

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-4401

COUNCIL SPONSOR: RICHARD E. TANNER / PAT BRISTER

PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO CONCUR/NOT CONCUR WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF 2.419 ACRES LAND MORE OR LESS, FROM PARISH NC-4 NEIGHBORHOOD COMMERCIAL DISTRICT TO SLIDELL C-2 NEIGHBORHOOD COMMERCIAL DISTRICT, WHICH PROPERTY IS LOCATED AT 2024 NELLIE DRIVE, PARTICULARLY IDENTIFIED AS FOUR (4) PARCELS, EACH CONTAINING 0.499 ACRES, 0.696 ACRES, 1.047 ACRES, AND 0.177 ACRES, TOTALING 2.419 ACRES, SITUATED IN SECTION 11, TOWNSHIP 9 SOUTH, RANGE 14 EAST, ST TAMMANY PARISH, LOUISIANA, WARD 8, DISTRICT 14. SL2013-03

WHEREAS, the City of Slidell is contemplating annexation of 2.419 Acres more or less, owned by Slidell Little Theater, Board President Frederick Martinez, and located at 2024 Nellie Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana, Ward 8, District 14 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish NC-4 Neighborhood Commercial District to City of Slidell C-2 Neighborhood Commercial District which is not an intensification of zoning; and

WHEREAS, the property is not developed and the proposed annexation would result in a split of the sales tax revenues, as per the Sales Tax Enhancement Plan for the Parish and the City of Slidell, Ordinance C.S. No. 06-1413 adopted by the Parish Council on October 5, 2006 and providing for the annexation of property in Sales Tax District # 3 by the City of Slidell. (If Council does not concur, consider additional language explaining non-concurrence decision.)

THE PARISH OF ST. TAMMANY HEREBY RESOLVES to Concur/Not Concur with the City of Slidell annexation and rezoning of 2.419 Acres of land more or less, located at 2024 Nellie Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana from Parish NC-4 Neighborhood Commercial District to Slidell C-2 Neighborhood Commercial District in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Drainage Regulations, whichever is more restrictive, and in compliance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, The St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Traffic Impact Regulations, whichever is more restrictive and in compliance with the provisions of the Sales Tax Enhancement Plan.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES that

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

MOVED FOR ADOPTION BY: _____ SECONDED BY: _____

YEAS: _____

NAYS: _____

ABSTAIN: _____

ABSENT: _____

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 6 DAY OF AUGUST, 2015, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

RICHARD E. TANNER, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. _____

COUNCIL SPONSOR: RICHARD E. TANNER / PAT BRISTER

PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO Concur/not concur with the City of Slidell annexation and rezoning of 2.419 Acres land more or less, from Parish NC-4 Neighborhood Commercial District to Slidell C-2 Neighborhood Commercial District, Which property is located at 2024 Nellie Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana, Ward 8, District 14.

WHEREAS, the City of Slidell is contemplating annexation of 2.419 Acres more or less, owned by Slidell Little Theatre, Board President Frederick Martinez, and located at 2024 Nellie Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana, Ward 8, District 14 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish NC-4 Neighborhood Commercial District to City of Slidell C-2 Neighborhood Commercial District which is **not** an intensification of zoning; and

WHEREAS, the property is **not** developed and the proposed annexation **would** result in a split of the sales tax revenues, *as per the Sales Tax Enhancement Plan for the Parish and the City of Slidell, Ordinance C.S. No. 06-1413 adopted by the Parish Council on October 5, 2006 and providing for the annexation of property in Sales Tax District # 3 by the City of Slidell. (If Council does not concur, consider additional language explaining non-concurrence decision.)*

THE PARISH OF ST. TAMMANY HEREBY RESOLVES to **Concur/Not Concur** with the City of Slidell annexation and rezoning of 2.419 Acres of land more or less, located at 2024 Nellie Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana from Parish NC-4 Neighborhood Commercial District to Slidell C-2 Neighborhood Commercial District in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Drainage Regulations, whichever is more restrictive, and in compliance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, The St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Traffic Impact Regulations, whichever is more restrictive and in compliance with the provisions of the Sales Tax Enhancement Plan.

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

MOVED FOR ADOPTION BY _____, SECONDED BY

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE ____ DAY OF _____, 2015, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

RICHARD E. TANNER, COUNCIL CHAIRMAN

ATTEST:

THERESA FORD, CLERK OF COUNCIL (SL2015-03)



Pat Brister
Parish President

St. Tammany Parish Government

Assistant Chief Administrative Office

Data Management

P. O. Box 628

Covington, LA 70434

Phone: (985) 898-2865

Fax: (985) 898-5238

Email: rthompson@stpgov.org

Re: Administrative Comment

Date: 7/2/2015

Annexation SL2015-03:

The City of Slidell is contemplating annexation of **2.419 Acres** owned by ***Slidell Little Theatre, Board President Frederick Martinez***. Property is located at **2024 Nellie Drive**, Particularly identified as **four (4) parcels**, each containing **0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres**, totaling **2.419 acres**, situated in **Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana**

Robert K. Thompson

Special Revenue Manager

Phone: (985) 898-2865



St. Tammany Parish Government
Government that Works

Annexation

City: Sidell City Case No: A15-03/A15-03 Staff Reference: SL2015-03

Notification Date: 6/22/2015 Dead Line: 7/8/2015 Priority: 1

Owner: Sidell Little Theatre, Board President Frederick Martinez Ward: 8 Council District: 14 Map

Location: 2024 Nelle Drive, Particularly identified as four (4) parcels, each containing 0.499 Acres, 0.696 Acres, 1.047 Acres, and 0.177 acres, totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St Tammany Parish, Louisiana Parish Zoning: NC-4 Neighborhood Commercial
City Zoning: C-2 Neighborhood Commercial
Subdivision: _____

Existing Use: not developed Developed Intensification Concur w/ City
Population: _____ Concur: _____

Size: 2.419 Acres Annex Status: _____ Sales Tax: _____

STR: Sect 11, T-9-S, R-14-E

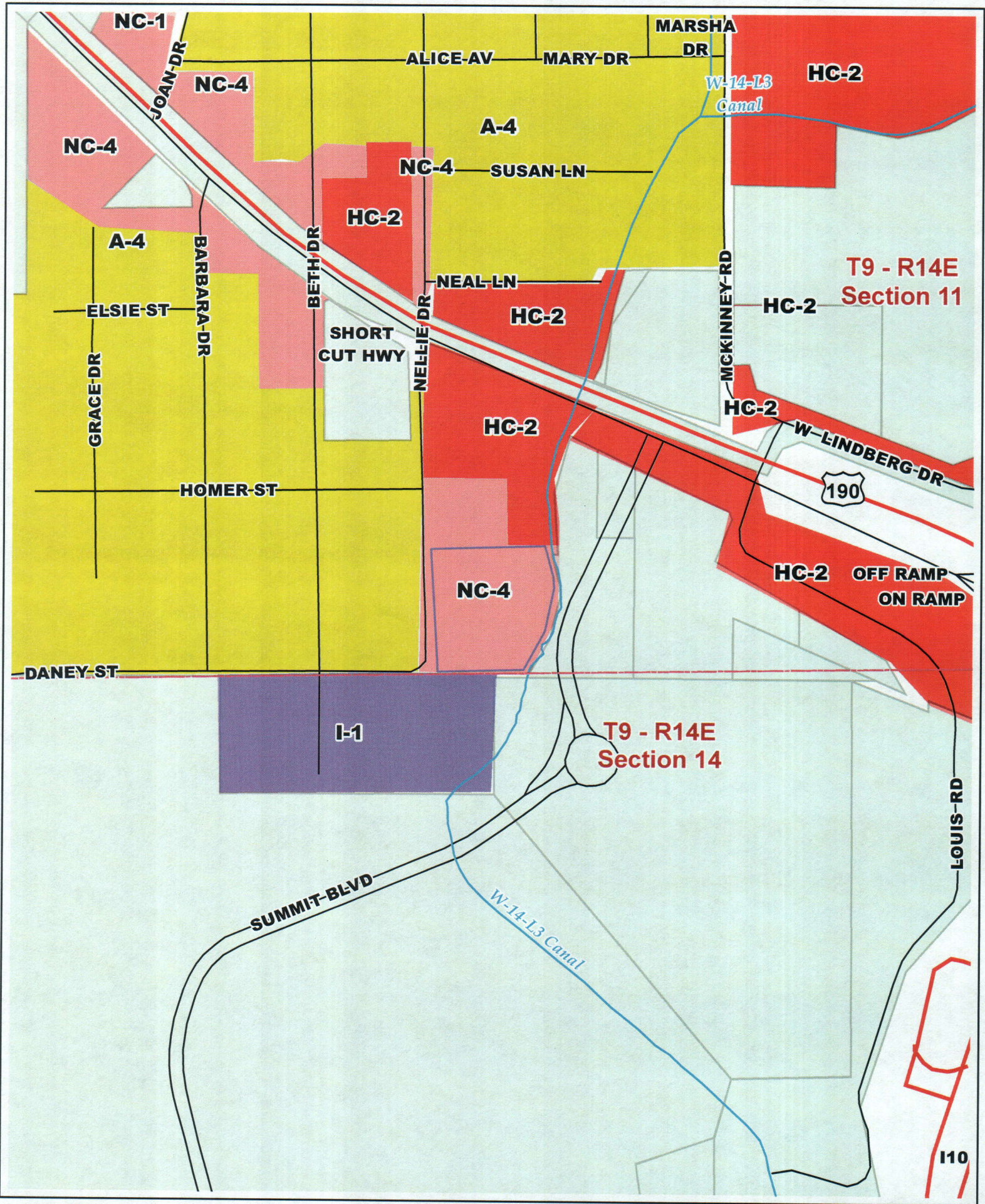
City Actions

Council Actions

Ordinance: _____ City Date: _____ Resolution: _____ Council Date: _____

SL2015-03: STP Department notes:

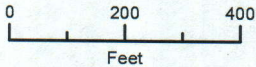
Date	Department	Originator	Note
6/30/2015	Planning	S Fontenot	<p>The proposed annexation appears to be adjacent to property previously incorporated into the City of Slidell. As such it is in compliance with the Louisiana Revised Statutes relative to annexation.</p> <p>The proposed Slidell Zoning designation of C-2 Neighborhood Business is consistent with the St. Tammany Parish NC-4 Neighborhood Commercial designation. As such, the proposal is not an intensification of zoning.</p>
6/24/2015	Engineering	P Carroll	Parish drainage requirements including fill requirements must be followed. This site is within the flood plain.
6/25/2015	Public Works	J Lobrano	Property fronts on Nellie Dr. If annexed the city shall share in the cost of maintenance. Also, there may be some drainage on the south side of this property they must remain, and Parish shall be given right of entry (if none exist already) to maintain.
6/30/2015	Engineering	J Watson	Parish traffic requirements must be followed.
6/22/2015	Environmental Services	J Watson	No DES Issues
7/1/2015	Data Management	B Thompson	For purposes of Sales Tax Revenue sharing agreement, property has not been used for Sales Tax Revenue related business for at least three (3) years (undeveloped per the agreement we have with the City of Slidell)



Slidell Annexation SL2015-03



St. Tammany Parish Government
P.O. Box 628
Covington, LA 70434

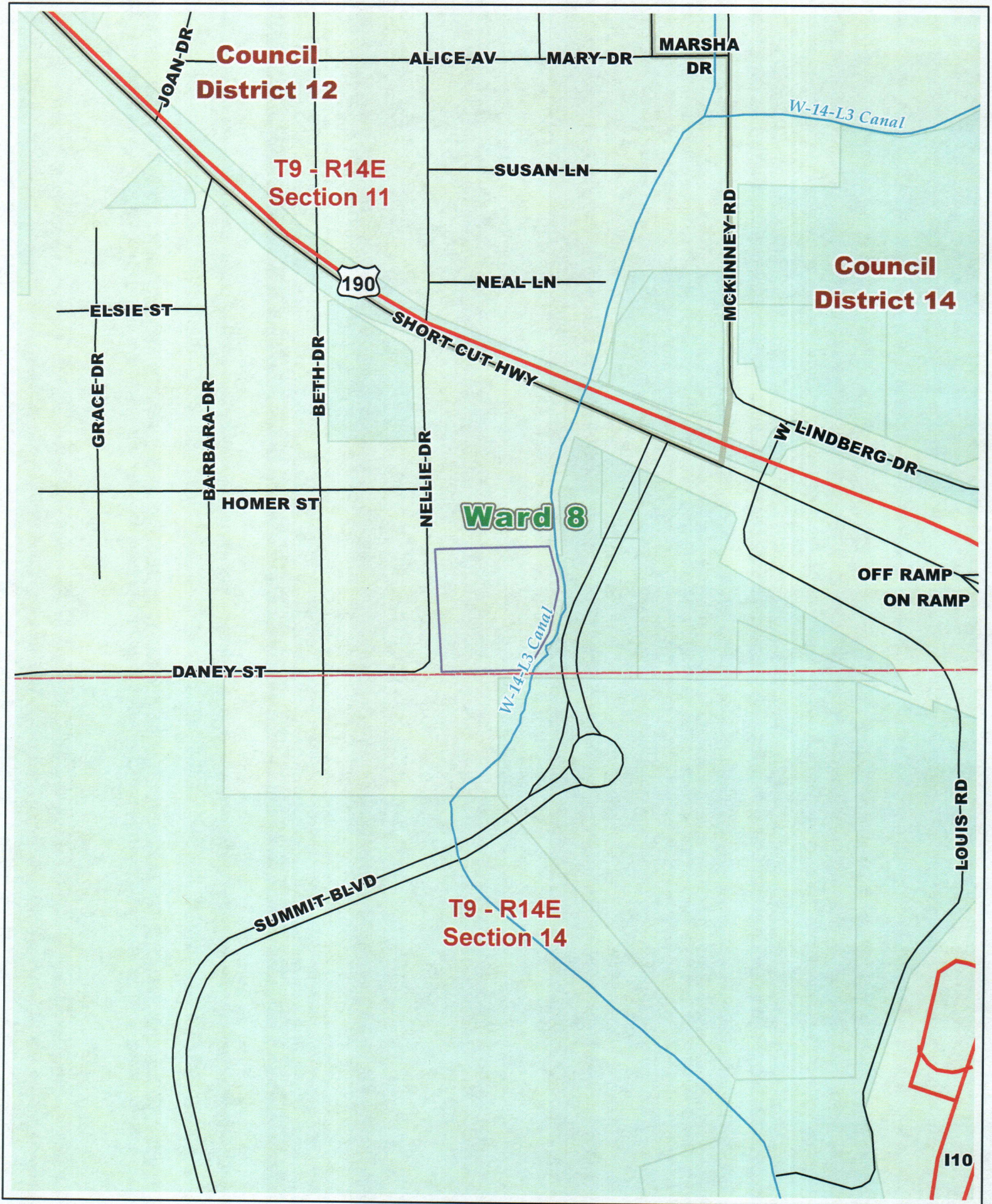


- Streams
- Streets
- Major Roads
- T/R Sections
- Slidell
- SL2015-03

Map Number: 2015abg-088 Date: 06/23/2015.

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- | | | |
|---------------------------------|--|--|
| E-1 Estate | NC-5 Retail and Service | MD-2 Medical Clinical |
| E-2 Estate | NC-6 Public, Cultural and Recreational | MD-3 Medical Facility |
| E-3 Estate | PBC-1 Planned Business Campus | MD-4 Medical Facility |
| E-4 Estate | PBC-2 Planned Business Campus | PF-1 Public Facilities |
| A-1 Suburban | HC-1 Highway Commercial | PF-2 Public Facilities |
| A-1A Suburban | HC-2 Highway Commercial | CB-1 Community Based Facilities |
| A-2 Suburban | HC-2A Highway Commercial | ED-1 Primary Education |
| A-3 Suburban | HC-3 Highway Commercial | ED-2 Secondary Education |
| A-4 Single Family Residential | HC-4 Highway Commercial | AT-1 Animal Training Housing |
| A-4A Single Family Residential | HC-5 Highway Commercial | RBG Riverboat Gaming District |
| A-5 Two Family Residential | I-1 Industrial | PUD Planned Unit Development |
| A-6 Multiple Family Residential | I-2 Industrial | AAO Abita Airport Overlay |
| A-7 Multiple Family Residential | I-3 Heavy Industrial | MHO Manufactured Housing Overlay |
| A-8 Multiple Family Residential | I-4 Heavy Industrial | RO Rural Overlay |
| NC-1 Professional Office | Advanced Manufacturing & Logistics | TND-1 Traditional Neighborhood Development |
| NC-2 Indoor Retail Service | SWM-1 Solid Waste Management | TND-2 Traditional Neighborhood Development |
| NC-3 Lodging | SWM-2 Solid Waste Management | RBCO Regional Business Center Overlay |
| NC-4 Neighborhood Institutional | MD-1 Medical Residential | |

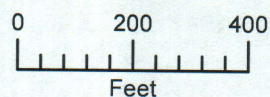


Slidell Annexation SL2015-03



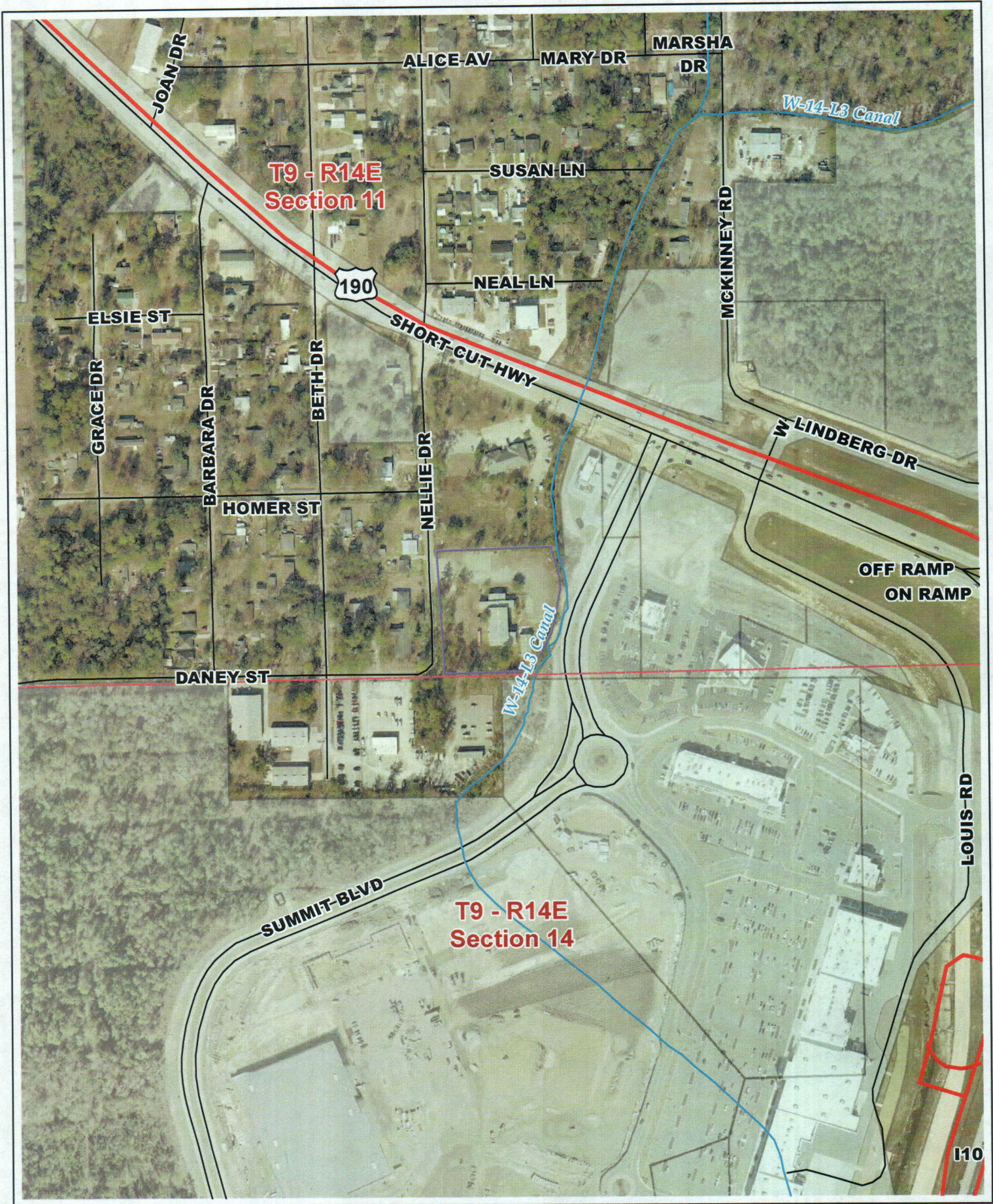
Legend

- Streams
- Major Roads
- Streets
- T/R Sections
- Council Districts
- Wards
- Slidell
- SL2015-03



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





Map Number: 2015abg-087 Date: 06/23/2015.

