Foley
COMMUNITY DEVELOPMENT DEPARTMENT
200 NORTH ALSTON STREET
Foley, Alabama 36535
www.cityoffoley.org
(251) 952-4011
FAX (251) 971 -3442

September 12, 2018

Mayor and City Council
City of Foley
407 East Laurel Avenue
Foley, Alabama 36535

RE: PreZoning Recommendation

Dear Mayor Koniar and City Council Members:

The City of Foley Planning Commission held a regular meeting on April 18, 2018 and Recommended pin # 68039 and pin # 93449 be prezoned B-3 (Local Business District).

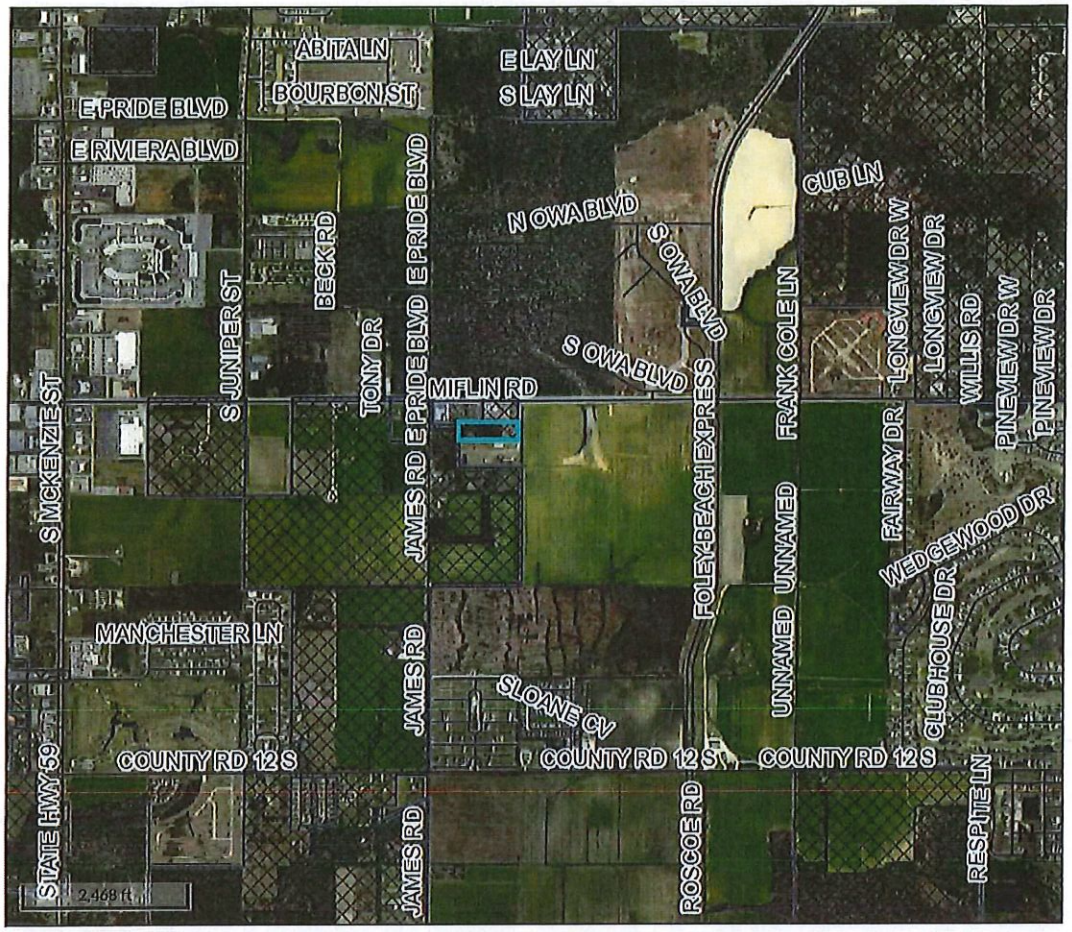
Please let me know if you have any questions or concerns.

Respectfully,

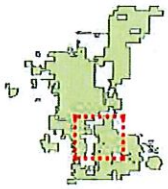
Melissa Ringler
Planning & Zoning Coordinator
mringler@cityoffoley.org

MAYOR: John E. Koniar
CITY ADMINISTRATOR: Michael L. Thompson CITY CLERK: Kathryn Taylor
COUNCIL MEMBERS: J. Wayne Trawick; Vera Quaites; Ralph G. Hellmich; Cecil R. Blackwell; Charles Ebert III

Beacon™ City of Foley, AL



Overview



Legend

- Centerlines
- Foley City Limits
- County Mask
- Parcels

PIN - 93449
Par Num - 004.009
Acreage - 4.889
Subdivision -
Lot -
Street Name - MIFLIN RD
Street Number - 21200
Improvement -

Name - TOTSCH, VIRGINIA ETAL MOORE, BEVERLY J
Address1 - 7060 HURRICANE ROAD LOT 10
Address2 -
Address3 -
City - BAY MINETTE
State - AL
Zip - 36507

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05-61-02-10-0-000-004.009

STATE OF ALABAMA)
BALDWIN COUNTY)

BALDWIN COUNTY, ALABAMA
TIM RUSSELL PROBATE JUDGE
Filed/cert. 3/22/2013 12:36 PM
Deed Tax $ 53.00
TOTAL $ 71.00
3 Pages

