

STATE OF ALABAMA

COUNTY OF BALDWIN

BALDWIN COUNTY, ALABAMA
TIM RUSSELL PROBATE JUDGE
Filed/cert. 10/16/2018 2:53 PM
TOTAL \$ 41.00
8 Pages

1724926

GENERAL WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS THAT MARVIN H. TAYLOR, JR., a married man, JOHN ANTHONY TAYLOR, a married man, MONICA IONE TAYLOR, a married woman, SCOTT BYRON TAYLOR, a married man, GAYLE R. TAYLOR, a married woman, STEPHANIE TAYLOR PLUSCHT, a married woman, PETER PLUSCHT, III, a married man, PHILIP EDWARD TAYLOR, a married man and PAULA W. TAYLOR, a married woman (hereinafter together called "Grantors"), in consideration of the sum of TEN and NO/100 (\$10.00) DOLLARS and other good and valuable consideration paid to Grantors by THE CITY OF FOLEY, ALABAMA an Alabama municipal corporation (hereinafter called "Grantee"), the receipt and sufficiency whereof are hereby acknowledged, do, subject to all matters and exceptions hereinafter mentioned, hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee, that certain property situated in the County of Baldwin, State of Alabama, and described on Exhibit "A" attached hereto. No part of the property conveyed hereby constitutes the homestead of any Grantor.

TO HAVE AND TO HOLD said property, together with all and singular, the rights, members, privileges, tenements, improvements, hereditaments, easements and appurtenances thereunto belonging or in anywise appertaining; subject, however, to the matters and exceptions to which reference is hereinbelow made, unto the said Grantee, forever.

This property is conveyed subject to the lien for current ad valorem taxes which Grantee assumes and agrees to pay when due and to restrictive covenants, easements, right-of-way and

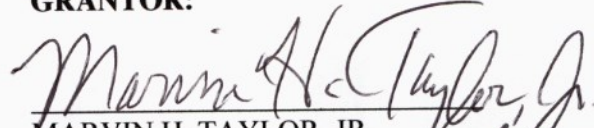
building set back lines, if any, applicable to said property of record in the Office of the Judge of Probate of Baldwin County, Alabama.

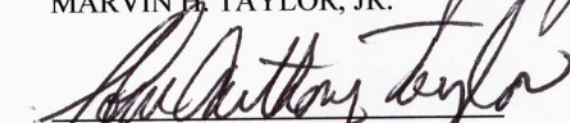
Grantors covenant to and with Grantee that, except as to the matters, exceptions and reservations to which reference is made herein, Grantors are lawfully seized of an indefeasible estate in fee simple in and to said property, same is free from other encumbrances and liens, Grantors have a good and lawful right to sell and convey same, Grantors are in quiet and peaceable possession of same, and Grantors shall, and Grantors' successors and assigns shall, forever warrant and defend the title to said property as herein conveyed, unto Grantee and the successors and assigns of Grantee, against the lawful claims of all persons whomsoever.

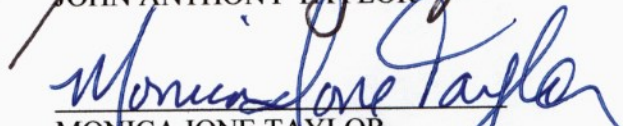
IN WITNESS WHEREOF, Grantors have executed this instrument on the 28th day of September, 2018.

[SIGNATURE PAGES FOLLOW]


GRANTOR:

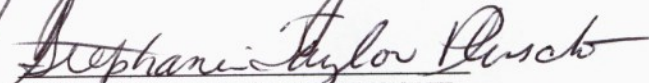

MARVIN H. TAYLOR, JR.

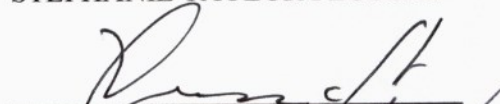

JOHN ANTHONY TAYLOR

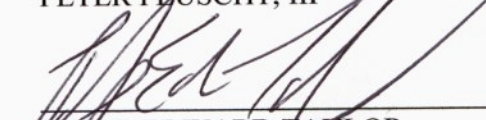

MONICA IONE TAYLOR

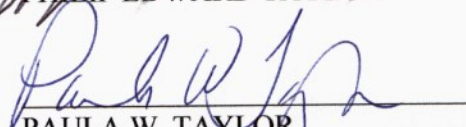

SCOTT BYRON TAYLOR


GAYLE R. TAYLOR


STEPHANIE TAYLOR PLUSCHT


PETER PLUSCHT, III


PHILIP EDWARD TAYLOR

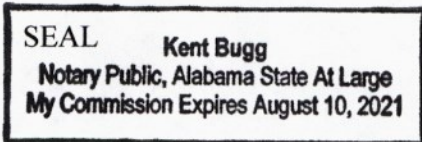

PAULA W. TAYLOR

STATE OF ALABAMA

COUNTY OF Lee

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that MARVIN H. TAYLOR, JR., 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 on the day the same bears date.

