

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

STATE OF ALABAMA)

COUNTY OF BALDWIN)

Project No. 0220519
Campbell Road
AFM Campbell Road from
EOM North 0.19 Miles
05-41-02-09-0-000-006.003
Tract No. 1

mgf

**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), Joseph Bernard Mullek and Betty G. Mullek, husband & 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:

A part of South Half of Section 9, Township 5 South, Range 4 East, identified as Tract Number 1 on the Campbell Road AFM Project in Baldwin County, Alabama and being more fully described as follows:

Parcel 1 of 1:

Commencing at the concrete monument found at Station 567+99.84 (offset 436.12 feet left of and perpendicular to project centerline) according to the Alabama Department of Transportation right-of-way map known as Project: NHF-IO10 (319), in the Northwest Quarter of the Southeast Quarter of Section 9, Township 5 South, Range 4 East, in Baldwin County, Alabama (the grantor's northwest property corner) and being the Point of Beginning of the property herein to be conveyed;

Thence S0°57'53"E along the acquired R/W line a distance of 130.56 feet, to a point (said point is offset 30 feet right of and perpendicular to project centerline at Station 31+79.36);

Thence S29°0'50"W and parallel to the project centerline along a curve to the right having a radius of 130.00 feet and along the acquired R/W line a distance of 133.09 feet, to a point (said point is offset 30 feet right of and perpendicular to project centerline at Station 30+76.99);

Thence S58°20'31"W along the acquired R/W line a distance of 660.92 feet, to a point (said point is offset 30.00 feet right of and perpendicular with project centerline at Station 24+16.07);

GRANTEE'S ADDRESS:

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

Thence S29°26'10"W and parallel to the project centerline along a curve to the left having a radius of 185.00 feet and along the acquired R/W line a distance of 172.05 feet, to a point (said point is offset 30 feet right of and perpendicular to project centerline at Station 21+99.14);

Thence S0°31'50"W along the acquired R/W line a distance of 1183.16 feet, to a point on the existing R/W line of CR 64.

Thence N89°58'22"W along the existing R/W line of CR 64 a distance of 10.25 feet, to a point on the existing R/W line of Campbell Rd (also the grantor's southwest property corner);

Thence N0°28'24"E along the existing R/W line of Campbell Rd a distance of 1314.21 feet, to a point;

Thence N58°41'59"W along the existing R/W line of Campbell Rd a distance of 46.58 feet, to a point on the grantor's west property line;

Thence N62°7'31"E along the grantor's west property line a distance of 139.48 feet, to a point;

Thence N63°13'32"E along the grantor's west property line a distance of 165.12 feet, to a point;

Thence N57°20'59"E along the grantor's west property line a distance of 142.18 feet, to a point;

Thence N56°57'50"E along the grantor's west property line a distance of 294.47 feet, to a point;

Thence N54°2'01"E along the grantor's west property line a distance of 66.61 feet, to a point;

Thence N0°32'59"W along the grantor's west property line a distance of 173.23 feet, to the grantor's northwest property corner;

Thence N90°0'00"E along the grantor's north property line a distance of 67.35 feet, to the Point of Beginning of the property herein conveyed and containing 1.710 acres, more or less.

And as shown on the right of way map of record in the Baldwin County Highway Department, a copy of which is also deposited in the office of the Judge of Probate as an aid to persons and entities interested therein.

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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 advalorem 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 30 day of April, 2020.

Joseph Bernard Mullek
Joseph Bernard Mullek

Betty G. Mullek
Betty G. Mullek

ACKNOWLEDGMENT

STATE OF ALABAMA)

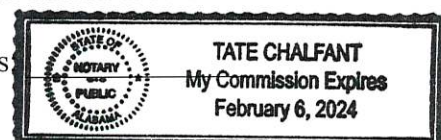
COUNTY OF BALDWIN)

I, Tate Chalfant, a Notary Public, in and for said County in said State, hereby certify that Joseph Bernard Mullek and Betty G. Mullek, 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 30 day of April 2020.