1388911

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) in cash and other good and valuable consideration, to the undersigned Grantor, in hand paid by the Grantees herein the receipt and sufficiency of which is hereby acknowledged, I, Virginia Totsch, as the President of BAYSIDE BLIND, INC., correct name being BAYSIDE BLINDS COMPANY, INC., an Alabama corporation and individually as VIRGINIA TOTSCH, a single woman and BEVERLY J. MOORE, as the Secretary/Treasurer of BAYSIDE BLIND, INC., correct name being BAYSIDE BLINDS COMPANY, INC, an Alabama corporation and individually as BEVERLY J. MOORE, a single woman, herein referred to as Grantors, hereby RELEASE, QUITCLAIM, GRANT, SELL, and CONVEY to VIRGINIA TOTSCH, a single woman, and BEVERLY J. MOORE, a single woman, herein referred to as Grantees, all of the Grantors' right, title, interest, and claim in or to the following described real estate, situated in Baldwin County, Alabama, to-wit.

> Commence at the Northwest corner of Section 10, being located in Township 8 South, Range 4 East, run thence East along the centerline of County Road 20 a distance of 1267.5 feet to a point; run thence South a distance of 40 feet to an iron pin on the South margin of said road; run thence South along a row of posts a distance of 247.8 feet to an iron pin for the point of beginning; run thence South 256.5 feet to an iron pin, run thence West 851.6 feet to an iron pin; run thence North 256.5 feet to an iron pin, run thence East 849 feet to an iron pin, the point of beginning.

TOGETHER WITH all and singular the rights, members, privileges, improvements, tenements, hereditaments and appurtenances unto the same belonging or in any wise appertaining.

CONVEYANCE of the above described property and all covenants and warranties of the Grantors hereunder (whether express, implied or statutory) is made SUBJECT TO the following:

1. Lien of taxes hereinafter falling due which Grantees agree to assume.

2. Title to minerals within and underlying the premises, together with mining rights and other rights privileges and immunities relating thereto as recorded in Deed Book 173, page 327, Real Property Book 230, page 699; Real Property Book 328, page 231 and Real Property Book 328, page 229.

3. Oil, gas and mineral lease granted to Joe D. Edward by instrument dated November 7, 1968 and filed for record in Deed Book 380, page 775.

4. Restrictions appearing of record in Real Property Book 328 at page 299 and Real Property Book 328, page 1503 and any amendments thereof.

The premises are conveyed subject to any and all easements of record in the Land Records of the Probate Court of Baldwin County, Alabama.

This was not the homestead of the Grantors and will not be the homestead of the Grantees.
TO HAVE AND TO HOLD to said GRANTEES forever.
IN WITNESS WHEREOF, we have hereunto set our hands and seal this 21st 22nd day of March, 2013.

Virginia Totsch
Virginia Totsch, President of
BAYSIDE BLIND, INC., actually BAYSIDE BLINDS COMPANY, INC., Grantor, and also as

Virginia Totsch
Virginia Totsch, Individually as Grantor

AND

Beverly J. Moore
Beverly Moore, Secretary/Treasurer of
BAYSIDE BLIND, INC., actually BAYSIDE BLINDS COMPANY, INC., Grantor, and also as

Beverly J. Moore
BEVERLY MOORE, Individually as Grantor

STATE OF Alabama)
COUNTY OF Baldwin)

On this 22nd day of March 2013, before me, Sheila Virginia Schoen, the undersigned officer a Notary Public in and for said County, in said State, personally appeared Virginia Totsch who acknowledged herself to be the President of BAYSIDE BLINDS COMPANY, INC., a corporation, erroneously listed on that Warranty Deed recorded in Real Property Book 451 page 308 as BAYSIDE BLIND, INC., and that she, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as President and individually.

Given under my hand and official seal this 22nd day of March, 2013.

Sheila Virginia Schoen
Notary Public
My Commission expires: 9/13/16

SHEILA VIRGINIA SCHOEN NOTARY PUBLIC ALABAMA STATE AT LARGE

STATE OF Alabama)
COUNTY OF Baldwin)

On this 21st day of March 2013, before me, Sheila Virginia Schoen, the undersigned officer a Notary Public in and for said County, in said State, personally appeared Beverly J. Moore who acknowledged herself to be the Secretary/Treasurer of BAYSIDE BLINDS COMPANY, INC., a corporation, erroneously listed on that Warranty Deed recorded in Real Property Book 451 page 308 as BAYSIDE BLIND, INC., and that she, as such Secretary/Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Secretary/Treasurer and individually.

Given under my hand and official seal this 21st day of March, 2013.

Sheila Virginia Schoen
Notary Public
My Commission expires: 9/13/16

SHEILA VIRGINIA SCHOEN NOTARY PUBLIC ALABAMA STATE AT LARGE

Grantor Bayside Blinds Company, Inc. aka Bayside Blind, Inc. Address:

Virginia Totsch
7582 Riverwood Drive
Foley, Alabama 36535

Grantors' Addresses:

Virginia Totsch
7582 Riverwood Drive
Foley, Alabama 36535

Beverly J. Moore
7060 Hurricane Road #10
Bay Minette, Alabama 36507

Grantees' Addresses:

Virginia Totsch
7582 Riverwood Drive
Foley, Alabama 36535

Beverly J. Moore
7060 Hurricane Road #10
Bay Minette, Alabama 36507

No representation is made as to the chain of title for the above described property. No title search was performed. Property description was provided by Grantor.

This instrument prepared by Sheila Stone Schoen, Attorney at Law
Post Office Box 391 Elberta, Alabama 36530
251-986-5551