



PETITION FOR ANNEXATION

We, the undersigned PETITIONERS, owners of the property described in the attached Exhibit A and as delineated on the map attached as Exhibit B, such property being outside the corporate limits of the City of Foley, Alabama, but which is now, or at the time this petition is acted upon will be, contiguous to the said corporate limits, and such property not lying within the corporate limits of any other municipality, do by these presents hereby petition the City of Foley, a municipal corporation, that said property be annexed into the City of Foley, Alabama pursuant to the authority of Section 11-42-21 of the Code of Alabama (1975).

We, the undersigned PETITIONERS further petition that the Honorable Mayor and City Council of the City of Foley, Alabama, set a date for the hearing of this petition and adopt an ordinance annexing such property.

We, the undersigned PETITIONERS also ask that the Honorable Mayor and City Council of the City of Foley, Alabama, do all things necessary and requisite to comply with the terms of Section 11-42-21 of the Code of Alabama (1975).

We, the undersigned PETITIONERS understand that we will have no right to vote in any elections which we would be entitled to vote in as a result of this proposed annexation until the annexation is pre-cleared by the United States Department of Justice pursuant to section 5 of the Voting Rights Act of 1965, as amended.

Dated this 16th day of September, 2021.

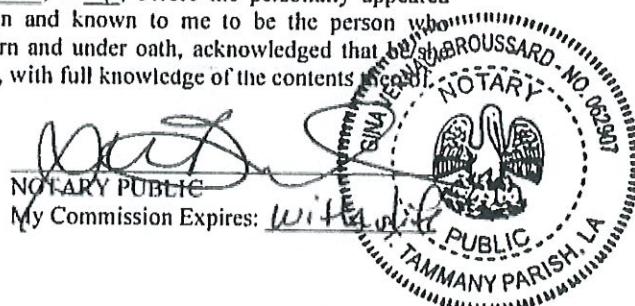
A handwritten signature in black ink.

Petitioner's Signature

Petitioner's Signature

STATE OF ALABAMA *Louisiana*
BALDWIN COUNTY *St. Tammany Parish*

On this 16th day of September, 2021, before me personally appeared
Adam Henning, to me known and known to me to be the person who
executed the foregoing instrument, and who, sworn and under oath, acknowledged that he/she
executed the same as his/her own free act and deed, with full knowledge of the contents thereof.



STATE OF ALABAMA
BALDWIN COUNTY

On this _____ day of _____, 20____, before me personally appeared
_____, to me known and known to me to be the person who
executed the foregoing instrument, and who, sworn and under oath, acknowledged that he/she
executed the same as his/her own free act and deed, with full knowledge of the contents thereof.

NOTARY PUBLIC
My Commission Expires: _____

ATTACHMENT TO PETITION

PETITIONER(S) REQUEST PROPERTY BE INITIALLY ZONED AS FOLLOWS:

- R-IA Residential Single Family
- R-JB Residential Single Family
- R-IC Residential Single Family
- R-ID Residential Single Family
- R-IR Restricted Residential Single Family
- R-2 Residential Single Family & Duplex
- R-3 Residential Multi Family
- R-4 Residential Single Family & Duplex
- GPH-I Residential Garden-Patio Homes
- TH-I Residential Townhouses
- MH-I Residential Mobile Home Park/Subdivision
- OSP Open Space/Reservation District
- PDD Planned Development District
- PUD Planned Unit Development
- PID Planned Industrial District
- B-I Central Business District
- B-IA Commercial Extended Business District
- B-2 Commercial Neighborhood Business District
- B-3 Commercial Local Business District
- PO Preferred Office District
- M-I Light Industry
- A-O Agriculture Open Space
- H Overlying area of Historic District

PLEASE SELECT ONE OF THE ABOVE. IF YOU HAVE ANY QUESTIONS REGARDING THE REQUESTED ZONING, PLEASE CALL THE ZONING OFFICE AT 251-943-4011.

Initial Zoning Fee \$250.00 - check payable to the City of Foley due at time of submission.

Number of homes currently located on the property being annexed vacant

Number of occupants Adults NA Race NA

Number of businesses currently located on the property being annexed _____

(If more than one business on property, print information on back.)

Name of business NA
NA

Owner's Name NA

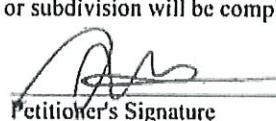
Mailing Address _____

If property is undeveloped, have plans been submitted to Planning Commission?

Yes

If yes, state estimated date the development or subdivision will be completed _____

No

 9-16-13
Petitioner's Signature Date

Petitioner's Signature

Date

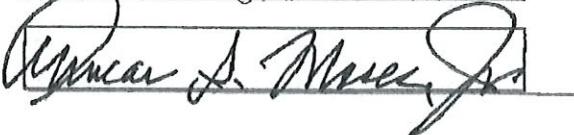
For Internal Use Only: Are infrastructure valuation forms for annexations and subdivision acceptance from the Engineering Department attached?

Yes No

NOTARIZED AUTHORIZATION OF OWNER

I/We, Pamela Chason Moses and Anneas S. Moses Jr. as the sole or joint fee simple title holder(s) of the property described as parcels 05-55-07-26-0-000-021.000, 05-55-08-38-0-000-052.001, 05-55-08-27-0-000-017.001 & 05-55-08-38-0-000-052.004 in County of Baldwin, State of Alabama, authorize Lonesome Development, LLC & JADE Consulting, LLC and/or their consultants to act as our agent to seek City, County or state Annexation, PUD, Rezone, subdivision, Site Plan/Development, Variance, DOT & DEP approvals, and/or all regulatory approvals in connection therewith, on the above referenced property.

