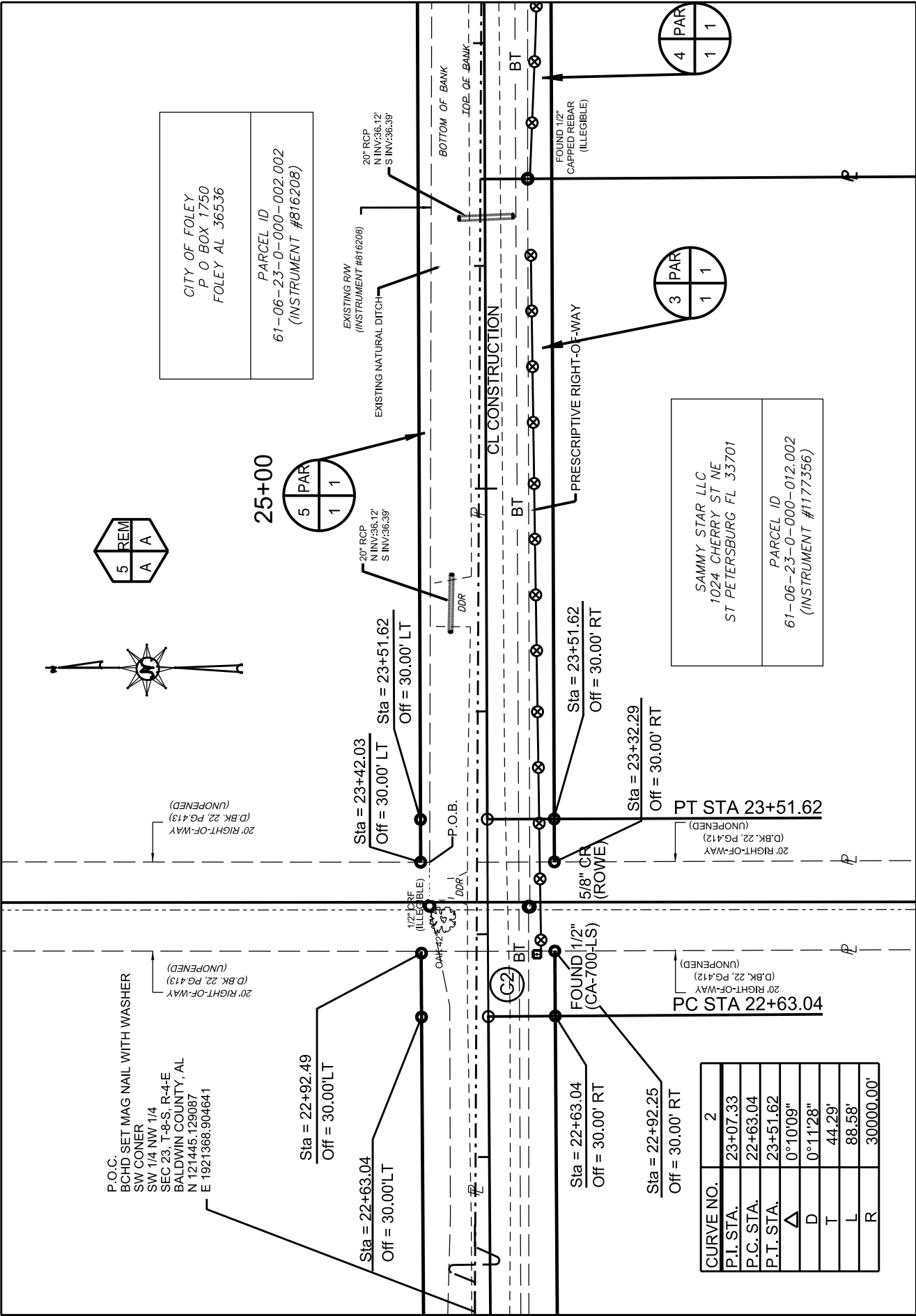
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Given under my hand this _____ day of _____, A.D. 2021.