Given under my hand and official seal this the 17th day of September, 2018.



Kent Bugg
NOTARY PUBLIC
MY COMMISSION EXPIRES: 8/10/21

STATE OF ALABAMA

COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that JOHN ANTHONY TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 9th day of ~~September~~ October, 2018.

SEAL

Connie A. Wilson
NOTARY PUBLIC
MY COMMISSION EXPIRES: April 29, 2020

STATE OF ALABAMA

COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that MONICA IONE TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 11th day of ~~September~~ October, 2018.



Jenna Brooklyn Atkins
NOTARY PUBLIC
MY COMMISSION EXPIRES: 9.9.20

STATE OF ALABAMA
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that SCOTT BYRON TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 28th day of September, 2018.

SEAL


[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES: 11/5/2018

STATE OF ALABAMA
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that GAYLE R. TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 28th day of September, 2018.

SEAL



[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES: 11/5/2018

STATE OF ALABAMA
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that STEPHANIE TAYLOR PLUSCHT, 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 on the day the same bears date.

Given under my hand and official seal this the 13th day of September, 2018.

SEAL


Barbara L. Hanson
NOTARY PUBLIC
MY COMMISSION EXPIRES: Barbara L. Hanson, Notary Public
Alabama State at Large
My Commission Expires 5-29-2022

STATE OF ALABAMA
COUNTY OF Mobile

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that PETER PLUSCHT, III, 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 on the day the same bears date.

Given under my hand and official seal this the 13 day of September, 2018.

SEAL

Anita Lynn Caldwell
NOTARY PUBLIC
MY COMMISSION EXPIRES: NOV 5, 2018

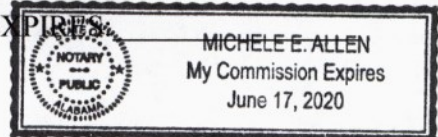
STATE OF ALABAMA
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that PHILIP EDWARD TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 4th day of ~~September~~ October, 2018.

SEAL

Michele E. Allen
NOTARY PUBLIC
MY COMMISSION EXPIRES



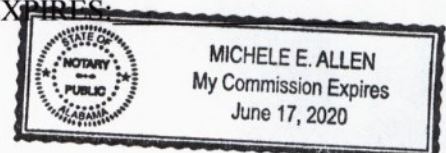
STATE OF ALABAMA
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that PAULA W. TAYLOR, 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 on the day the same bears date.

Given under my hand and official seal this the 4th day of September, 2018.

SEAL

Michele E. Allen
NOTARY PUBLIC
MY COMMISSION EXPIRES



Grantee's Address:

City of Foley, Alabama
407 E. Laurel Avenue
Foley, Alabama 36535

This Instrument Prepared by:

J. Casey Pipes, Esq.
Helmsing, Leach, Herlong, Newman & Rouse, P.C.
Post Office Box 2767
Mobile, Alabama 36652
(251)-432-5521

This deed was prepared without
a complete examination of title
and without the benefit of a survey
and is based on information provided
by the Grantee.

EXHIBIT "A"

ROW-1

COMMENCING AT A 5/8" IRON REBAR AT THE SOUTHWEST CORNER OF SECTION 32, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA; THENCE RUN NORTH 89°50'34" EAST A DISTANCE OF 39.96 FEET TO A 1/2" IRON REBAR WITH CAP (LS#17836) ON THE EAST RIGHT-OF-WAY BALDWIN COUNTY HIGHWAY 12; THENCE RUN NORTH 00°25'25" EAST ALONG SAID RIGHT-OF-WAY A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00°25'25" EAST ALONG SAID RIGHT-OF-WAY A DISTANCE OF 30.00 FEET TO A POINT; THENCE LEAVING SAID RIGHT-OF-WAY NORTH 89°50'34" EAST A DISTANCE OF 1291.96 FEET TO A POINT; THENCE RUN SOUTH 00°03'58" EAST A DISTANCE OF 30.00 FEET TO A POINT; THENCE RUN SOUTH 89°50'34" WEST A DISTANCE OF 1292.22 FEET TO THE POINT OF BEGINNING; SAID DESCRIBED AREA CONTAINING 0.89 ACRES (38,763 SQUARE FEET), MORE OR LESS.

Doc. 585823