:



By:

As Its: Owner/Seller

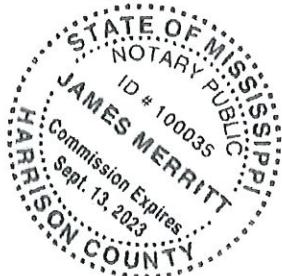
Address: 51 55th Street
Gulport MS 39507

Phone: 251-547-6306 Fax: N/A
Email: amosesjr@aol.com

STATE OF MS

COUNTY OF Harrison

The forgoing instrument was acknowledged before me this 26 day of Aug, 2021 by PAMELA & ANNEAS MOSES as its Owner/Seller, who is personally known to me or who has produced MSDL/MSPL (type of ID) as identification and who did not take an oath.




NOTARY PUBLIC - STATE OF MS

JAMES MERRITT
NAME OF NOTARY - TYPED OR PRINTED

COMMISSION NO: 100035



Baldwin County Revenue Commissioner

Property Appraisal Link

BALDWIN COUNTY, AL

Current Date **2/17/2021**

Tax Year 2020

Valuation Date October 1, 2019

OWNER INFORMATION

PARCEL 55-08-27-0-000-017.001 **PPIN** 063190 **TAX DIST** 02
NAME MOSES, PAMELA CHASON AND HER FAMILY: MOS
ADDRESS 51 55TH STREET
GULFPORT MS 39507
DEED TYPE IN BOOK 0000 **PAGE** 0758943
PREVIOUS OWNER MOSES, PAMELA CHASON AND HER FAMILY: MOS
LAST DEED DATE 5/29/2003

DESCRIPTION

27 AC(C) THE S 333' OF LOT I AND ALL OF LOT J LESS R/W SEC 2
7-T7S-R3E (WDOG) IN#525225 IN#532312

PROPERTY INFORMATION

PROPERTY ADDRESS	CO RD 26
NEIGHBORHOOD	MAGSPRING
PROPERTY CLASS	SUB CLAS
LOT BLOCK	
SECTION/TOWNSHIP/RANGE	00-00 -00
LOT DIMENSION	

PROPERTY VALUES

LAND:	121300	CLASS 1:	TOTAL ACRES:	27.00
BUILDING:		CLASS 2:	TIMBER ACRES:	27.00
	=====	CLASS 3:	121300	
TOTAL PARCEL VALUE:	121300			
ESTIMATED TAX:	\$37.98			
TOTAL USE VALUE:	12673			

DETAIL INFORMATION

<u>CODE</u>	<u>TYPE</u>	<u>REF</u>	<u>METHOD</u>	<u>DESCRIPTION</u>	<u>LAND USE</u>	<u>TC</u>	<u>HsPn</u>	<u>MARKET VALUE</u>	<u>USE VALUE</u>
U	<u>USE</u>	2	ST AC9W	8.00 acres	8320-TIMBER (AVG. C2)	3	N N		4712
U	<u>USE</u>	3	ST AC9W	19.00 acres	8330-TIMBER (POOR C3)	3	N N		7961
M	LAND	4	ST AC9W	27.00 acres	8100-AGRICULTURAL	3	N N	121300	

View Tax Record



[View Map](#)

Viewer Map



September 17, 2021

- polygonLayer**
 - Override 1** — Coastal Control Line
 - Parcels** — Lot Lines

- Centerlines**
- County Boundary**
- Parcels**
- Override 1**
- Coastal Control Line**
- Lot Lines**

1:9,028
0 0.1 0.2 0.3 mi
0 0.075 0.15 0.4 km

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand),

STATE OF ALABAMA)
BALDWIN COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Hundred and No/100 Dollars (\$100.00) and other valuable considerations to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, we, Ceann Chason Wachter and Howard C. Wachter, husband and wife, Misha W. Alexander and Floyd Alexander, husband and wife, Misha W. Alexander and Floyd Alexander, as Trustees for Dorothy Ceann Alexander, a minor, Chason Howard Wachter and Rachel C. Wachter, husband and wife, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Thomas Wachter, a minor, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Ann Chason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, husband and wife, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mary Stewart Wachter, a minor, and Chad Stewart Wachter and Sonya Wachter, as Trustees for Katherine Ceann Wachter, a minor, herein referred to as GRANTORS, do hereby GRANT, BARGAIN, SELL and CONVEY unto Wachter Family Investments, L.L.C., an Alabama limited liability company, herein referred to as GRANTEE, its successors and assigns, their collective undivided one-half interest in the following described Real Estate, situated in the County of Baldwin, State of Alabama, to-wit:

PARCEL ONE:

All real estate situated in the West One-half (W1/2) of the Southwest One Quarter (SW1/4) of Section 26, Township 7 South, Range 3 East.

PARCEL TWO:

The East 175 feet of Spanish Land Grant Section 38, Township 7 South, Range 3 East, lying South of the South right of way line of U.S. Highway 98 and North of the South boundary line of Fractional Section 27, Township 7 South, Range 3 East, if extended West a distance of 175 feet. Intending to convey a strip of land 175 feet in width from East to West and 2,540 feet in length from North to South.

PARCEL THREE:

All of Fractional Section 27, Township 7 South, Range 3 East, lying South of U.S. Highway 98, less and except a parcel owned by Dorothy M. Chason, consisting of 14.5 acres, more or less, commencing at the point of intersection of the East line of said Fractional Section 27, and the South right of way line of U.S. Highway 98 for its point of beginning; thence West 705 feet along the South right of way line of U.S. Highway 98 to a point; thence South 895 feet to a point; thence East 705 feet to a point; thence North 895 feet, more or less, to the point of beginning.

ALSO, a private and perpetual non-exclusive easement thirty (30) feet in width for ingress and egress to the above described property from Baldwin County Highway 26 or commonly known as Michigan Road, over and across the East thirty feet of the Northeast Quarter of Section 34, Township 7 South, Range 3 East. This easement is appurtenant to the above described real estate.

This conveyance is made subject to any and all easements, restrictions, reservations and rights-of-way appearing of record affecting the above-described property.