Tate Chalfant
NOTARY PUBLIC

My Commission Expires



GRANTEE'S ADDRESS:

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

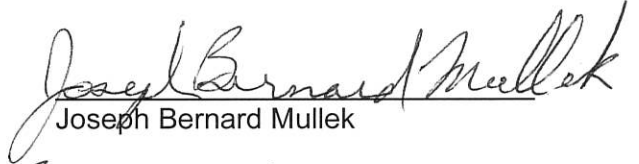
ACKNOWLEDGEMENT OF FUNDING, WAIVER OF RIGHTS
TO APPRAISAL AND JUST COMPENSATION
AND RIGHT-OF-ENTRY

Accept For Maintenance Campbell Rd
From EOM North 0.19 Miles
Project No. 0220519
Tract No. 1

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 30
day of April, 2020.


Joseph Bernard Mullek


Betty G. Mullek

ACKNOWLEDGMENT

STATE OF ALABAMA)

COUNTY OF BALDWIN)

I, Tate Chalfant, a Notary Public, in and for said County in said State, hereby certify that Joseph Bernard Mullek and Betty G. Mullek, 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 30 day of April 2020.


NOTARY PUBLIC

My Commission Expires:



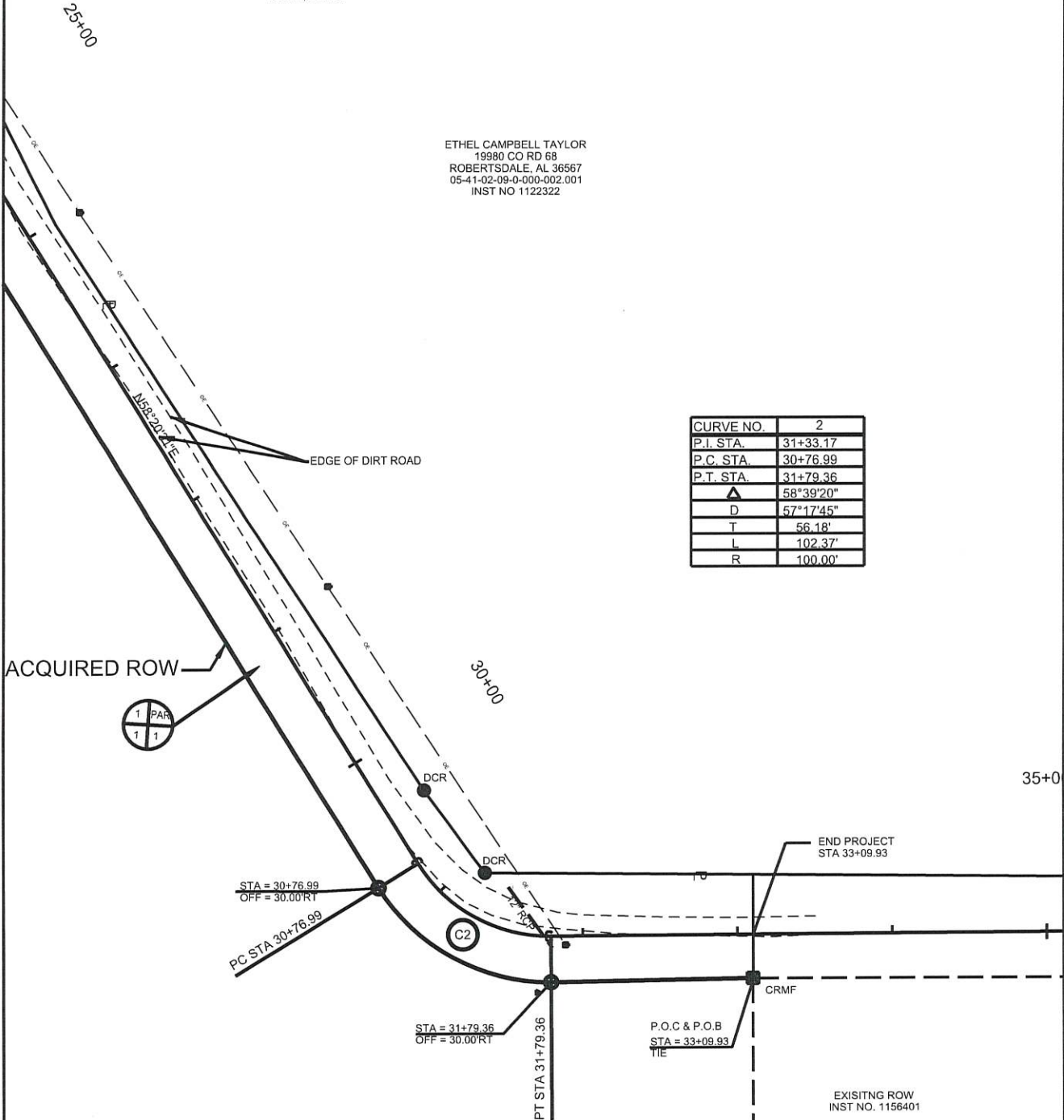
MATCH SHEET 2 OF 3



SEC 9, T-5-S, R-4-E
NE 1/4, SW 1/4

ETHEL CAMPBELL TAYLOR
19980 CO RD 68
ROBERTSDALE, AL 36567
05-41-02-09-0-000-002.001
INST NO 1122322

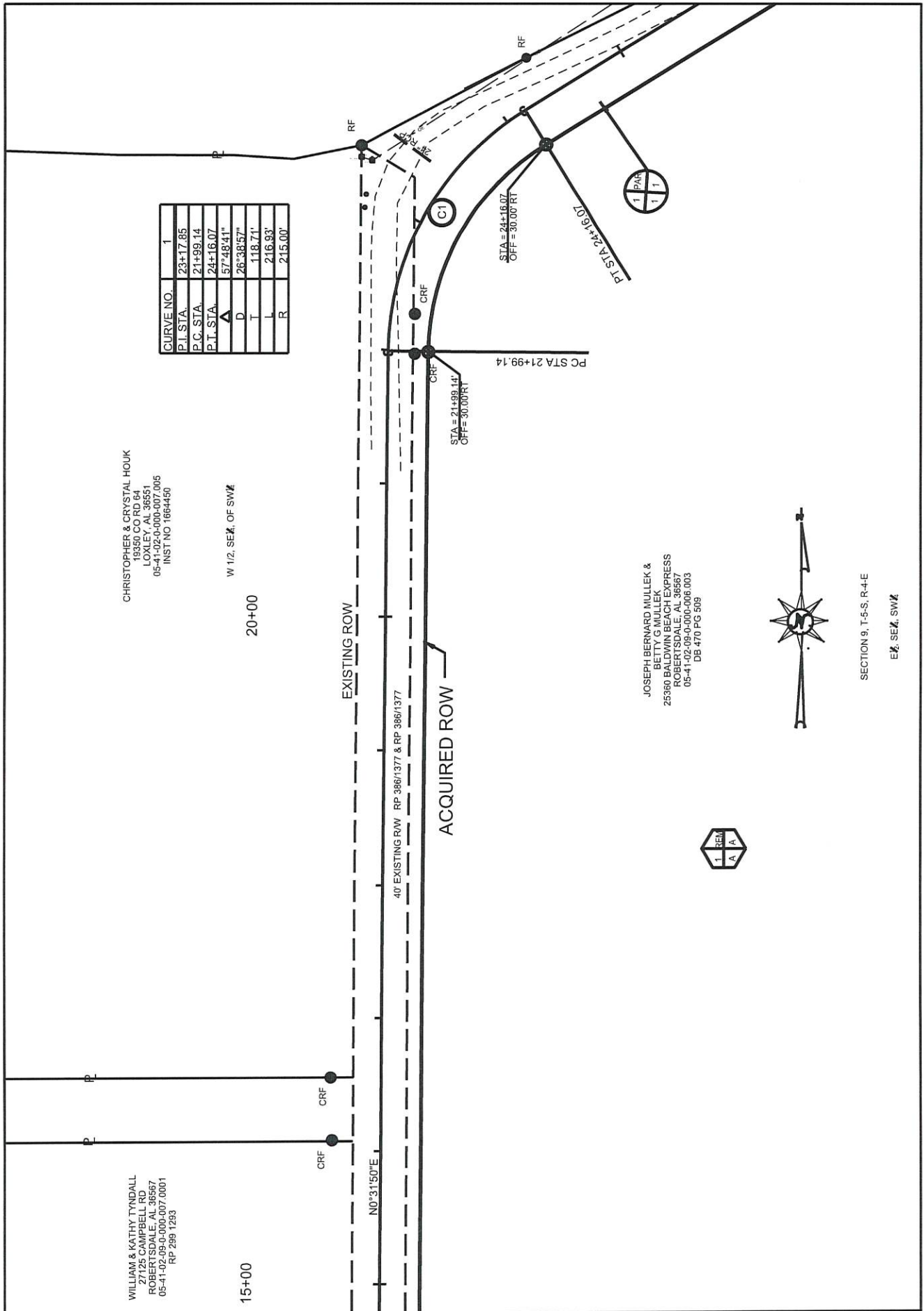
| | |
|-----------|-----------|
| CURVE NO. | 2 |
| P.I. STA. | 31+33.17 |
| P.C. STA. | 30+76.99 |
| P.T. STA. | 31+79.36 |
| Δ | 58°39'20" |
| D | 57°17'45" |
| T | 56.18' |
| L | 102.37' |
| R | 100.00' |