NOTARY PUBLIC

My Commission Expires: _____



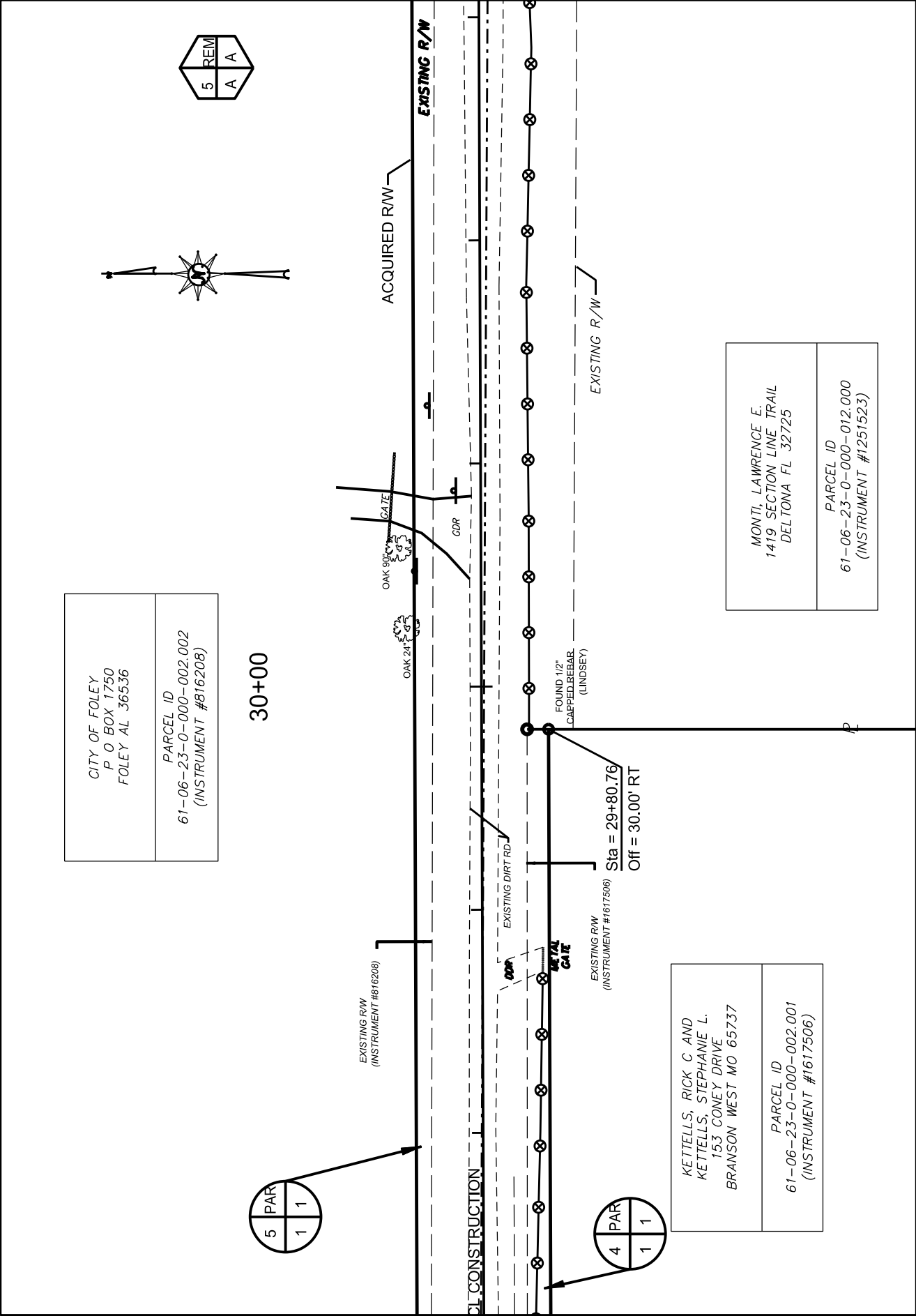
CURVE NO.	2
P.I. STA.	23+07.33
P.C. STA.	22+63.04
P.T. STA.	23+51.62
Δ	0°10'09"
D	0°11'28"
T	44.29'
L	88.58'
R	30000.00'

THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

TRACT NO. 5
OWNER CITY OF FOLEY
TOTAL ACREAGE 482.520
R.O.W. REQUIRED 0.244
PRESCRIPTIVE R.O.W. N/A
T.C.E. REQUIRED N/A
REMAINDER 482.276

