

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

STATE OF ALABAMA)
COUNTY OF BALDWIN)

Project No. HW08378
Woerner Road
G, D, B & Pave from County Road 83
to County Road 87
05-53-03-08-0-000-008.012
Tract No. 2 11

**FEE SIMPLE
WARRANTY DEED**

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

Parcel 1 of 1:

A part of the Southwest Quarter of the Southwest Quarter of Section 8, Township 7 South, Range 5 East, identified as Tract Number 2 on Woerner Rd, Project No. HW08378 in Baldwin County, Alabama and being more fully described as follows:

Commencing at a set aluminum capped rebar at the southwest corner of the Southwest Quarter of Section 8, Township 7 South, Range 5 East, in Baldwin County, Alabama;

Thence N89°06'06"E along the south line of said Section a distance of 666.68 feet to a point;

Thence N00°08'21"E leaving the south line of said Section a distance of 20.66 feet to the grantor's southwest property corner and being the Point of Beginning of the property herein to be conveyed;

Thence N00°08'34"E along the grantor's west property line a distance of 9.34 feet to a point on the acquired right-of-way line;

Thence N89°06'06"E along the acquired right-of-way line a distance of 101.13 feet to a point on the grantor's east property line;

Thence S00°07'57"W along the grantor's east property line a distance of 9.37 feet to the grantor's southeast property corner;

GRANTEE'S ADDRESS:

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

2142631

BALDWIN COUNTY, ALABAMA
HARRY D'OLIVE, JR. PROBATE JUDGE
Filed/cert. 08/22/2024 01:38 PM
TOTAL \$0.00 4 Pages



Thence S89°06'49"W along the grantor's south property line a distance of 101.13 feet to the Point of Beginning of the property herein conveyed and containing 0.022 acres, more or less.

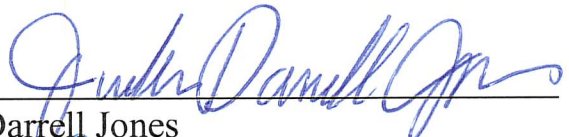
As shown on the Property Sketch attached hereto and made a part hereof.

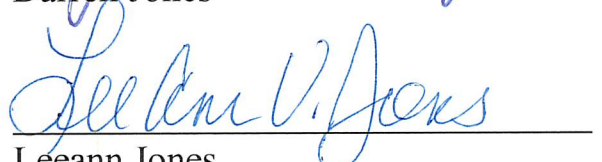
TO HAVE AND TO HOLD, unto Baldwin County, Alabama, its successors and assigns in fee simple forever.

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

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

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal this the 22nd day of August, 2024.



Darrell Jones


Leeann Jones

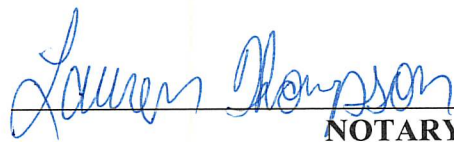
ACKNOWLEDGMENT

STATE OF ALABAMA)

COUNTY OF BALDWIN)

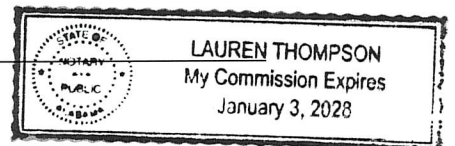
I, Lauren Thompson, a Notary Public, in and for said County in said State, hereby certify that Darrell Jones and Leeann Jones, whose names are, signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of August, 2024.



NOTARY PUBLIC

Commission Expires: _____



GRANTEE'S ADDRESS:

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

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

Woerner Rd
G, D, B, & Pave from CR 83 to CR 87
Project No. HW08378
Tract No. 2

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

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

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the 22nd day of August, 2024.