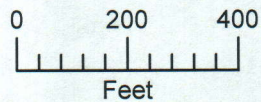


**Slidell Annexation
SL2015-03**



St. Tammany Parish Government
P.O. Box 628
Covington, LA 70434

- | | | | |
|---|-------------|---|--------------|
|  | Streams |  | T/R Sections |
|  | Streets |  | Slidell |
|  | Major Roads |  | SL2015-03 |



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Map Number: 2015abg-086 Date: 06/23/2015.



The City of Slidell

PLANNING DEPARTMENT

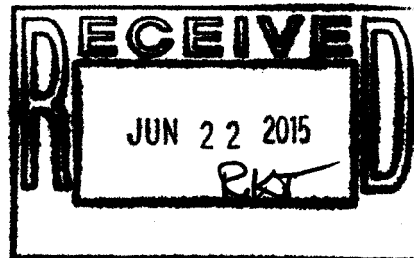
250 Bouscaren Street, Suite 203 • Slidell, Louisiana 70458

P.O. Box 828 • Slidell, Louisiana 70459-0828

Telephone (985) 646-4320 • Fax (985) 646-4356

TDD/TTY (800) 545-1833, ext. 375

www.slidell.la.us



SL2015-03

FREDDY DRENNAN
Mayor

TARA INGRAM-HUNTER
Director

June 19, 2015

Mr. Robert K. Thompson, Special Revenue Manager
St. Tammany Parish Government, Finance Dept.
21490 Koop Drive
Mandeville, Louisiana 70471

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
NO.: 7015 0640 0003 9435 7592

RE: **ANNEXATION** – Annexation (**A15-03**) and Rezoning (**Z15-03**) request by Slidell Little Theatre, represented by its Board President, Frederick Martinez, for property located at 2024 Nellie Drive, more particularly identified as four (4) parcels, each containing 0.499 ac., 0.696 ac., 1.047 ac., and 0.177 ac., totaling 2.419 acres, situated in Section 11, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana, annexing into City of Slidell corporate limits with parallel zoning from St. Tammany Parish NC-4 (Neighborhood Commercial) to City of Slidell C-2 (Neighborhood Commercial).

Dear Mr. Thompson:

This is to advise you that the Slidell Planning and Zoning Commissions will introduce the above request on July 20, 2015 to consider a Petition for Annexation by Slidell Little Theatre, represented by its Board President, Frederick Martinez, for property located at 2024 Nellie Drive. The public hearing for this request will be held on Monday, August 17, 2015 at 7:00 p.m. in the Slidell City Council Chambers located at 2045 Second Street, Third Floor. Final action on the Petition for Annexation and Zoning will not take place by the Slidell City Council until after the public hearing of the Slidell Planning and Zoning Commissions.

If you have any comments or questions regarding this annexation, please do not hesitate to contact the City Planning Department at (985) 646-4320.

Sincerely,

Theresa B. Alexander, Secretary
Slidell Planning and Zoning Commissions

Enclosures

Cc: Slidell Little Theater (w/o encl)
Freddy Drennan, Mayor (w/o encl)
City of Slidell City Council (w/encl)
Tara Ingram-Hunter, Director of Planning (w/o encl)

/tba

CITY OF SLIDELL
PETITION FOR ANNEXATION

DATE: 6/9/15

Planning and Zoning Commissions
City of Slidell, Parish of St. Tammany
State of Louisiana

- 1) According to the attached certificate of the Registrar of Voters for the Parish of St. Tammany, Louisiana, and according to our information and belief, there are _____ registered voters residing in the area to be annexed. To obtain this information call the Registrar of Voters office in Covington at (985) 809-5500.
- 2) The property owners of this area are: (please print clearly):

NAME	MAILING ADDRESS	TELEPHONE NO.
<u>Slidell Little Theatre</u>	<u>P.O. Box 969 Slidell 70459</u>	<u>(985) 502-1160</u>
<u>FRED Marchion President</u>	<u>307 Humblewood Slidell 70461</u>	<u>"</u>

There are: _____ Resident property owners
 _____ Non-Resident property owners

- 3) I/we do hereby certify that the undersigned are the sole owners of the property to be annexed. **A copy of the Act of Sale/Deed must be attached.** Attach a plat of survey or a map drawn to scale of no smaller than 1" equals 100' showing the location, measurements, and ownership of all property proposed for annexation.
- 4) The legal description of the property to be annexed must be attached so that the new City boundaries can be defined with certainty and precision.
- 5) If the petitioner(s) is/are a corporation, partnership or other entity, the petitioner(s) must attach a copy of the resolution authorizing the petitioner to sign and authorizing the petition for annexation. If a couple, both husband and wife must sign the petition.
- 6) Petitioner(s) desire to have the property as described in paragraph 4 annexed to the City of Slidell, St. Tammany Parish, Louisiana.
- 7) A copy of the last paid tax statement must be submitted with this petition for annexation.
- 8) Original Certificate of Assessor certifying ownership and assessed valuation of property must be completed by the Assessor's office. A copy of last tax statement and survey of property should be attached when submitting form to the Assessor's office for completion. Assessor's telephone number is (985) 809-8180 if you have any questions.

***Petitioner, by signature below, acknowledges that they have been informed as to the estimated cost of connection to City utilities.**

The undersigned petitioner(s), after being duly sworn, did depose and say that all the allegations and statements of fact are true and correct.

PETITIONER(S) / OWNER(S) OF RECORD:
 Signature: [Signature] Date: 6/9/15

Signature _____ Date _____

Signature _____ Date _____

Signature _____ Date _____

SWORN TO AND SUBSCRIBED before me this 9th day of June, 2015

Julie C. Flanagan
 NOTARY PUBLIC

Julie C. Flanagan #12204
 Notary Public, St. Tammany Parish
 My Commission is for Life



**CITY OF SLIDELL
PETITION TO CHANGE ZONING DISTRICT CLASSIFICATION**

Planning and Zoning Commission
City of Slidell, Parish of St. Tammany
State of Louisiana

DATE: 6/9/15

Petition is hereby made to the City of Slidell, Louisiana, to change the zoning classification of hereinafter described property.

(INSTRUCTIONS: Please print all information clearly.)

1) LOCATION OF PROPERTY: The property petitioned for zoning/rezoning is bounded by the following streets:
Nellie Drive

And identified by Lot, Square/Block, and Subdivision Name as follows:

Parcels containing 0.499 ac, 0.696 ac, 1.647 ac, and 0.177 ac. (See Attached)

NOTE: If the property does not have Lot, Square/Block, and Subdivision Name, attach a separate sheet giving description by Metes and Bounds.

2) TOTAL NUMBER OF ACRES or part thereof: 2.419 ac.

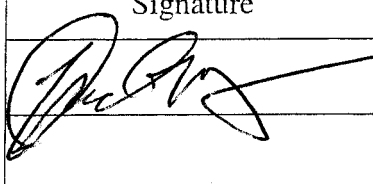
3) The reasons for requesting the zoning change are as follows:
Annexation into City of Slidell Corporate Limits

4) A copy of the **ACT OF SALE/DEED** must be attached. Attach a **PLAT SURVEY** or a **MAP DRAWN TO SCALE** no smaller than 1" = 100' showing the location, measurements, and ownership of all property proposed for a change in zoning classification, so that the new zoning/rezoning can be defined with certainty and precision.

5) If the petitioner(s) is/are a corporation, partnership or other entity, the petitioner must attach a **COPY OF THE RESOLUTION AUTHORIZING THE PETITIONER TO SIGN and AUTHORIZING THE PETITION FOR ZONING.** If a couple, both husband and wife must sign the petition.

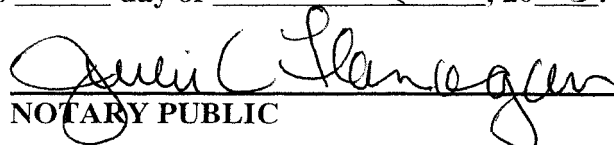
6) The following list of owners or authorized agents of 50% or more of the area of the land in which a change of classification is requested hereby petition the zoning classification of the afore described property be changed -

FROM: NC-4 TO: C-2
(Existing classification) (Proposed classification)

Signature	Printed Name	Mailing Address	Phone #	% Land Owned
	Fred Maehne	307 Jumbleback Slidell, La	(985) 502-1160	

BEFORE ME, the undersigned authority, personally appeared the persons whose signatures are affixed above, all of full age and majority, who declare under oath to me, NOTARY, that they are the owners of all that certain lot, piece, or parcel of land located as set forth beside their respective signatures, and that they know of their own personal knowledge that the above petitioners are the owners of at least fifty percent of the area hereinabove described for which a zoning change is requested, and that their signatures were executed freely and voluntarily and that they are duly qualified to sign.

SWORN TO AND SUBSCRIBED before me this 9th day of June, 2015.


NOTARY PUBLIC

Julie C. Flanagan #12204
Notary Public, St. Tammany Parish
My Commission is for Life



**ST. TAMMANY PARISH
REGISTRAR OF VOTERS**

M. DWAYNE WALL, CERA
REGISTRAR



**STATE OF LOUISIANA
PARISH OF ST. TAMMANY**

CERTIFICATE OF REGISTRAR OF VOTERS

I, the undersigned Registrar of Voters for the Parish of St. Tammany, State of Louisiana, do hereby certify that the property described in the attached Survey by J.V. Burkes & Associates, Inc., Survey No. 20120461 RS dated October 18, 2013 and further identified as a certain parcel of land containing 2.419 acres more or less, lying and situated in Section 11, Township 9 South, Range 14 East in St. Tammany Parish, State of Louisiana, and by the records in the Registrar of Voters office has no registered voters within said property.

