

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

STATE OF ALABAMA)

COUNTY OF BALDWIN)

Project No. HW08392
Boros Road
G, D, B & Pave from Frank Rd to
Comstock Rd
05-53-01-11-0-000-008.001
Tract No. 7

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), The Marshal M. Holman and Cheryl W. Holman Joint Revocable Trust Agreement dated October 19, 2020, 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 Southeast Quarter the Northeast Quarter of Section 11, Township 7 South, Range 5 East, identified as Tract Number 7 on the Boros Rd, Project No. HW08392 in Baldwin County, Alabama and being more fully described as follows:

Commencing at a railroad spike found at the Northeast corner of the Northeast Quarter of Section 11, Township 7 South, Range 5 East, in Baldwin County, Alabama;

Thence S00°04'46"W along the east line of said Section a distance of 1,328.51 feet to the grantor's northeast property corner and being the Point of Beginning of the property herein to be conveyed;

Thence S00°04'46"W along the grantor's east property line a distance of 951.27 feet to the grantor's southeast property corner;

Thence N89°59'24"W along the grantor's south property line a distance of 30.00 feet to a point on the acquired right-of-way line (said point is offset 30.00 feet left of and perpendicular to project centerline at station 93+64.36);

Thence N00°04'46"E along the acquired right-of-way line a distance of 951.24 feet to a point on the grantor's north property line;

GRANTEE'S ADDRESS:

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

BALDWIN COUNTY, ALABAMA
HARRY D'OLIVE, JR. PROBATE JUDGE
Filed/cert. 10/17/2022 11:00 AM
TOTAL \$ 0.00
5 Pages

2029042



Thence N89°57'32"E along the grantor's north property line a distance of 30.00 feet to the Point of Beginning of the property herein conveyed and containing 0.655 acres, more or less.

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 17 day of October, 2022.



Marshal M. Holman
as Co-Trustee



Cheryl W. Holman
as Co-Trustee

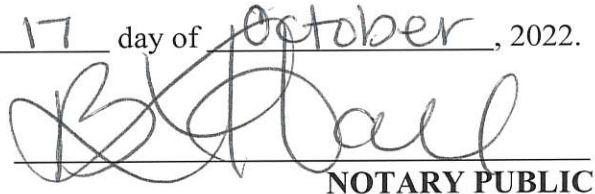
ACKNOWLEDGMENT

STATE OF ALABAMA)

COUNTY OF BALDWIN)

I, Blakely L. Hall, a Notary Public, in and for said County in said State, hereby certify that Marshal M. Holman and Cheryl W. Holman as Co-Trustees of The Marshal M. Holman and Cheryl W. Holman Joint Revocable Trust Agreement dated October 19, 2020, 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 17 day of October, 2022.


NOTARY PUBLIC

My Commission Expires:
August 21, 2024

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**

**BOROS RD
G, D, B, & PAVE FROM FRANK RD TO COMSTOCK RD
Project No. HW08392
Tract No. 7**

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 17 day of October, 2022.



Marshal M. Holman
As Co-Trustee



Cheryl W. Holman
As Co-Trustee

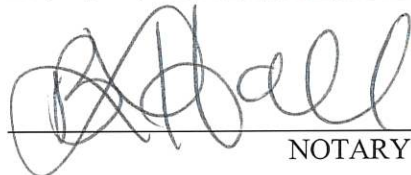
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STATE OF ALABAMA)

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Given under my hand and official seal this 17 day of October 2022.



NOTARY PUBLIC

My Commission Expires:
August 21, 2024

My Commission Expires: _____

CERTIFICATION OF TRUST

STATE OF ALABAMA

COUNTY OF BALDWIN

The undersigned Settlor hereby certifies the following:

1. This Certificate of Trust relates to The Marshal M. Holman and Cheryl W. Holman Joint Revocable Trust Agreement dated October 19, 2020
2. The name of the Settlor: Marshal M. Holman and Cheryl W. Holman
3. The name and addresses of the initial Trustees:
Marshal M. Holman and Cheryl W. Holman

15645 Boros Rd

Elberta, AL 36530

4. The Trustees are authorized by the Declaration of Trust to sell, convey, pledge, mortgage, manage, operate, control, transfer title, convert or allot trust property, including real and personal property.
5. The Declaration of Trust has not been revoked.

The undersigned hereby represent that the statements contained in this Certificate of Trust are true and correct, and that there are no other provisions in the Declaration of Trust or amendments to it that limit the powers of the Trustees so sell, convey, pledge, mortgage, manage, operate, control, transfer title, divide, convert or allot trust property, including real and personal property.

IN WITNESS WHEREOF, the undersigned has hereunto caused these presents to be executed on this 17 day of October, 2022.