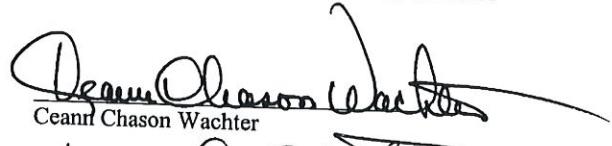
Ad valorem tax notices should be mailed to the GRANTEE at the following address: Post Office Box 520, Montrose, Alabama 36559.

The subject property does not constitute the homestead of the Grantors or the Grantors' spouses.

TO HAVE AND TO HOLD the aforegranted premises, together with improvements and appurtenances thereunto appertaining, to the said GRANTEE, its successors and assigns FOREVER.

758943
Efbgsl

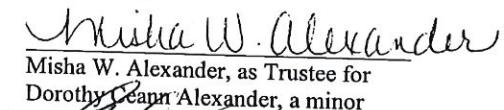
IN WITNESS WHEREOF, the GRANTORS have set their hands and seals, to be effective
the 29 day of May, 2003.

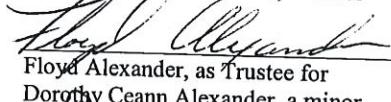

Ceann Chason Wachter

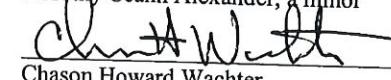

Howard C. Wachter

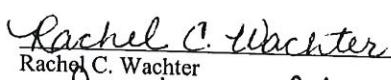

Misha W. Alexander

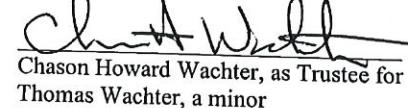

Floyd Alexander

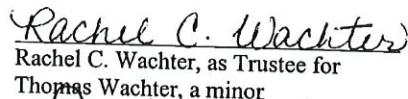

Misha W. Alexander
Misha W. Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

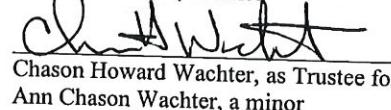

Floyd Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

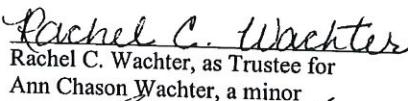

Chason Howard Wachter


Rachel C. Wachter

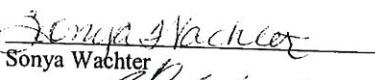

Chason Howard Wachter, as Trustee for
Thomas Wachter, a minor

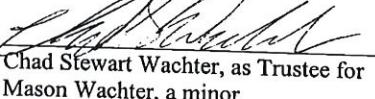

Rachel C. Wachter, as Trustee for
Thomas Wachter, a minor

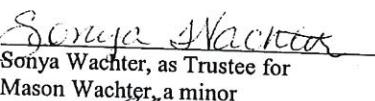

Chason Howard Wachter, as Trustee for
Ann Chason Wachter, a minor

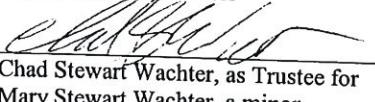

Rachel C. Wachter, as Trustee for
Ann Chason Wachter, a minor


Chad Stewart Wachter


Sonya Wachter


Chad Stewart Wachter, as Trustee for
Mason Wachter, a minor


Sonya Wachter, as Trustee for
Mason Wachter, a minor


Chad Stewart Wachter, as Trustee for
Mary Stewart Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Mary Stewart Wachter, a minor

Chad Wachter
Chad Stewart Wachter, as Trustee for
Katherine Ceann Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Katherine Ceann Wachter, a minor

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Ceann Chason Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Howard C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



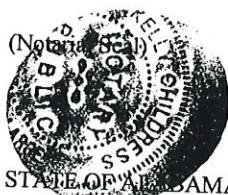
Kelly Children
Notary Public
My Commission Expires: 5/31/04

STATE OF ALABAMA

Baldwin COUNTY

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



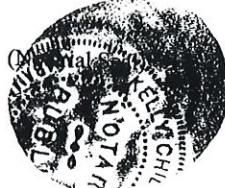
Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA

Baldwin COUNTY

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.

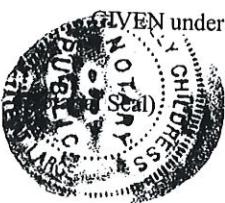


Kelly Children
Notary Public
My Commission Expires: 5/3/16

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 29th day of May, 2003.

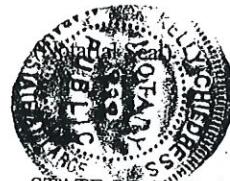
Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

A circular notary seal with a decorative border. The outer ring contains the text "NOTARY PUBLIC" at the top and "At Large" at the bottom. The inner circle contains "JAMES SPAIN" at the top, "Notarial Seal" in the center, and "1901" at the bottom.

GIVEN under my hand and official seal this the 25th day of July, 2003

Notary Public
My Commission Expires: 5/9/2007

My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

A circular seal with a decorative border. The outer ring contains the text "ALABAMA STATE PUBLIC HEALTH DEPARTMENT" in capital letters. The inner circle contains the text "TO ROTARY CLUBS OF ALABAMA" in capital letters.

the 11 day of July, 2003.
Debra Adams Spain
Notary Public
My Commission Expires: 5/9/2007

This instrument was prepared by:

Debra D. Spain, Esq.
Capell & Howard, P.C.
150 South Perry Street
Post Office Box 2069
Montgomery, Alabama 36102-2069
(334) 241-8000

The preparer of this instrument acted as a scrivener only and performed no title work with respect to the subject property.