COUNTY OF BALDWIN

TRACT NO. 1
OWNER JOSEPH & BETTY MULLEK
TOTAL ACREAGE 65.241
R.O.W. REQUIRED 1.710
PRESCRIPTIVE R.O.W. N/A
T.C.E. REQUIRED N/A
REMAINDER 63.531

PROJECT NO. 0220519
COUNTY BALDWIN
SCALE: 1"=100'
DATE; 04-16-2020
REVISED: N/A
SHEET : 1 OF 3

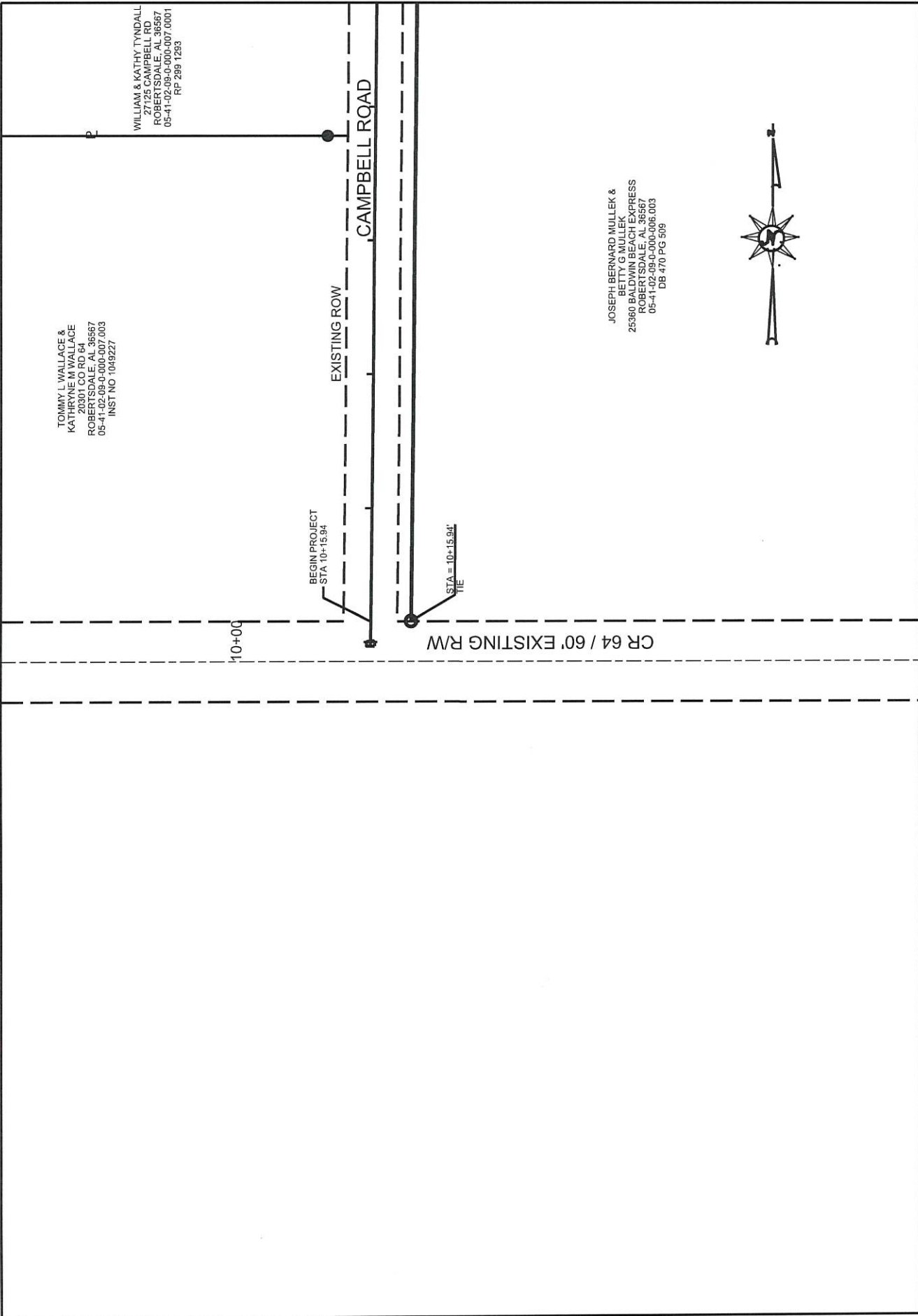


THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

| | |
|---------------------|-----------------------|
| TRACT NO. | 1 |
| OWNER | JOSEPH & BETTY MULLEK |
| TOTAL ACREAGE | 65.241 |
| R.O.W. REQUIRED | 1.710 |
| PRESCRIPTIVE R.O.W. | N/A |
| T.C.E. REQUIRED | N/A |
| REMAINDER | 63.531 |

| | |
|-------------|------------|
| PROJECT NO. | 0220519 |
| COUNTY | BALDWIN |
| SCALE: | 1"=100' |
| DATE; | 04-16-2020 |
| REVISED: | N/A |
| SHEET : | 2 OF 3 |



THIS IS NOT A
BOUNDARY SURVEY

COUNTY OF BALDWIN

| | | | |
|---------------------|-----------------------|-------------|------------|
| TRACT NO. | 1 | PROJECT NO. | 0220519 |
| OWNER | JOSEPH & BETTY MULLEK | COUNTY | BALDWIN |
| TOTAL ACREAGE | 65.421 | SCALE: | 1"=100' |
| R.O.W. REQUIRED | 1.710 | DATE; | 04-16-2020 |
| PRESCRIPTIVE R.O.W. | N/A | REVISED: | N/A |
| T.C.E. REQUIRED | N/A | SHEET : | 3 OF 3 |
| REMAINDER | 63.531 | | |