In faith whereof, witness my official signature and the impress of my official seal at Covington, Louisiana, on this 2nd day of June, 2015.

A handwritten signature in black ink, appearing to read "M. Dwayne Wall", is written over a horizontal line.

M. Dwayne Wall, CERA
Registrar of Voters
St. Tammany Parish, Louisiana

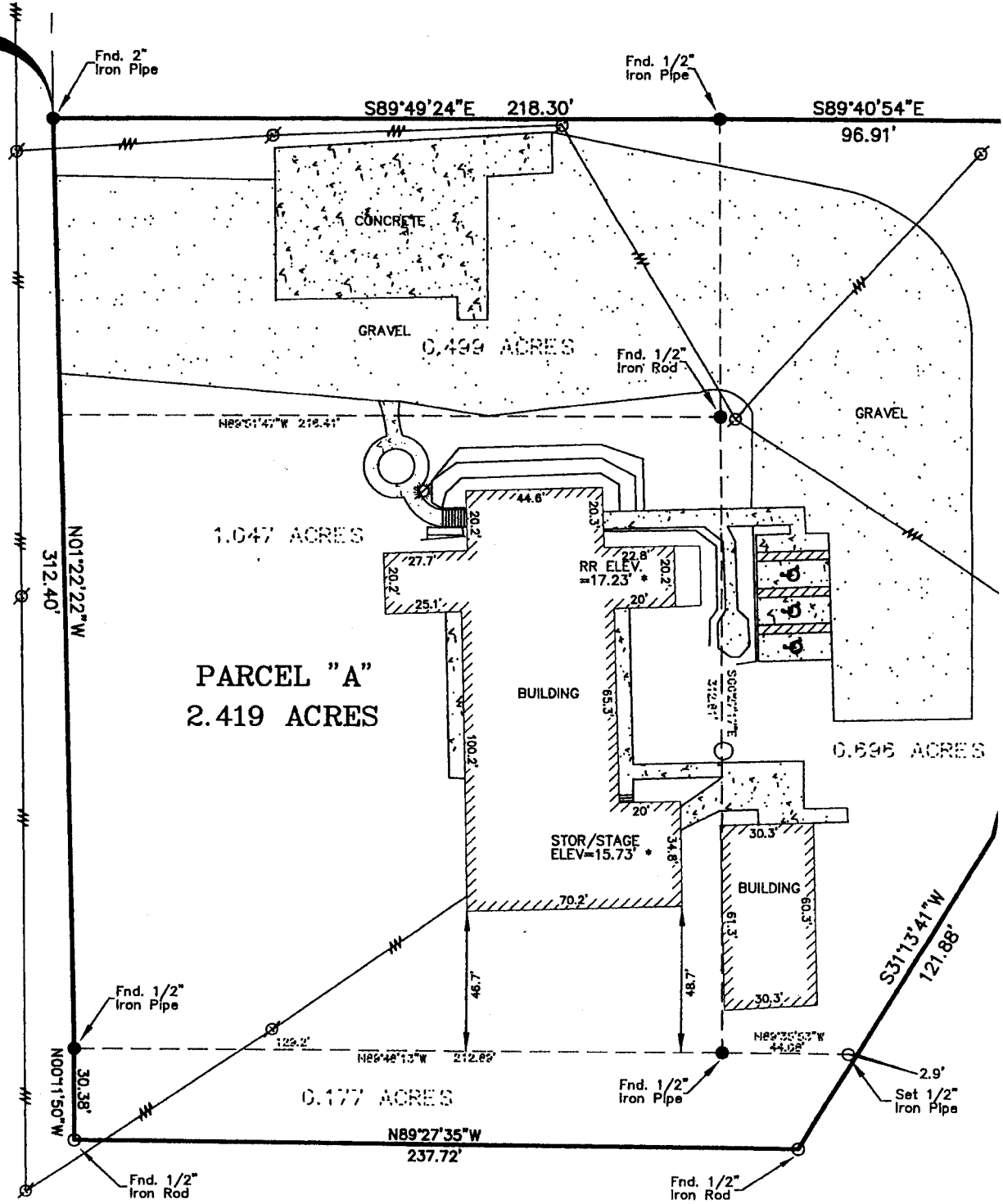
Attachments:

Legal description, Map and Survey

Cc: Joanne Reed

P.O.B.

NELLIE DRIVE



SCALE:	1" = 50'	
DATE:	10/8/13	
DRAWN BY:	JDL	CHECKED BY:
		RMK
DWG. NO:	20120461 RS	
SHEET	1	OF 1

I certify that this plat does represent an actual ground survey and that to the best of my knowledge no encroachments exist either way across any of the property lines, except as shown. Encumbrances shown hereon are not necessarily exclusive. Encumbrances of record as shown on title opinion or title policy will be added hereto upon request, as surveyor has not performed any title search or abstract.

I have consulted the Flood Insurance Rate Maps and found this property is in a Special Flood Hazard Area.

F.I.R.M.: 225205 0420 E
 DATE: 4/21/99
 ZONE: B & A4
 B.F.E. = 9'

* Verify prior to construction with local governing body.

**A MINOR SUBDIVISION
 A 0.499 AC., A 0.696 AC. & A 0.177 AC. PARCEL
 IN SECTION 11, T-9
 ST. TAMMANY PARISH**

Declaration is made to original purchaser of the survey. It is not valid for subsequent owners. Survey is valid only if print has original seal in accordance with the Louisiana Minimum Standards for Property Bearings are based on record bearings unless noted otherwise.

SLIDELL LITTLE TITUS

PATHFILE: \\M:\SURVEYING\2012\BOUNDARY SURVEY\109-R14\SEC. 11\20120461_11-9-14_SLT_RESUB.dwg

J. V. Burkes & Associates, Inc.

1805 Shortcut Highway, Slidell, La
Phone (985) 649-0075 ♦ Fax (985) 649-0154
Engineering ♦ Surveying ♦ Environmental
September 5, 2014

Attachment to J. V. Burkes & Associates, Inc. Dwg. No. 20120461 RS
(Dated October 8, 2013)

Legal Description - 2.419 Acres
IN SECTION 11 – TOWNSHIP 9 SOUTH – RANGE 14 EAST
SAINT TAMMANY PARISH, LOUISIANA
For: Slidell Little Theater

A certain parcel of land, lying and situated in Section 11, Township 9 South, Range 14 East, Saint Tammany Parish, Louisiana and being more fully described as follows.

From the Quarter Section corner common to Sections 11 & 14, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana run South 89 Degrees 52 Minutes East a distance of 458.3 feet to a point on the westerly right of way line of Nellie Drive; Thence run along said westerly right of way line of Nellie Drive North 01 Degrees West a distance of 543.20 feet to a point; Thence leaving said westerly right of way line of Nellie Drive run South 89 Degrees 52 Minutes East a distance of 51.85 feet to a point; Thence run South 01 Degrees East a distance of 200.00 feet to a 2" iron pipe found on the easterly right of way line of Nellie Drive and the **Point of Beginning**.

From the **Point of Beginning** and leaving said easterly right of way line of Nellie Drive run South 89 Degrees 49 Minutes 24 Seconds East a distance of 218.30 feet to a ½" iron rod found; Thence run South 13 Degrees 01 Minutes 02 Seconds East a distance of 90.81 feet to a point; Thence run South 01 Degrees 54 Minutes 58 Seconds East a distance of 33.07 feet to a point; Thence run South 13 Degrees 29 Minutes 00 Seconds West a distance of 121.32 feet to a point; Thence run South 31 Degrees 13 Minutes 41 Seconds West a distance of 121.88 feet to a ½" iron rod found; Thence run North 89 Degrees 27 Minutes 35 Seconds West a distance of 237.72 feet to a ½" iron rod found on the easterly right of way line of Nellie Drive; Thence run along said easterly right of way line of Nellie Drive North 00 Degrees 11 Minutes 50 Seconds West a distance of 30.38 feet to a ½" iron rod found; Thence run North 01 Degrees 22 Minutes 22 Seconds West a distance of 312.40 feet and back to the **Point of Beginning**.

Said parcel contains **2.419 acres of land more or less**, lying and situated in Section 11, Township 9 South, Range 14 East, Saint Tammany Parish, Louisiana.

CONVEYANCE CERTIFICATE

STATE OF LOUISIANA }
 Parish of St. Tammany } LUCY REID RAUSCH, Clerk and Ex-Officio Recorder

Office of the Clerk of Court for the Parish of St. Tammany, State of Louisiana

The undersigned Clerk of Court for the Parish of St. Tammany, hereby certifies that according to the records of her office it does not appear that the following described property has been alienated by:

THREE

THIS CERTIFICATE COVERS ONLY THE _____ NAMES LISTED BELOW:

NAME: 1. DAN E. DELEON
 2. CARL R. VAUGHAN SR.
 3. MARLENE SUE HENDRICKS VAUGHAN TO ACQUIRE

ALL THAT CERTAIN PARCEL OF LAND, lying and being situated in the southeast quarter of Section 11, township 9 south, range 14 east, 8th Ward, St. Tammany Parish Louisiana more fully described as follows to wit:

From the southwest corner of said southeast quarter of southeast quarter, go south 89 degrees 52 minutes east 509.9 feet; thence north 31.3 feet to the point of beginning on the west side of Nellie Drive; thence along said drive north 1 degree 16 minutes west 131.2 feet to the southwest corner of the property sold by Homer G. Fritchie to Selby F. McManus Jr. ; thence south 0 degrees 30 minutes east 131.1 feet; thence west 213.0 feet to the point of departure.

Being the same property acquired by Dan E. Deleon et ux from Homer G. Fritchie by act of sale dated July 28, 1962 and recorded in COB 327 folio 650 of the official records of St. Tammany Parish Louisiana.