State of Alabama, Baldwin County
I certify this instrument was filed
and taxes collected on:

2003 September-17 8:18pm

Instrument Number 738943 Pages 9
Recording 27.00 Mortgage
Deed 55.00 Min Tax
Index 13.00 DP 1.00
Archive 3.00
Adrian T. Johns, Judge of Probate



**Baldwin County
Revenue Commissioner**

**Property Appraisal Link
BALDWIN COUNTY, AL**

Current Date 2/17/2021

Tax Year 2020

Valuation Date October 1, 2019

OWNER INFORMATION

PARCEL	55-07-26-0-000-021.000	PPIN 007109 TAX DIST 02
NAME	MOSES, ANNEAS S JR ETUX PAMELA CHASON (1)	
ADDRESS	51 55TH STREET GULFPORT MS 39507	
DEED TYPE IN	BOOK 0000	PAGE 0758943
PREVIOUS OWNER	MOSES, ANNEAS S JR ETUX PAMELA CHASON (1)	
LAST DEED DATE	5/29/2003	

DESCRIPTION

71 AC(C) FM SW COR SEC 26 RUN E 20' TO POB, TH N 2310'(S), T
H E 1330'(S), TH S 2310'(S), TH W 1330'(S) TO BEG IN W1/4 OF
SW1/4 SEC 26-T7S-R3E (WD OF GIFT) IN #532312 IN#525225 IN#
607042

PROPERTY INFORMATION

PROPERTY ADDRESS	16498 US HWY 98
NEIGHBORHOOD	MAGSPRING
PROPERTY CLASS	SUB CLASS
LOT BLOCK	
SECTION/TOWNSHIP/RANGE	00-00 -00
LOT DIMENSION	ZONING

PROPERTY VALUES

LAND:	377400	CLASS 1:		TOTAL ACRES:	71.00
BUILDING:		CLASS 2:		TIMBER ACRES:	71.00
	=====	CLASS 3:	377400		
TOTAL PARCEL VALUE:	377400				
ESTIMATED TAX:	\$128.06				
TOTAL USE VALUE:	43291				

DETAIL INFORMATION

CODE	TYPE	REF METHOD	DESCRIPTION	LAND USE	TC	HsPn	MARKET USE	
							VALUE	VALUE
U	USE	3	ST AC9W	8.00 acres	8310-TIMBER (GOOD C1)	3	N N	6184
U	USE	4	ST AC9W	63.00 acres	8320-TIMBER (AVG. C2)	3	N N	37107
M	LAND	5	ST AC9W	71.00 acres	8100-AGRICULTURAL	3	N N	377400

[View Tax Record](#)[View Map](#)

Viewer Map

September 17, 2021

polygonLayer

Override 1

Parcels

Lot Lines

— Centerslines

— Coastal Control Line

□ County Boundary



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand),

STATE OF ALABAMA)
BALDWIN COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Hundred and No/100 Dollars (\$100.00) and other valuable considerations to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, we, Ceann Chason Wachter and Howard C. Wachter, husband and wife, Misha W. Alexander and Floyd Alexander, husband and wife, Misha W. Alexander and Floyd Alexander, as Trustees for Dorothy Ceann Alexander, a minor, Chason Howard Wachter and Rachel C. Wachter, husband and wife, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Thomas Wachter, a minor, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Ann Chason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, husband and wife, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mary Stewart Wachter, a minor, and Chad Stewart Wachter and Sonya Wachter, as Trustees for Katherine Ceann Wachter, a minor, herein referred to as GRANTORS, do hereby GRANT, BARGAIN, SELL and CONVEY unto Wachter Family Investments, L.L.C., an Alabama limited liability company, herein referred to as GRANTEE, its successors and assigns, their collective undivided one-half interest in the following described Real Estate, situated in the County of Baldwin, State of Alabama, to-wit:

PARCEL ONE:

All real estate situated in the West One-half (W1/2) of the Southwest One Quarter (SW1/4) of Section 26, Township 7 South, Range 3 East.

PARCEL TWO:

The East 175 feet of Spanish Land Grant Section 38, Township 7 South, Range 3 East, lying South of the South right of way line of U.S. Highway 98 and North of the South boundary line of Fractional Section 27, Township 7 South, Range 3 East, if extended West a distance of 175 feet. Intending to convey a strip of land 175 feet in width from East to West and 2,540 feet in length from North to South.

PARCEL THREE:

All of Fractional Section 27, Township 7 South, Range 3 East, lying South of U.S. Highway 98, less and except a parcel owned by Dorothy M. Chason, consisting of 14.5 acres, more or less, commencing at the point of intersection of the East line of said Fractional Section 27, and the South right of way line of U.S. Highway 98 for its point of beginning; thence West 705 feet along the South right of way line of U.S. Highway 98 to a point; thence South 895 feet to a point; thence East 705 feet to a point; thence North 895 feet, more or less, to the point of beginning.

ALSO, a private and perpetual non-exclusive easement thirty (30) feet in width for ingress and egress to the above described property from Baldwin County Highway 26 or commonly known as Michigan Road, over and across the East thirty feet of the Northeast Quarter of Section 34, Township 7 South, Range 3 East. This easement is appurtenant to the above described real estate.

This conveyance is made subject to any and all easements, restrictions, reservations and rights-of-way appearing of record affecting the above-described property.

Ad valorem tax notices should be mailed to the GRANTEE at the following address: Post Office Box 520, Montrose, Alabama 36559.

The subject property does not constitute the homestead of the Grantors or the Grantors' spouses.

TO HAVE AND TO HOLD the aforegranted premises, together with improvements and appurtenances thereunto appertaining, to the said GRANTEE, its successors and assigns FOREVER.

758943
Etchbilly

IN WITNESS WHEREOF, the GRANTORS have set their hands and seals, to be effective
the 29 day of May, 2003.