PROJECT NO. 0212119
COUNTY BALDWIN
SCALE: 1"=60'
DATE: 12-16-2020
REVISED: N/A
SHEET : 1 OF 3

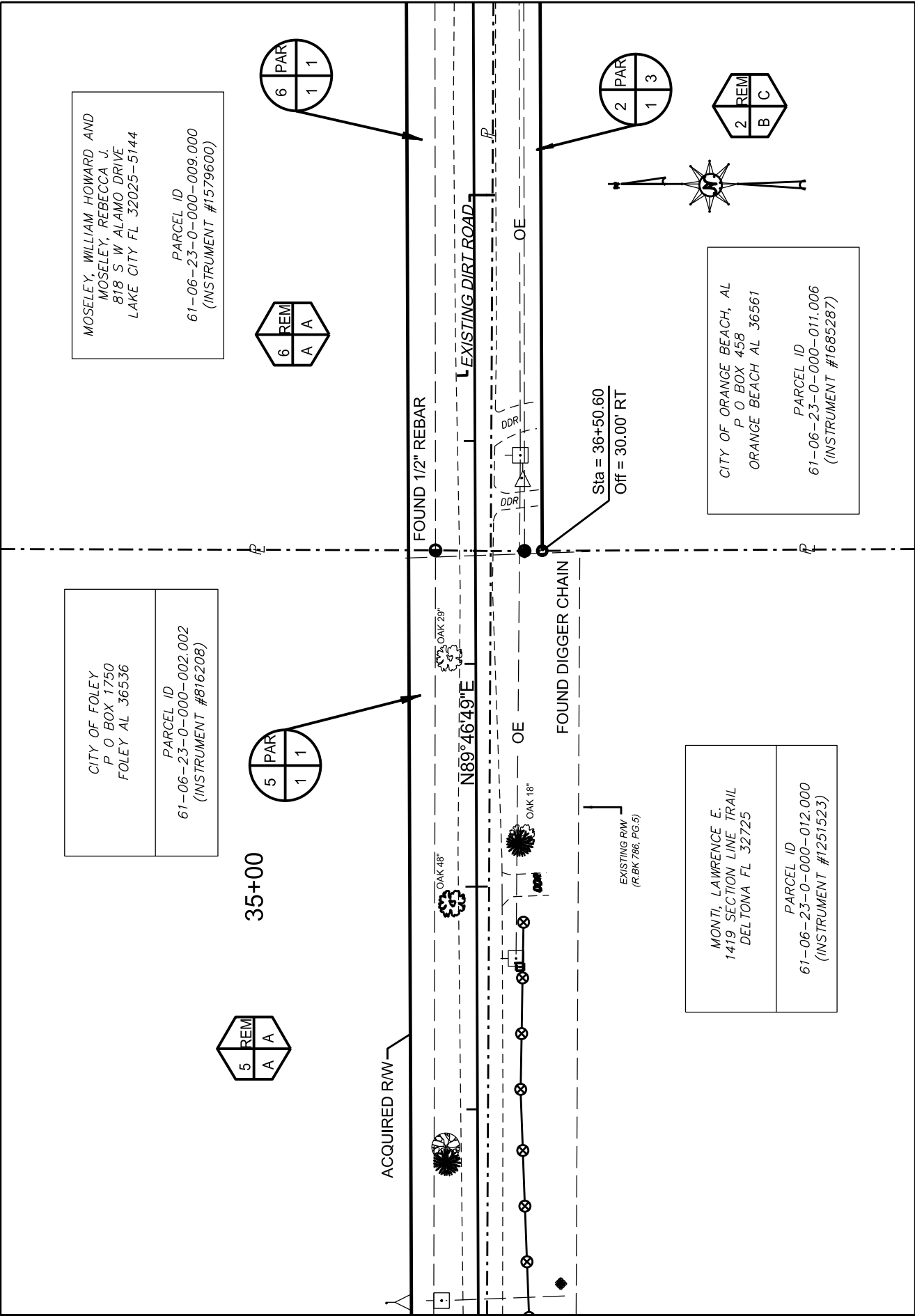


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BOUNDARY SURVEY

COUNTY OF BALDWIN

TRACT NO.	5
OWNER	CITY OF FOLEY
TOTAL ACREAGE	482.520
R.O.W. REQUIRED	0.244
PRESCRIPTIVE R.O.W.	N/A
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REMAINDER	482.276

PROJECT NO.	0212119
COUNTY	BALDWIN
SCALE:	1"=60'
DATE;	12-16-2020
REVISED:	N/A
SHEET :	2 OF 3



MATCH SHEET 2 OF 3

THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

TRACT NO. 5
OWNER CITY OF FOLEY
TOTAL ACREAGE 482.520
R.O.W. REQUIRED 0.244
PRESCRIPTIVE R.O.W. N/A
T.C.E. REQUIRED N/A
REMAINDER 482.276

PROJECT NO. 0212119
COUNTY BALDWIN
SCALE: 1"=60'
DATE; 12-16-2020
REVISED: N/A
SHEET : 3 OF 3