ONE CERTAIN LOT OR PARCEL OF LAND, together with all the buildings and improvements thereon and all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in any wise appertaining, situated in the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 11 township 9 south range 14 east 8th Ward, ST. Tammany Parish Louisiana and more fully described as follows to wit:

From the one quarter section corner common to Sections 11 and 14, township 9 south, Range 14 east, go south 89 degrees 52 minutes east, 458.3 feet; thence north 1 degree west along the west side of Nellie Drive a distance of 543.2 feet; thence south 89 degrees 52 minutes east 51.85 feet; thence to a point on the east side of Nellie Drive; thence 0 degrees 30 minutes east 300 feet to the SW corner of property conveyed by Selby F. McManus Jr. to Pine Forest Assembly of God, Slidell Louisiana, which is the point of beginning.

Thence south 89 degrees 52 minutes east 216.4 feet; thence south 0 degrees 30 minutes east 81.1 feet; thence north 89 degrees 52 minutes west 215.1 feet to the east side of Nellie Drive; thence along said nellie drive 0 degrees 30 minutes west 81.2 feet to the point of beginning.

Being the same property acquired by Dan E. DeLeon et ux from Selby F. McManus Jr. by act of sale dated July 28, 1962 registered in COB 328 folio 87 of the official records of St. Tammany Parish Louisiana.

Further acquired by Dan E. Deleon by Judgment of Possession in the Succession of Nellie Vaughan DeLeon #10665, 22nd Judicial District Court, St. Tammany Parish dated on March 14, 1984 and recorded in COB 1142 folio 899.

Given under my hand and seal of office this the 22nd day of March A.D. 1984 at 4:30 o'clock p.m.

Lucy Reid Rausch
 CLERK AND EXOFFICIO RECORDER
 LS/cm

3/28/84

DAN E. DELEON - con page 2

AND FURTHER:

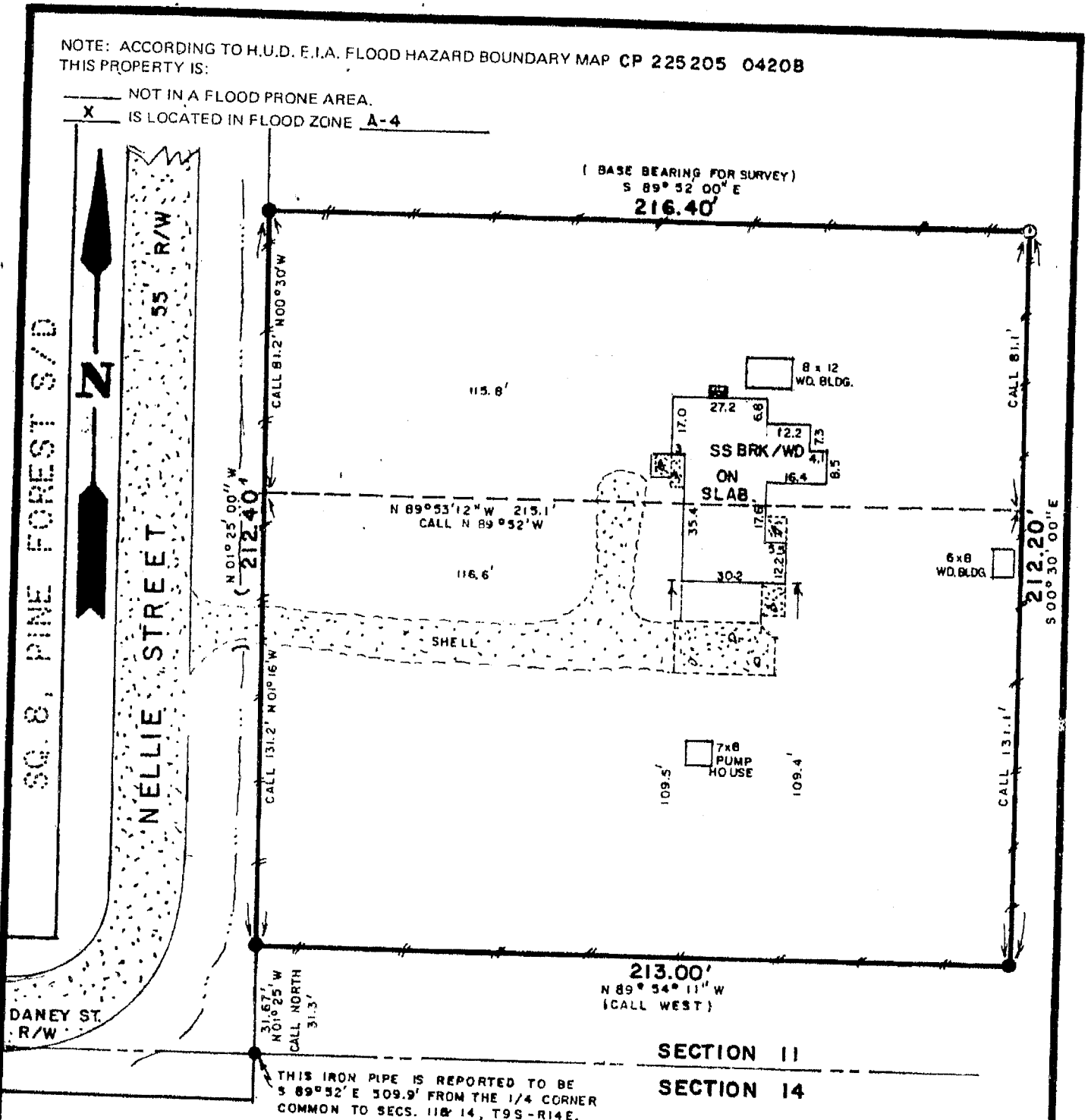
Acquired by Marlene Hendricks, wife of/and Carl R. Vaughn, Sr. from Dan E. DeLeon by act before Gus A. Fritchie, Jr., St. Tammany Parish Notary Public, dated April 24, 1984 and recorded in COB 1149, folio 335.

Given under my hand and seal of office th is the 30th day of April A.D., 1984 at 4:30 P.M.

Judith D. Shenian
DY. CLERK & EX-OFFICIO RECORDER
JDS/js

NOTE: ACCORDING TO H.U.D. E.I.A. FLOOD HAZARD BOUNDARY MAP CP 225 205 0420B THIS PROPERTY IS:

NOT IN A FLOOD PRONE AREA.
X IS LOCATED IN FLOOD ZONE A-4



- SET IRON
- FOUND IRON
- ⊙ FENCE POST

NOTE: DOTTED LINE INDICATES PROPERTY LINE OF PREVIOUS CONVEYANCES AS TWO PARCELS.

MUNIC. ADDRESS: #2024 NELLIE DRIVE

SCALE 1" = 40'

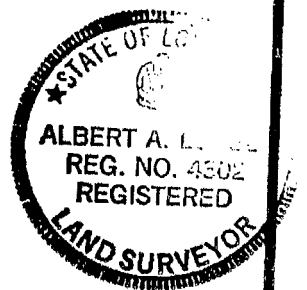
MAP SHOWING SURVEY OF A 1.05 ACRE PARCEL OF LAND

LOCATED IN SECTION 11, T9S - R14E, G.L.D.,

NEAR THE CITY OF SLIDELL, ST. TAMMANY

PARISH, LOUISIANA.

FOR **CARL VAUGHN**



TO ALL PARTIES INTERESTED IN TITLE TO PREMISES SURVEYED:
I HEREBY CERTIFY THAT THE ABOVE SHOWN SURVEY WAS ACTUALLY MADE ON THE GROUND, AS PER RECORD DESCRIP-
TION, AND IS CORRECT, AND THAT THERE ARE NO ENCROACHMENTS EITHER WAY ACROSS PROPERTY LINES, EXCEPT AS
MAY BE NOTED ABOVE.

SLIDELL, LOUISIANA

DATE: 2 APRIL 1984

JOB NO. 97363

Albert A. Lovell
ALBERT A. LOVELL & ASSOCS., INC.
CONSULTING ENGINEERS

TAX RESEARCH CERTIFICATE

OFFICE OF TAX COLLECTOR FOR THE
PARISH OF ST. TAMMANY

No 22022

FEE:

\$ 20.00

Covington, Louisiana, Mar. 27 19 84

I, PATRICK J. CANULETTE, Sheriff and Ex-Officio Tax Collector, in and for the Parish and State aforesaid do hereby certify, that upon an examination of the Tax Roll on file in my office, I find that all State and Parish Taxes assessed against Imp. 4060

2 Parcels Being 131.2 ft x 213 ft SE
25 Sec 11-9-14 CB 214-521 CB 327-
650 216.4 ft x 81.1 ft x 215.1 ft
x 81.2 ft SW .25 of SE .25
Sec 11-9-14 CB 300-242 CB 338-88.

15 * ... 20.00 *

19 ... 20.00 CASH

448 #02.40... A *

01 *00.08.84 *

situated in the Parish of St. Tammany, State of Louisiana, for the following years:

YEAR	ASSESSMENT NUMBER	ASSESSED IN NAME OF:
19 <u>83</u>	<u>27005500</u>	<u>De Leon Dan E.</u>
19 <u>82</u>	<u>11</u>	<u>11 11 11</u>
19 <u>81</u>	<u>11</u>	<u>11 11 11</u>

STATE AND PARISH TAXES FOR THE YEARS:

19 _____ 19 _____ 19 _____ have been paid

19 _____ 19 _____ 19 _____ have not been paid

19 83 19 82 19 81 have been paid by virtue of Homestead Exemption

on the above described property only insofar as the above named De Leon Dan E. concerned and no further.