Ceanne Chason Wachter
Ceanne Chason Wachter

Howard C. Wachter
Howard C. Wachter

Misha W. Alexander
Misha W. Alexander

Floyd Alexander
Floyd Alexander

Misha W. Alexander
Misha W. Alexander, as Trustee for
Dorothy Ceanne Alexander, a minor

Floyd Alexander
Floyd Alexander, as Trustee for
Dorothy Ceanne Alexander, a minor

Chason Howard Wachter
Chason Howard Wachter

Rachel C. Wachter
Rachel C. Wachter

Chason Howard Wachter
Chason Howard Wachter, as Trustee for
Thomas Wachter, a minor

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Thomas Wachter, a minor

Chason Howard Wachter
Chason Howard Wachter, as Trustee for
Ann Chason Wachter, a minor

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Ann Chason Wachter, a minor

Chad Stewart Wachter
Chad Stewart Wachter

Sonya Wachter
Sonya Wachter

Chad Stewart Wachter
Chad Stewart Wachter, as Trustee for
Mason Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Mason Wachter, a minor

Chad Stewart Wachter
Chad Stewart Wachter, as Trustee for
Mary Stewart Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Mary Stewart Wachter, a minor

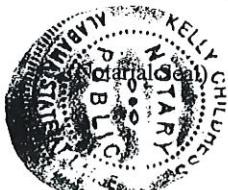
Chad Wachter
Chad Stewart Wachter, as Trustee for
Katherine Ceann Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Katherine Ceann Wachter, a minor

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Ceann Chason Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Howard C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 29th day of May, 2003.

Kelly Childers

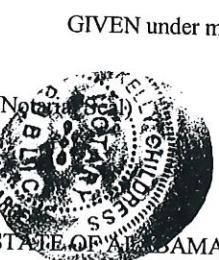
Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 29th day of May, 2003.

Kelly Childers

Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 29th day of May, 2003.

Kelly Childers

Notary Public

My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

Debra James Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003,
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

This instrument was prepared by:

Debra D. Spain, Esq.
Capell & Howard, P.C.
150 South Perry Street
Post Office Box 2069
Montgomery, Alabama 36102-2069
(334) 241-8000

The preparer of this instrument acted as a scrivener only and performed no title work with respect to the subject property.

State of Alabama, Baldwin County
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2003 September-17 8:16AM

Instrument Number 758943 Pages 9
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Deed 55.00 Min Tax
Index 13.00 DP 1.00
Archive 3.00
Adrian T. Johns, Judge of Probate



**Baldwin County
Revenue Commissioner**

Property Appraisal Link

BALDWIN COUNTY, AL

Current Date **2/17/2021**

Tax Year 2020

Valuation Date October 1, 2019

OWNER INFORMATION

PARCEL 55-08-38-0-000-052.001 **PPIN** 007112 **TAX DIST** 02
NAME MOSES, ANNEAS S JR ETUX PAMELA CHASON (1
ADDRESS 51 55TH STREET
GULFPORT MS 39507
DEED TYPE IN BOOK 0000 **PAGE** 0758943
PREVIOUS OWNER MOSES, ANNEAS S JR ETUX PAMELA CHASON (1
LAST DEED DATE 5/29/2003

DESCRIPTION

175' X 645' A LOT IN GR SEC 38 DESC AS THE EAST 174' OF SPAN
ISH LAND GRANT 38 LYING SOUTH OF S R/W OF HWY 98 SEC 38-T7S-
R3E (WD) IN #525225 IN#532312 IN#607042 IN#607043

PROPERTY INFORMATION

PROPERTY ADDRESS	US HWY 98
NEIGHBORHOOD	MAGSPRING
PROPERTY CLASS	SUB CLASS
LOT BLOCK	
SECTION/TOWNSHIP/RANGE	00-00 -00
LOT DIMENSION	175X645

PROPERTY VALUES

LAND:	34700	CLASS 1:	TOTAL ACRES:	2.70
BUILDING:	=====	CLASS 2:	TIMBER ACRES:	2.70
		CLASS 3:	34700	
TOTAL PARCEL VALUE:	34700			
ESTIMATED TAX:	\$3.63			
TOTAL USE VALUE:	1131			

DETAIL INFORMATION

<u>CODE</u>	<u>TYPE</u>	<u>REF</u>	<u>METHOD</u>	<u>DESCRIPTION</u>	<u>LAND USE</u>	<u>TC</u>	<u>HsPn</u>	<u>MARKET VALUE</u>	<u>USE VALUE</u>
U	USE	3	ST AC9W	2.70 acres	8330-TIMBER (POOR C3)	3	N N		1131
M	LAND	4	ST AC9W	2.70 acres	8100-AGRICULTURAL	3	N N	34700	

View Tax Record



[View Map](#)

Viewer Map

September 17, 2021

- polygonLayer**
 - Override 1
 - Parcels
 - Centerlines
 - Misc
 - Coastal Control Line
- Lot Lines
- County Boundary



Sources: Esri, HERE, Garmin, USGS, Intermapper, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand).

STATE OF ALABAMA)
BALDWIN COUNTY)

STATUTORY WARRANTY DEED

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PARCEL THREE:

All of Fractional Section 27, Township 7 South, Range 3 East, lying South of U.S. Highway 98, less and except a parcel owned by Dorothy M. Chason, consisting of 14.5 acres, more or less, commencing at the point of intersection of the East line of said Fractional Section 27, and the South right of way line of U.S. Highway 98 for its point of beginning; thence West 705 feet along the South right of way line of U.S. Highway 98 to a point; thence South 895 feet to a point; thence East 705 feet to a point; thence North 895 feet, more or less, to the point of beginning.

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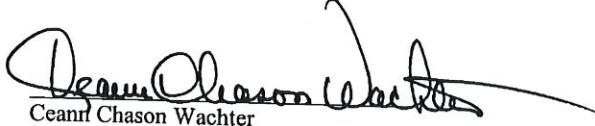
Ad valorem tax notices should be mailed to the GRANTEE at the following address: Post Office Box 520, Montrose, Alabama 36559.