Darrell Jones


Leeann Jones

ACKNOWLEDGMENT

STATE OF ALABAMA)

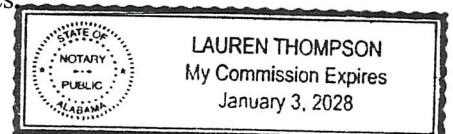
COUNTY OF BALDWIN)

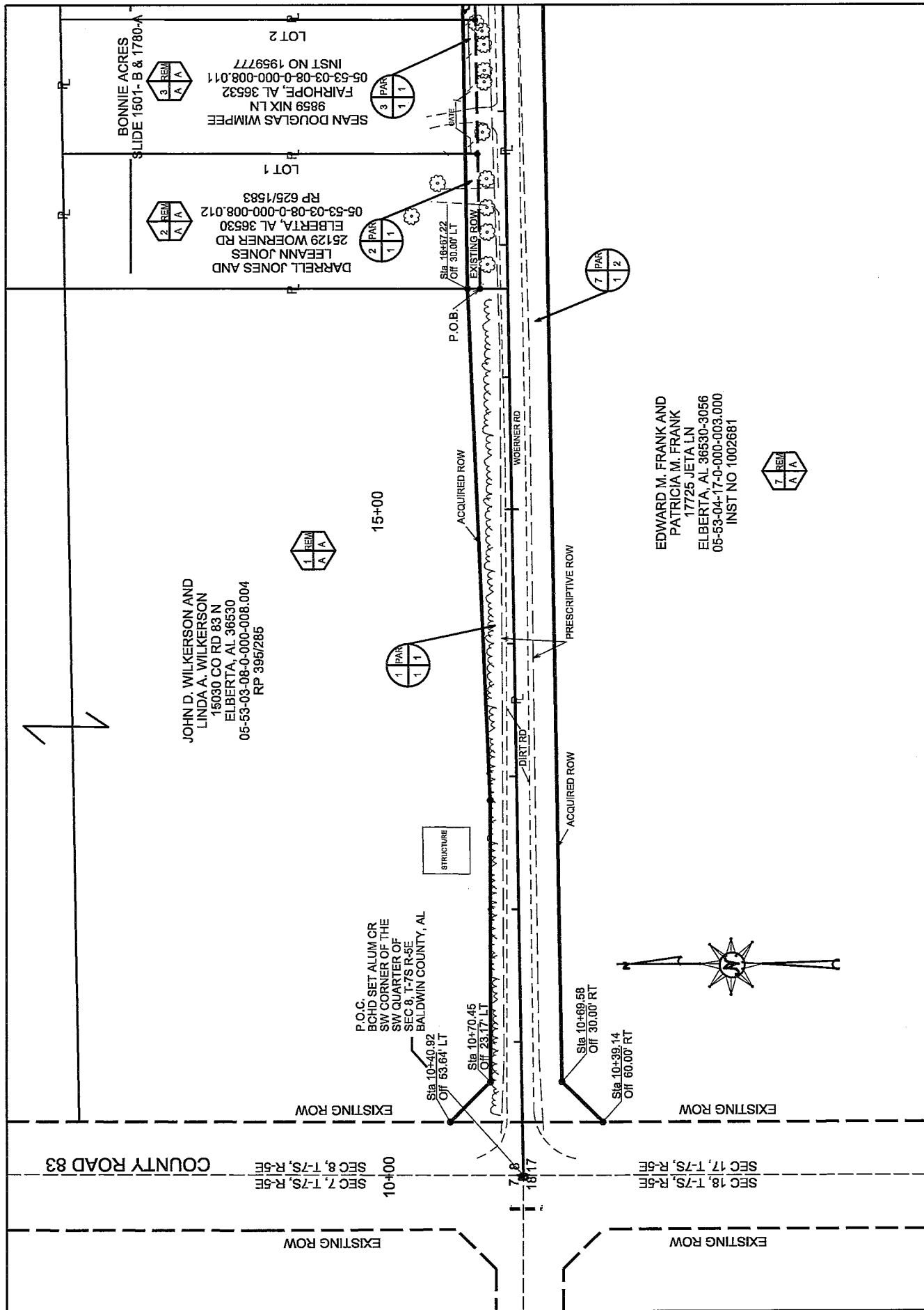
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Given under my hand and official seal this 22nd day of August, 2024.


NOTARY PUBLIC

My Commission Expires:





THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

TRACT NO. 2
 OWNER DARRELL AND LEEANN JONES
 TOTAL ACREAGE 0.716
 R.O.W. REQUIRED 0.022
 PRESCRIPTIVE R.O.W. N/A
 T.C.E. REQUIRED N/A
 REMAINDER 0.694

PROJECT NO. HW08378
 COUNTY BALDWIN
 SCALE: 1"=100'
 DATE; 06-11-2024
 REVISED: N/A
 SHEET : 1 OF 1