19 83 Assessed Valuation \$ 4660.
 Total Paid \$ _____
 Total Exempt..... \$ 570.20
 TOTAL DUE..... \$ _____

Requested By Futchie

PATRICK J. CANULETTE
 Sheriff and Ex-Officio Tax Collector, Parish of St. Tammany, Louisiana
 By: Dy J. Willis
 DEPUTY SHERIFF

CASH SALE

STATE OF LOUISIANA
PARISH OF ST. TAMMANY

BE IT KNOWN, that on March 27, 2014, before me, a Notary Public for St. Tammany Parish, Louisiana, and in the presence of the undersigned competent witnesses, **PERSONALLY CAME AND APPEARED:**

Fritchie Sisters, L.L.C., a Limited Liability Company organized under the laws of the State of Louisiana, domiciled in St. Tammany Parish, whose mailing address is 102 Lafitte Alley, Slidell, LA 70461, represented herein by and through Grace Fritchie Burkes, authorized by resolution/member meeting, the original of which is attached hereto, Federal Identification Number XX-XXX1459;

who declared that it does by these present, grant, bargain, sell, assign, convey, transfer, set-over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all rights and actions of warranty which Seller has or may have against all preceding owners and vendors unto:

Slidell Little Theater, a non-profit corporation organized under the laws of the State of Louisiana, domiciled in St. Tammany Parish, whose mailing address is 2024 Nellie Dr., Slidell, LA 70458, represented herein by and through Margaret Rennie, duly authorized, Federal Identification Number XX-XXX5957;

here present, accepting and purchasing for themselves, their heirs and assigns, and acknowledging delivery and possession thereof, the following described property, to-wit:

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, lying and being situated in St. Tammany Parish, Louisiana, Section 11, Township 9 South, Range 14 East, and more fully described as follows, to-wit:

From the Quarter Section corner common to Sections 11 and 14, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana run South 89 Degrees 52 Minutes East a distance of 509.90 feet to a 1/2" iron rod found on the easterly right of way line of Nellie Drive and the Point of Beginning.

From the Point of Beginning and continue along said easterly right of way line of Nellie Drive run North 00 Degrees 11 Minutes 50 Seconds West a distance of 30.38 feet to a 1/2" iron pipe found; Thence leaving said easterly right of way line of Nellie Drive run South 89 Degrees 48 Minutes 13 Seconds East a distance of 212.89 feet to a 1/2" iron pipe found; Thence run South 89 Degrees 35 Minutes 53 Seconds East a distance of 44.08 feet to a point; Thence run South 31 Degrees 13 Minutes 41 Seconds West a distance of 36.94 feet to a 1/2" iron rod found; Thence run North 89 Degrees 27 Minutes 35 Seconds West a distance of 237.72 feet and back to the Point of Beginning.

Said parcel contains 0.177 acres (7,710 sq. ft.) of land more or less, lying and situated in Section 11, Township 9 South, Range 14 East, Saint Tammany Parish, Louisiana.

Property delineated on Survey No. 20130567 by Sean M. Burkes, RLS, dated October 8, 2013 and proces verbal by J. V. Burkes & Associates, Inc., Dwg. No. 20130567, dated October 8, 2013, machine copies attached hereto.

St. Tammany Parish 54
Instrmnt #: 1936166
Registry #: 2296474 crt
03/28/2014 1:34:00 PM
MB CB X MI UCC
1

As part of the consideration recited the sellers/vendors declared that they do by these presents, grant, bargain, sell, assign, convey, transfer, set-over, abandon and deliver, **without any legal warranty**, but specifically with all rights of after acquired title as to any title to which Vendor(s) may now own or may subsequently acquire, together with full substitution and subrogation in and to all rights and actions of warranty which seller has or may have against all preceding owners and vendors, the following described property, to wit:

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, lying and being situated in St. Tammany Parish, Louisiana, Section 11, Township 9 South, Range 14 East, and more fully described as follows, to-wit:

From the Quarter Section corner common to Sections 11 and 14, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana run South 89 Degrees 52 Minutes East a distance of 509.90 feet to a ½" iron rod found on the easterly right of way line of Nellie Drive; thence go North 00 degrees 11 minutes 50 seconds West 30.38 feet along the easterly right of way for Nellie Drive and the Point of Beginning.

thence go South 89 degrees 48 minutes 13 seconds East, 212.89 feet to a point; thence go South 89 degrees 35 minutes 53 seconds East 44.08 feet; thence go North 31 degrees 13 minutes 41 seconds East, 12.0 feet to a point; thence go North 89 degrees 48 minutes 13 seconds West, 267 feet, plus or minus to a point on the east right of way line of Nellie Drive; thence go South 00 degrees 11 minutes 50 seconds East, 15 feet, plus or minus, to the point of beginning.

Property shown on Survey No. 20130567 by Sean M. Burkes, RLS, dated October 8, 2013, machine copies attached hereto.

For Information Purpose only:
Municipal Address: 2024 Nellie Dr., Slidell, LA 70458
Tax Parcel No. 110-015-8372

To have and to hold the said property unto the said Purchaser, its heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of **TWELVE HUNDRED (\$12,000.00) AND NO/100 DOLLARS**, cash, which the said Purchaser has well and truly paid, in ready and current money, to the Seller who hereby acknowledges the receipt thereof and grants full acquittance and discharge therefore.

TAXES: Assessment No. 110-015-8372. All City, Parish and State taxes up to and including the taxes due and exigible for 2014 to be paid by the purchaser. Tax Collector/Assessor is directed to mail the tax statement to 2024 Nellie Dr., Slidell, LA 70458.

"AS IS" CLAUSE: It is expressly agreed that the immovable property herein conveyed and all improvements and component parts, plumbing, electrical systems, mechanical equipment, heating and air conditioning systems, built-in-appliances, and all other items located hereon are conveyed by Seller and accepted by Purchaser **"AS IS, WHERE IS"** and **"WITH ALL FAULTS"** without any warranties of any kind whatsoever, even as to the metes and bounds, zoning, operation, or suitability of such properties for the use intended by the Purchaser, without regard to the presence of apparent or hidden defects and with the Purchaser's full and complete waiver of any and all rights for the return of all or any part of the purchase price by reason of any such defects.

Purchaser acknowledges and declares that neither the Seller nor any party, whomsoever, acting or purporting to act in any capacity whatsoever on behalf of the Seller has made any direct, indirect, explicit or implicit statement, representation or declaration, whether by written or oral statement or otherwise, and upon which Purchaser has relied, concerning the existence or non-existence of any quality, characteristic or condition of the property herein conveyed. Purchaser has had full, complete and unlimited access to the property herein conveyed for all

tests and inspections which Purchaser, in Purchaser's sole discretion deems sufficiently diligent for the protection of Purchaser's interests.

Purchaser expressly waives the warranty of fitness and the warranty against redhibitory vices and defects, whether apparent or latent, imposed by Louisiana Civil Code Articles 2520 through 2548, inclusive, and any other applicable state or federal law and the jurisprudence thereunder.

Purchaser also waives any rights Purchaser may have in redhibition or to a reduction of the purchase price pursuant to Louisiana Civil Code Articles 2520 through 2548, inclusive, in connection with the property hereby conveyed to Purchaser by Seller. By Purchaser's signature Purchaser expressly acknowledges all such waivers, and Purchaser's exercise of Purchaser's right to waive warranty pursuant to Louisiana Civil Code Articles 2520 through 2548.

By signing below, Purchaser acknowledges that this AS IS clause has been explained to him/her, that he/she understands it and is accepting this AS IS of his/her own free will.

SLIDELL LITTLE THEATER

By: Margaret Rennie
MARGARET RENNIE

The parties acknowledge that they are aware that as to the property transferred herein:

1. no title insurance;
2. no environmental site assessment or environmental impact study, nor any kind of study, test, evaluation or expert opinion of the land, and if applicable the buildings, structures and improvements thereon, for any harmful, pollutant or noxious substances (including asbestos, toxic mold, petroleum and/or chemical contaminants);
3. no wood destroying insect report or termite certificate; and
4. no study, test, evaluation or expert opinion of any kind whatsoever regarding the improvements, buildings or structures situated upon the property, for structural integrity, habitability or usability

have been requested by the parties and none has been performed or procured by the undersigned Notary Public, and the parties hereto relieve and release Alford & Alford, LLP, Attorneys At Law, its partners and employees, and the undersigned Notaries Public, from all liability and responsibility in connection therewith.

SLIDELL LITTLE THEATER

By: Margaret Rennie
MARGARET RENNIE

FRITCHIE SISTERS, L.L.C.

By: Grace Fritchie Burkes
GRACE FRITCHIE BURKES

The parties hereto declare that they have not requested any Environmental Site Assessment and/or Environmental Impact Study of the herein conveyed property; nor have they requested any kind of study or evaluation of the property or the buildings thereon for any harmful, pollutant or noxious substances (including asbestos); nor have they requested any opinion or evaluation of the useability of said property due to any considerations of the environment (including a declaration that the said property is "wetlands"). The parties further acknowledge that said Notary has advised them of the availability of obtaining any of the above evaluations or studies, and said Notary has further advised them of the potential liabilities inherent in ownership of property with harmful substances or limiting environmental determinations, and, despite all of the above, they have chosen to proceed without such studies; and they do hereby relieve and release me, Notary, from any responsibility in connection therewith.

Title to said property will be taken subject to any and all laws, ordinances or governmental regulations (including but not limited to building and zoning ordinances, Environmental Protection Statutes and/or Department of Environmental Quality Regulations, and/or any US Army Corps of Engineers Wetlands regulations) restricting or prohibiting the occupancy, use or enjoyment of the land, or prohibiting a separation in ownership or a reduction in the dimensions or area of the land, or the effect of any violation of any such law, ordinance or governmental regulation. No guarantees are made relative to compliance with the above and should any zoning, planning or other Parish Ordinances affect this transfer, the parties hereto relieve the Notary, title insurer, and Alford & Alford, LLP for any responsibility to determine or secure compliance with these regulations.

SLIDELL LITTLE THEATER

By: Margaret Rennie
MARGARET RENNIE

FRITCHIE SISTERS, L.L.C.

By: Grace Fritchie Burkes
GRACE FRITCHIE BURKES

That whenever the word, or words, he, him, himself, his, Purchaser, Seller, vendor or any other such descriptive words referring to the parties hereto are used, such shall be construed to apply to the singular or plural, masculine, feminine or neuter, as the case may be.

THUS DONE AND PASSED at Slidell, Louisiana, on the day, month, and year first above written, in the presence of the undersigned competent witnesses, who sign their names with the appearers and the undersigned Notary Public.