The subject property does not constitute the homestead of the Grantors or the Grantors' spouses.

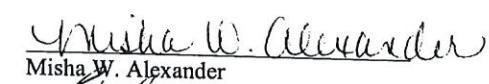
TO HAVE AND TO HOLD the aforegranted premises, together with improvements and appurtenances thereunto appertaining, to the said GRANTEE, its successors and assigns FOREVER.

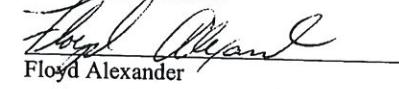
758943
Ethel

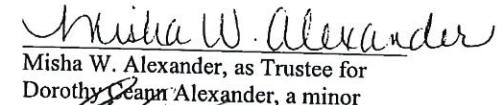
IN WITNESS WHEREOF, the GRANTORS have set their hands and seals, to be effective
the 29 day of May, 2003.

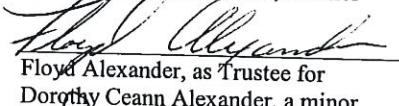

Ceann Chason Wachter

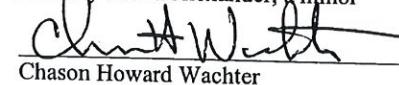

Howard C. Wachter

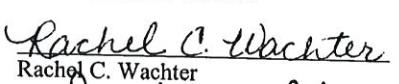

Misha W. Alexander
Misha W. Alexander

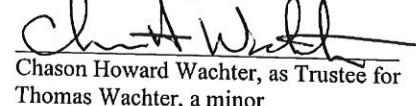

Floyd Alexander

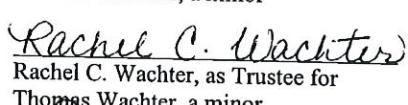

Misha W. Alexander
Misha W. Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

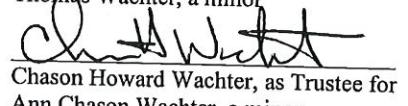

Floyd Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

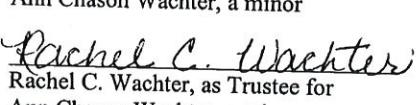

Chason Howard Wachter

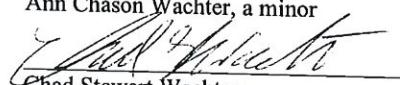

Rachel C. Wachter
Rachel C. Wachter

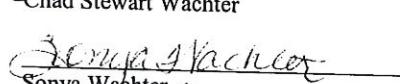

Chason Howard Wachter, as Trustee for
Thomas Wachter, a minor

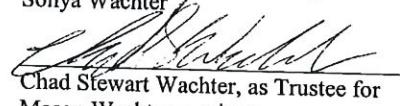

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Thomas Wachter, a minor

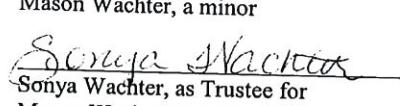

Chason Howard Wachter, as Trustee for
Ann Chason Wachter, a minor

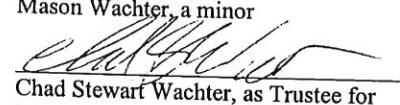

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Ann Chason Wachter, a minor


Chad Stewart Wachter


Sonya Wachter


Chad Stewart Wachter, as Trustee for
Mason Wachter, a minor


Sonya Wachter
Sonya Wachter, as Trustee for
Mason Wachter, a minor


Chad Stewart Wachter, as Trustee for
Mary Stewart Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Mary Stewart Wachter, a minor

Chad Stewart Wachter
Chad Stewart Wachter, as Trustee for
Katherine Ceann Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Katherine Ceann Wachter, a minor

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Ceann Chason Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Howard C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA

Baldwin COUNTY

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



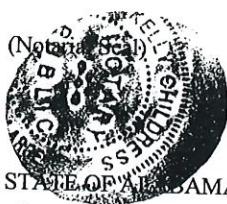
Willie Children
Notary Public
My Commission Expires: 5/31/04

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.

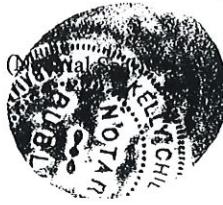


STATE OF ALABAMA

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.

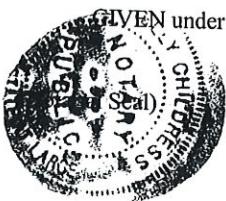


Kelly Culkin
Notary Public
My Commission Expires: 5/31/04

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Childers
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 28th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

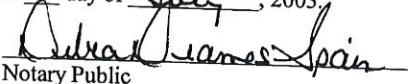


GIVEN under my hand and official seal this the 24th day of July, 2003.

Debra Deames Spain
Notary Public
My Commission Expires: 5/9/2007

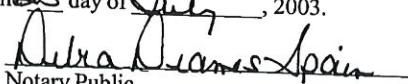
STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003,
(Notarial Seal) 
Notary Public
My Commission Expires: 5/9/2007

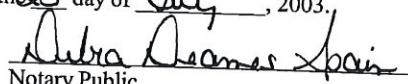
STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.
(Notarial Seal) 
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.
(Notarial Seal) 
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

This instrument was prepared by:

Debra D. Spain, Esq.
Capell & Howard, P.C.
150 South Perry Street
Post Office Box 2069
Montgomery, Alabama 36102-2069
(334) 241-8000

The preparer of this instrument acted as a scrivener only and performed no title work with respect to the subject property.