Marshal M. Holman

Marshal M. Holman

Cheryl W. Holman

Cheryl W. Holman

ACKNOWLEDGEMENT

STATE OF ALABAMA)

COUNTY OF BALDWIN)

I, Blakely L. Hall, a Notary Public, in and for said County in said State, hereby certify that Marshal M. Holman and Cheryl W. Holman, as Co-Trustees of The Marshal M. Holman and Cheryl W. Holman Joint Revocable Trust Agreement dated October 19, 2020, 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.

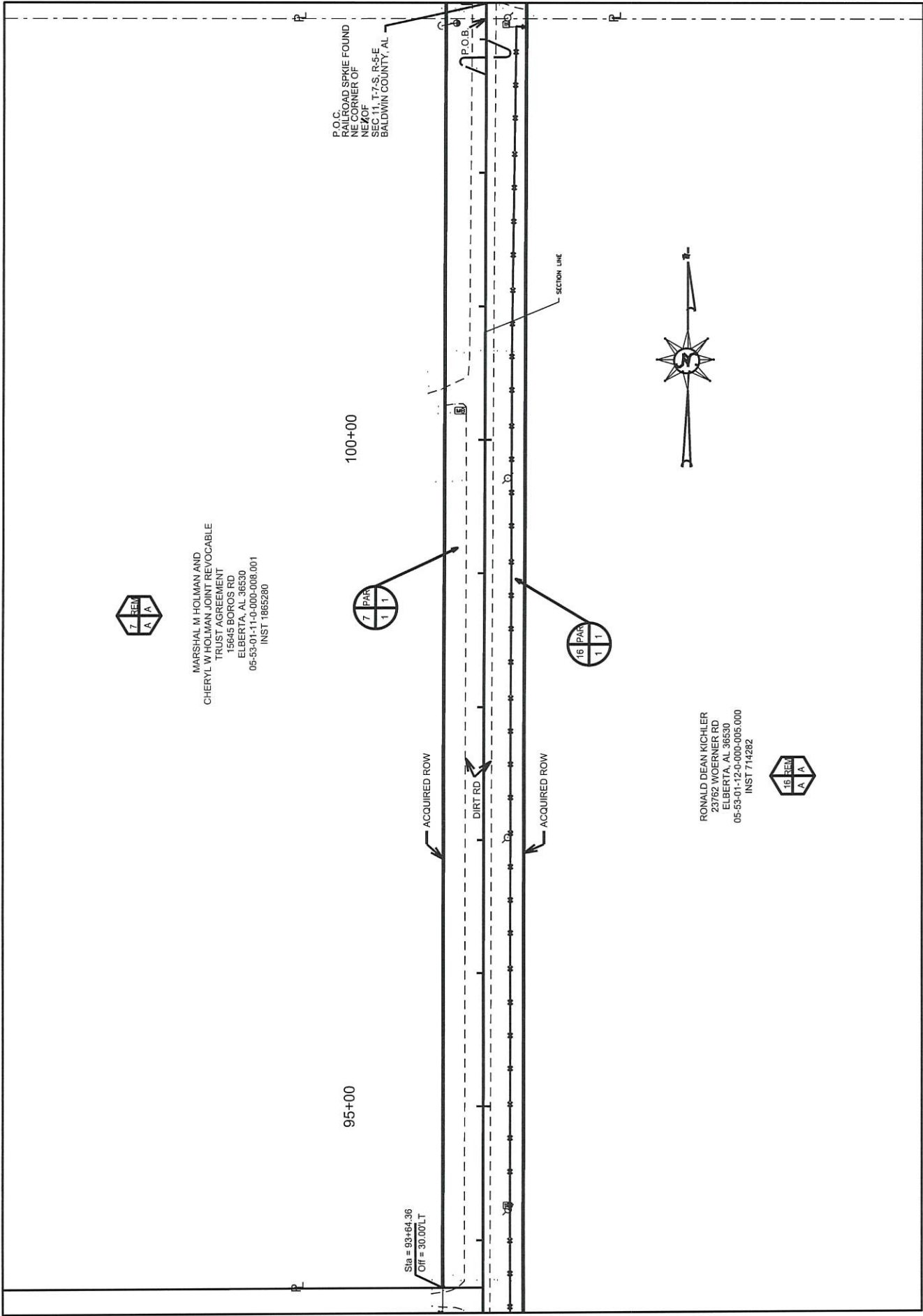
Given under my hand and official seal this 17 day of October, 2022.

Blakely L. Hall

NOTARY PUBLIC

My Commission Expires:
August 21, 2024

My Commission Expires: _____



THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

TRACT NO. 7
OWNER MARSHAL AND CHERYL HOLMAN
TOTAL ACREAGE 34.150
R.O.W. REQUIRED 0.655
PRESCRIPTIVE R.O.W. N/A
T.C.E. REQUIRED N/A
REMAINDER 34.495

PROJECT NO. HW08392
COUNTY BALDWIN
SCALE: 1"=100'
DATE; 08-23-2022
REVISED: N/A
SHEET : 1 OF 1