WITNESSES:

Denice Singletary
DENICE SINGLETARY
Neil Alford
NEIL ALFORD

SLIDELL LITTLE THEATER
By: Margaret Rennie
MARGARET RENNIE
FRITCHIE SISTERS, L.L.C.
By: Grace Fritchie Burkes
GRACE FRITCHIE BURKES

Lydia Alford
LYDIA ALFORD, NOTARY PUBLIC
Louisiana Bar No. 17246

Title Insurance Identifying Information (La. R.S. 22:513.1)

Producer: Alford & Alford, LLP, 384 Voters Rd., Suite 103, Slidell, LA 70461, License No. 240559
Underwriter: WFG National Title Insurance Company
Title Opinion Rendered: Neil Alford, Louisiana Bar No. 2383

**CERTIFICATE OF AUTHORITY TO ACT
FRITCHIE SISTERS, LLC
November 12, 2013
Page 1 of 2**

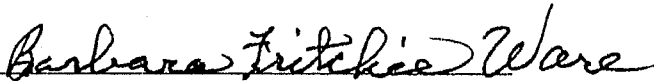
The undersigned, Barbara Fritchie Ware, Certifying member of Fritchie Sisters LLC (The "Company"), declares that"

1. Barbara Fritchie Ware, Nelouise Fritchie Williams, Grace Fritchie Burkes and Beth Fritchie Dendinger are the sole members and managers of Fritchie Sisters, LLC, and as such, have the authority to provide a certificate on which all persons contracting or dealing with the Company may rely to establish the membership of any member of the Company, the authenticity of any records of the Company, and/or the authority of any person to act on behalf of the Company.

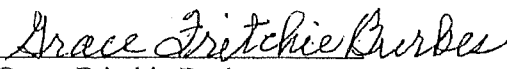
2. The undersigned hereby certifies that BARBARA FRITCHIE WARE, NELOUISE FRICHIE WILLIAMS, GRACE FRITCHIE BURKES AND BETH FRITCHIE DENDINGER, are the sole members/managers of the Company.

3. The undersigned hereby certifies that **GRACE FRITCHIE BURKES**, is authorized and empowered for and on behalf of the limited liability company, **acting alone**, to sell or transfer the immoveable property described below for the price and sum of \$12,000 and to execute any other documents necessary to carry out the authority granted in this Certificate of Authority. All third parties may rely on this certificate, unless this authorization is revoked in writing.

Alexandria, Louisiana this 12th day of November, 2013.


By: Barbara Fritchie Ware, Certifying Member

Attested to by:


Grace Fritchie Burkes

Legal Description attached as page two of this Certificate

**CERTIFICATE OF AUTHORITY TO ACT
FRITCHIE SISTERS, LLC**

November 12, 2013

Page 2 of 2

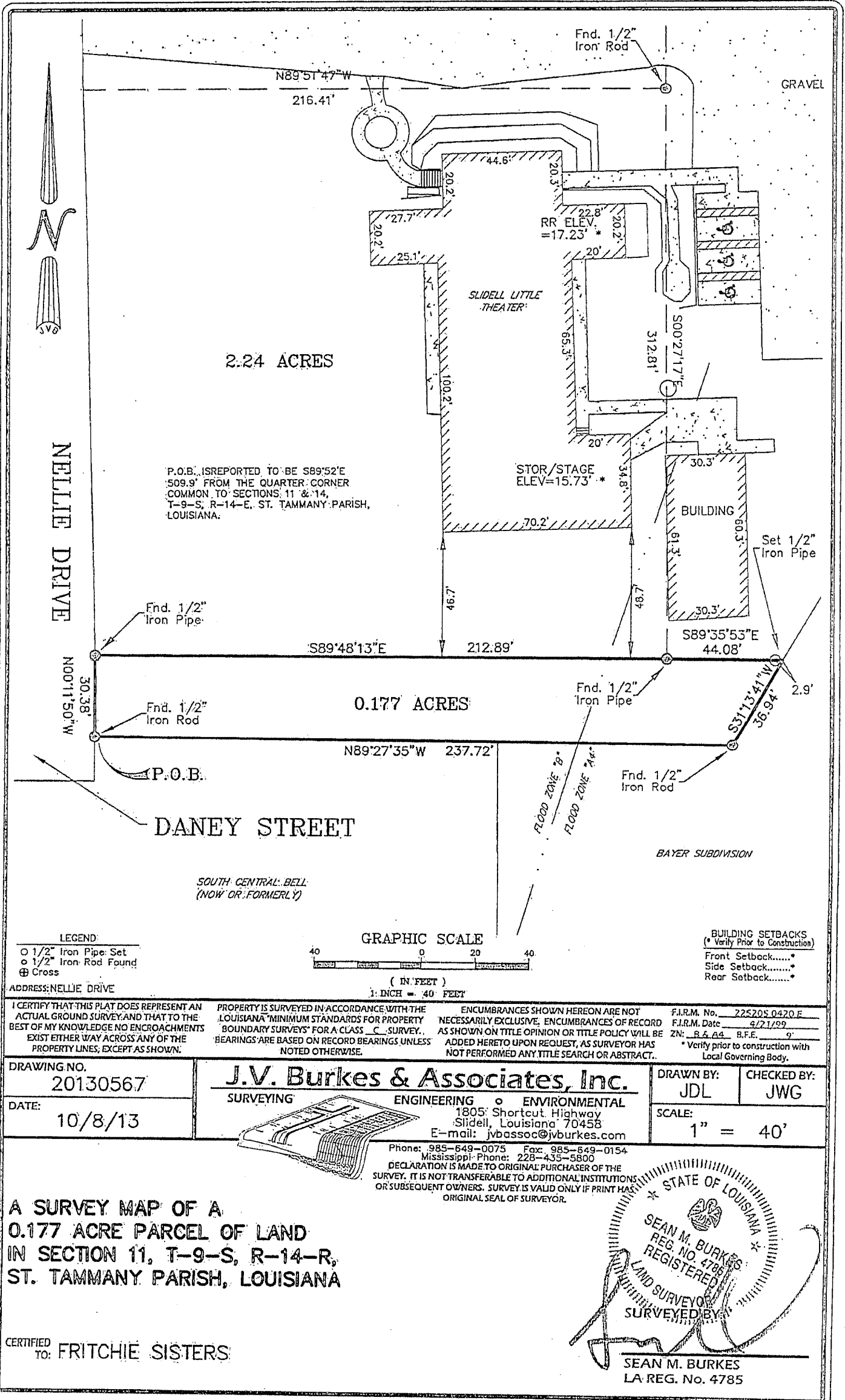
Legal Description - 0.177 acres
**IN SECTION 11 – TOWNSHIP 9 SOUTH – RANGE 14 EAST
SAINT TAMMANY PARISH, LOUISIANA
For: Fritchie Sisters**

A certain parcel of land, lying and situated in Section 11, Township 9 South, Range 14 East, Saint Tammany Parish, Louisiana and being more fully described as follows.

*From the Quarter Section corner common to Sections 11 and 14, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana run South 89 Degrees 52 Minutes East a distance of 509.90 feet to a ½" iron rod found on the easterly right of way line of Nellie Drive and the **Point of Beginning**.*

*From the **Point of Beginning** and continue along said easterly right of way line of Nellie Drive run North 00 Degrees 11 Minutes 50 Seconds West a distance of 30.38 feet to a ½" iron pipe found; Thence leaving said easterly right of way line of Nellie Drive run South 89 Degrees 48 Minutes 13 Seconds East a distance of 212.89 feet to a ½" iron pipe found; Thence run South 89 Degrees 35 Minutes 53 Seconds East a distance of 44.08 feet to a point; Thence run South 31 Degrees 13 Minutes 41 Seconds West a distance of 36.94 feet to a ½" iron rod found; Thence run North 89 Degrees 27 Minutes 35 Seconds West a distance of 237.72 feet and back to the **Point of Beginning**.*

*Said parcel contains **0.177 acres (7,710 sq. ft.) of land more or less**, lying and situated in Section 11, Township 9 South, Range 14 East, Saint Tammany Parish, Louisiana.*



ADDRESS: NELLIE DRIVE

I CERTIFY THAT THIS PLAT DOES REPRESENT AN ACTUAL GROUND SURVEY AND THAT TO THE BEST OF MY KNOWLEDGE NO ENCROACHMENTS EXIST EITHER WAY ACROSS ANY OF THE PROPERTY LINES, EXCEPT AS SHOWN.

PROPERTY IS SURVEYED IN ACCORDANCE WITH THE LOUISIANA MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR A CLASS C SURVEY. BEARINGS ARE BASED ON RECORD BEARINGS UNLESS NOTED OTHERWISE.

ENCUMBRANCES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. ENCUMBRANCES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST, AS SURVEYOR HAS NOT PERFORMED ANY TITLE SEARCH OR ABSTRACT.

F.I.R.M. No. 225205 0420 F
 F.I.R.M. Date 4/21/09
 ZN: B & A4 B.F.E. 9
 * Verify prior to construction with Local Governing Body.

DRAWING NO. 20130567
 DATE: 10/8/13

J.V. Burkes & Associates, Inc.
 SURVEYING ENGINEERING ENVIRONMENTAL
 1805 Shortcut Highway
 Slidell, Louisiana 70458
 E-mail: jvbassoc@jvburkes.com
 Phone: 985-649-0075 Fax: 985-649-0154
 Mississippi Phone: 228-435-5800

DRAWN BY: JDL
 CHECKED BY: JWG
 SCALE: 1" = 40'

A SURVEY MAP OF A 0.177 ACRE PARCEL OF LAND IN SECTION 11, T-9-S, R-14-R, ST. TAMMANY PARISH, LOUISIANA

CERTIFIED TO: FRITCHIE SISTERS

STATE OF LOUISIANA
 SEAN M. BURKES
 REG. NO. 4785
 REGISTERED LAND SURVEYOR
 SURVEYED BY
 SEAN M. BURKES
 LA REG. No. 4785

1 Introduced November 13, 2012, by
2 Councilwoman Harbison, seconded by
3 Councilman Hicks, (by request of
4 Administration)

5 **RESOLUTION R12-25**

6
7 A resolution approving the extension of City water and sewer services beyond
8 City limits to the property located at 2024 Nellie Drive, Slidell, Louisiana, pursuant to City
9 of Slidell Code of Ordinance, Section 2-35, conditioned upon annexation of said property
10 into the City of Slidell.