State of Alabama, Baldwin County
I certify this instrument was filed
and taxes collected on:

2003 September-17 8:18AM

Instrument Number 758943 Pages 9
Recording 27.00 Mortgage
Deed 55.00 Min Tax
Index 13.00 DP 1.00
Archive 3.00
Adrian T. Johns, Judge of Probate



**Baldwin County
Revenue Commissioner**

**Property Appraisal Link
BALDWIN COUNTY, AL**

Current Date 2/17/2021

Tax Year 2020

Valuation Date October 1, 2019

OWNER INFORMATION

PARCEL	55-08-38-0-000-052.004	PPIN 092453 TAX DIST 02
NAME	MOSES, ANNEAS S JR ETUX PAMELA CHASON (1)	
ADDRESS	51 55TH STREET GULFPORT MS 39507	
DEED TYPE IN	BOOK 0000	PAGE 0758943
PREVIOUS OWNER	MOSES, ANNEAS S JR ETUX PAMELA CHASON (1)	
LAST DEED DATE	5/29/2003	

DESCRIPTION

7.6 ACC FR INT OF E BDY OF GR 38 & S R/W LN OF US HWY 98 RUN
TH S 654' FOR POB CONT TH S 1886' W 175', TH N 1886', TH E
175' TO POB GR SEC 38-T7S-R3E (WD) IN #525225 IN#532312 IN#6
07042 IN#607043

PROPERTY INFORMATION

PROPERTY ADDRESS	US HWY 98
NEIGHBORHOOD	MAGSPRING
PROPERTY CLASS	SUB CLASS
LOT BLOCK	
SECTION/TOWNSHIP/RANGE	00-00 -00
LOT DIMENSION	ZONING

PROPERTY VALUES

LAND:	97600	CLASS 1:		TOTAL ACRES:	7.60
BUILDING:		CLASS 2:		TIMBER ACRES:	
	=====	CLASS 3:	97600		
TOTAL PARCEL VALUE:	97600				
ESTIMATED TAX:	\$12.32				
TOTAL USE VALUE:	4476				

DETAIL INFORMATION

CODE TYPE	REF METHOD	DESCRIPTION	LAND USE	TC HsPn	MARKET USE
					VALUE
U	USE 2	ST AC9W 7.60 acres	8320-TIMBER (AVG. C2) 3 N N		4476
M	LAND 3	ST AC9W 7.60 acres	8100-AGRICULTURAL 3 N N	97600	

[View Tax Record](#)[View Map](#)

Viewer Map

September 17, 2021

polygonLayer

Override 1

Parcels

Lot Lines

Centelines

Coastal Control Line

County Boundary

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□

—

—

—

□

—

—

0

0.075

0.15

0.2

0.4 km

1.9,028

0.3 mi

0

0.075

0.15

0.2

0.4 km

0

STATE OF ALABAMA)
BALDWIN COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Hundred and No/100 Dollars (\$100.00) and other valuable considerations to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, we, Ceann Chason Wachter and Howard C. Wachter, husband and wife, Misha W. Alexander and Floyd Alexander, husband and wife, Misha W. Alexander and Floyd Alexander, as Trustees for Dorothy Ceann Alexander, a minor, Chason Howard Wachter and Rachel C. Wachter, husband and wife, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Thomas Wachter, a minor, Chason Howard Wachter and Rachel C. Wachter, as Trustees for Ann Chason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, husband and wife, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mason Wachter, a minor, Chad Stewart Wachter and Sonya Wachter, as Trustees for Mary Stewart Wachter, a minor, and Chad Stewart Wachter and Sonya Wachter, as Trustees for Katherine Ceann Wachter, a minor, herein referred to as GRANTORS, do hereby GRANT, BARGAIN, SELL and CONVEY unto Wachter Family Investments, L.L.C., an Alabama limited liability company, herein referred to as GRANTEE, its successors and assigns, their collective undivided one-half interest in the following described Real Estate, situated in the County of Baldwin, State of Alabama, to-wit:

PARCEL ONE:

All real estate situated in the West One-half (W1/2) of the Southwest One Quarter (SW1/4) of Section 26, Township 7 South, Range 3 East.

PARCEL TWO:

The East 175 feet of Spanish Land Grant Section 38, Township 7 South, Range 3 East, lying South of the South right of way line of U.S. Highway 98 and North of the South boundary line of Fractional Section 27, Township 7 South, Range 3 East, if extended West a distance of 175 feet. Intending to convey a strip of land 175 feet in width from East to West and 2,540 feet in length from North to South.

PARCEL THREE:

All of Fractional Section 27, Township 7 South, Range 3 East, lying South of U.S. Highway 98, less and except a parcel owned by Dorothy M. Chason, consisting of 14.5 acres, more or less, commencing at the point of intersection of the East line of said Fractional Section 27, and the South right of way line of U.S. Highway 98 for its point of beginning; thence West 705 feet along the South right of way line of U.S. Highway 98 to a point; thence South 895 feet to a point; thence East 705 feet to a point; thence North 895 feet, more or less, to the point of beginning.

ALSO, a private and perpetual non-exclusive easement thirty (30) feet in width for ingress and egress to the above described property from Baldwin County Highway 26 or commonly known as Michigan Road, over and across the East thirty feet of the Northeast Quarter of Section 34, Township 7 South, Range 3 East. This easement is appurtenant to the above described real estate.

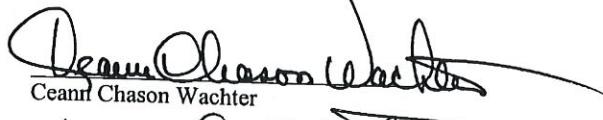
This conveyance is made subject to any and all easements, restrictions, reservations and rights-of-way appearing of record affecting the above-described property.

Ad valorem tax notices should be mailed to the GRANTEE at the following address: Post Office Box 520, Montrose, Alabama 36559.

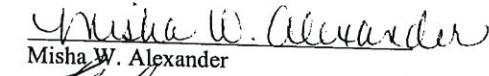
The subject property does not constitute the homestead of the Grantors or the Grantors' spouses.

TO HAVE AND TO HOLD the aforegranted premises, together with improvements and appurtenances thereunto appertaining, to the said GRANTEE, its successors and assigns FOREVER.

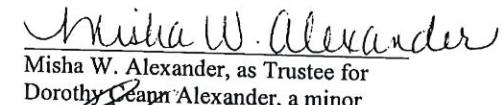
IN WITNESS WHEREOF, the GRANTORS have set their hands and seals, to be effective
the 29 day of May, 2003.

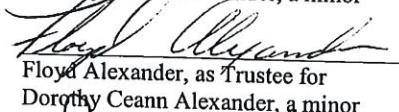

Ceann Chason Wachter

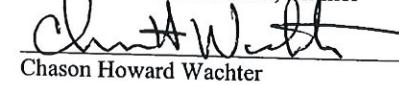

Howard C. Wachter

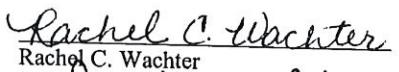

Misha W. Alexander
Misha W. Alexander

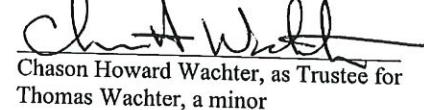

Floyd Alexander

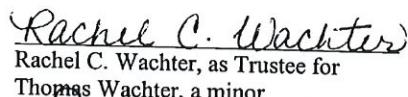

Misha W. Alexander
Misha W. Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

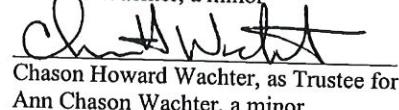

Floyd Alexander, as Trustee for
Dorothy Ceann Alexander, a minor

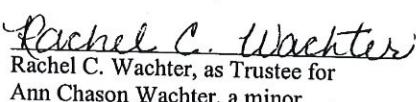

Chason Howard Wachter

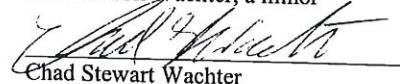

Rachel C. Wachter
Rachel C. Wachter

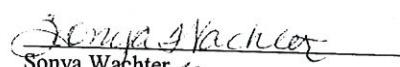

Chason Howard Wachter, as Trustee for
Thomas Wachter, a minor

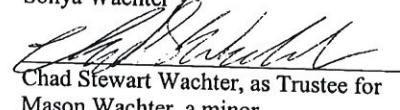

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Thomas Wachter, a minor

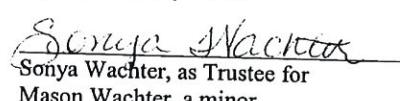

Chason Howard Wachter, as Trustee for
Ann Chason Wachter, a minor

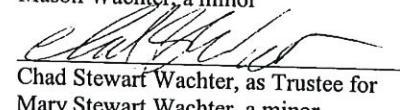

Rachel C. Wachter
Rachel C. Wachter, as Trustee for
Ann Chason Wachter, a minor


Chad Stewart Wachter


Sonya Wachter


Chad Stewart Wachter, as Trustee for
Mason Wachter, a minor


Sonya Wachter
Sonya Wachter, as Trustee for
Mason Wachter, a minor


Chad Stewart Wachter, as Trustee for
Mary Stewart Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Mary Stewart Wachter, a minor

Chad Stewart Wachter
Chad Stewart Wachter, as Trustee for
Katherine Ceann Wachter, a minor

Sonya Wachter
Sonya Wachter, as Trustee for
Katherine Ceann Wachter, a minor

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Ceann Chason Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Howard C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Notary Public
My Commission Expires: 5/31/04

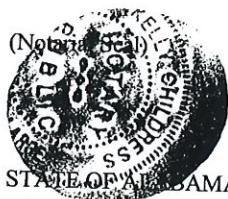
Notary Public
My Commission Expires: 5/31/04

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Misha W. Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Floyd Alexander, as Trustee for Dorothy Ceann Alexander, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.

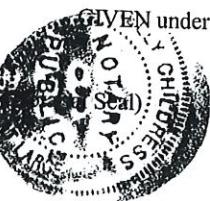


Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)

Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Thomas Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.

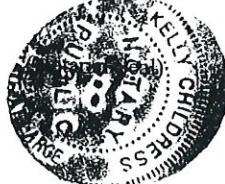


Kelly Children
Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chason Howard Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003.



Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)
Baldwin COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Rachel C. Wachter, as Trustee for Ann Chason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 29th day of May, 2003



Notary Public
My Commission Expires: 5/31/06

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 28th day of July, 2008.

Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)

MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.

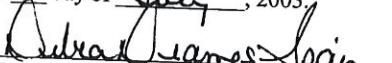
Debra Deanes Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mason Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

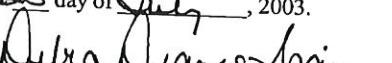

Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)

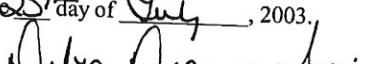

Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Mary Stewart Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.

GIVEN under my hand and official seal this the 25th day of July, 2003.

(Notarial Seal)


Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Chad Stewart Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, he executed the same voluntarily in his capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that Sonya Wachter, as Trustee for Katherine Ceann Wachter, a minor, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she executed the same voluntarily in her capacity as such Trustee as of the date of this acknowledgment.



GIVEN under my hand and official seal this the 25th day of July, 2003.
Debra D. Spain
Notary Public
My Commission Expires: 5/9/2007

This instrument was prepared by:

Debra D. Spain, Esq.
Capell & Howard, P.C.
150 South Perry Street
Post Office Box 2069
Montgomery, Alabama 36102-2069
(334) 241-8000

The preparer of this instrument acted as a scrivener only and performed no title work with respect to the subject property.

State of Alabama, Baldwin County
I certify this instrument was filed
and taxes collected on:

2003 September-17 8:10AM

Instrument Number 758943 Pages 9
Recording 27.00 Mortgage
Deed 55.00 Min Tax
Index 13.00 DP 1.00
Archive 3.00
Adrian T. Johns, Judge of Probate