11 WHEREAS, Slidell Little Theatre is desirous of annexing property located at
12 2024 Nellie Drive, Slidell, Louisiana into the corporate limits of the City of Slidell; and

13
14 WHEREAS, Slidell Little Theatre intends to file a Petition for Annexation with
15 the City of Slidell once construction is completed; and

16
17 WHEREAS, Slidell Little Theatre desires that pending the application and
18 approval of Petition for Annexation, the City extend City water services beyond the City
19 corporate limits to property located at 2024 Nellie Drive, Slidell, Louisiana; and
20

21
22 WHEREAS, Slidell Little Theatre shall be responsible for and timely pay all
23 costs associated with the installation and connection of said water line in addition to all
24 monthly usage fees; and

25
26
27 WHEREAS, City desires, subject to the foregoing, to extend City water
28 services to said location, conditioned upon approval of Slidell Little Theatre Petition for
29 Annexation; and

30
31
32 WHEREAS, City reserves the right to immediately withdraw City water and
33 sewer services to said location, should, for any reason whatsoever, the Petition for
34 Annexation be withdrawn or denied; and
35
36
37
38
39

1
2 **RESOLUTION R12-25**
3 **PAGE 2**

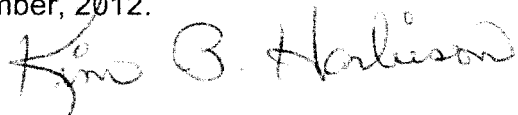
4 WHEREAS, City reserves the right to immediately withdraw City water and
5 sewer services to said location, should for any reason whatsoever, the Petition for
6 Annexation not be approved within one (1) year of filing of same.
7

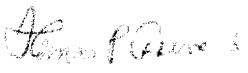
8
9 NOW THEREFORE BE IT RESOLVED by the Slidell City Council that it does
10 hereby expressly approve the extension of City water and sewer services to the property
11 owned by Slidell Little Theatre, 2024 Nellie Drive, Slidell, Louisiana, pursuant to
12 Ordinance, Section 2-35, conditioned upon annexation of Slidell Little Theatre property
13 located at 2024 Nellie Drive, Slidell, Louisiana.
14

15
16
17 BE IT FURTHER RESOLVED that the City reserves the right to immediately
18 withdraw City water and sewer services to the property owned by Slidell Little Theatre
19 located at 2024 Nellie Drive, Slidell, should the Petition for Annexation be withdrawn for
20 any reason or should Petitioner fail to participate, in a timely fashion, in accordance with
21 the annexation process.
22

23
24
25 BE IT FINALLY RESOLVED that the City reserves the right to immediately
26 withdraw City water Services to the property owned by Slidell Little Theatre locate at 2024
27 Nellie Drive, Slidell, Louisiana, should, for any reason whatsoever, the Petition for
28 Annexation not be approved within one (1) year of filing of same.
29

30
31 **ADOPTED** this 13th day of November, 2012.

32
33 
34 Kim Harbison
35 President of the Council
36 Councilwoman-at-Large

37 
38 Thomas P. Reeves
39 Council Administrator

Louisiana Secretary of State
Street Address List

For Parish ST. TAMMANY - 52 AND Ward <ALL> AND Precinct <ALL> AND City <ALL> AND Street <ALL> nellie dr FROM 2024 TO 2024 ALL

City	Zip	Street	Apt	Ward	Prct	CT	SB	TX	JP	House#	R	Stat	Reg #	Name
Report Count: 0														



St. Tammany Parish Assessor's Office

St. Tammany Parish Justice Center
701 North Columbia Street • Covington, Louisiana 70433

Louis Fitzmorris
Assessor

ASSESSOR'S CERTIFICATE OF OWNERSHIP

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

I, the undersigned Assessor of St. Tammany Parish, Louisiana hereby certifies that the following property is assessed in the name Slidell Little Theater as owner for the tax year 2014 and whose address is P.O. Box 969, Slidell, LA 70459, and that the following certification is applicable to the property described as follows which is proposed for annexation into the **City of Slidell:**

PROPERTY DESCRIPTION

2014 Tax Roll Assessment: Assessment Number: 126-055-8389

4 Parcels being 1.05 acres Sec 11 9 14 CB 1149 335 CB 1296 563 and Parcel being 312.2 x 43.86 x 84.93 x 121.3 x 33.08 x 92.03 x 97 Sec 11 9 14 CB 745 152 Inst No 1922261 and parcel 218 x 100 x 217.13 x 100 Sec 11 9 14 and 0.177 acres Sec 11 9 14 CB 1425 906 CB 1442 245 Inst No 892747 Inst No 1936166

***NOTE: This property had a tax free status; no value listed on assessment for 2014**

- I. The total assessed value of all property within the above described area is \$ 0.
- II. The total assessed value of the resident property owners within the above described area is \$ 0 and the total assessed value of the property of non-resident property owners is \$ 0.
- III. I do further certify that the assessed valuation of the above described tract is as follows:

2014 ASSESSED VALUATION : \$ 0

In faith whereof, witness my official signature and the impress of my official seal, at Covington, Louisiana this the 2nd day of June, 2015.

LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor



St. Tammany Parish Assessor's Office

St. Tammany Parish Justice Center
701 North Columbia Street • Covington, Louisiana 70433

Louis Fitzmorris
Assessor

CERTIFICATE OF OWNERSHIP AND ASSESSED VALUATION

I, the undersigned Assessor of the Parish of St. Tammany, State of Louisiana, do hereby certify that according to the assessment rolls maintained by the Assessor's Office, the following are the current owners of the following described property, to-wit:

2014 Tax Roll - Assessment Number 126-055-8389

OWNERS: Slidell Little Theater
P.O. Box 969
Slidell, Louisiana 70459

PROPERTY DESCRIPTION: 2014 TAX ROLL

4 parcels being 1.05 acres Sec 11 9 14 CB 1149 335 CB 1296 563 and parcel 312.2 x 43.86 x 84.93 x 121.3 x 33.08 x 92.03 x 97 Sec 11 9 14 CB 745 152 Inst No 1922261 and parcel 218 x 100 x 217.13 x 100 Sec 11 9 14 and 0.177 acres Sec 11 9 14 CB 1425 906 CB 1442 245 Inst No 892747 Inst No 1936166

I do further certify that the assessed valuation of the above described tract is as follows:

2014 VALUATION:	Land	-	0
	Improvements	-	0
TOTAL ASSESSED VALUATION			<u>0</u>

***NOTE: This property had a tax free status for 2014; no values listed**

In faith whereof, witness my official signature and the impress of my official seal, at

Covington, Louisiana this the 2nd day of June, 2015.



LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor

Assessor Louis Fitzmorris
St. Tammany Parish
Property Owner's Parcel Report

NOTE: This HISTORICAL Data is For TAX YEAR: 2014

Parcel #	126-055-8389	City Mills	0.00
Name	SLIDELL LITTLE THEATER	Parish Mills	152.59
C/O		Ward	08RO
Addr	PO BOX 969	Subdivision	VAC26
City	SLIDELL, LA 70459	VACANT LAND DIST 26	
		Exempt: F	
		Total Assessed Value	0
		Land	0
		Improvements	0
		Est. City	\$0.00
		Est. Parish	\$0.00
Phys Address	2024 NELLIE DR	Estimated Tax	\$0.00

	Code	Qty	Value	Description
Assmnt 1	11	4.0	0	COUNTRY LOTS (IMP)

----- p r o p e r t y d e s c r i p t i o n -----

4 PARCELS BEING 1.05 ACS SEC 11 9 14 CB 1149 335 CB
1296 563 AND PARCEL 312.2 X 43.86 X 84.93 X 121.3 X
33.08 X 92.03 X 97 SEC 11 9 14 CB 745 152 INST NO
1922261 & PARCEL MEAS 218 X 100 X 217.13 X 100 SEC 11
9 14 CB 711 656 INST NO 1922258 & 0.177 AC M/L SEC 11
9 14 CB 1425 906 CB 1442 245 INST NO 892747 INST NO
1936166

United States of America

STATE OF LOUISIANA - PARISH OF ST. TAMMANY

BE IT KNOWN, that on this 24th day of APRIL, 1984, before me, a Notary Public, duly commissioned and qualified, in and for the above named Parish and State, therein residing, and in the presence of the undersigned competent witnesses, PERSONALLY CAME AND APPEARED:

DAN E. DeLEON, of lawful age and a resident of St. Tammany Parish, Louisiana, having been married but once and then to Nellie Vaughan, who is deceased, and he has not since re-married. The said DAN E. DeLEON being represented herein by CARL R. VAUGHAN, SR., by virtue of a Power of Attorney which is attached hereto and made a part hereof for reference.

who declares that he does by these presents, grant, bargain, sell, convey, transfer, assign, set over and deliver, with all legal warranties and with full substitution and subrogation in and to all rights and actions of warranty which he has or may have against all preceding owners and vendors, unto MARLENE HENDRICKS, wife of and CARL R. VAUGHAN, SR., both of lawful age and residents of St. Tammany Parish, Louisiana, each having been married but once and then to each other and are living and residing together in lawful wedlock.

Mailing Address: 2024 Nellie Drive, Slidell, Louisiana 70458
here present and accepting, purchasing for himself, his heirs and assigns, and acknowledging due delivery and possession thereof, the following described property, to wit:

ALL THAT CERTAIN LOT OR PARCEL OF GROUND, together with all the buildings and improvements thereon, and all the rights, ways, means, privileges, servitudes, appurtenances, advantages and component parts thereunto belonging or in anywise appertaining, lying and being situated in Section 11, Township 9 South, Range 14 East, G.L.D., near the City of Slidell, St. Tammany Parish, Louisiana and more fully described as follows:

From the Quarter corner common to Sections 11 and 14, Township 9 South, Range 14 East go South 89 degrees, 52 minutes East 509.9 feet to a point; thence go North 01 degree, 25 minutes West 31.67 feet to the point of beginning.

Thence go North 01 degree, 25 minutes, 00 seconds West 212.40 feet to a point; thence go South 89 degrees, 52 minutes, 00 seconds East 216.40 feet to a point; thence go South 00 degrees, 30 minutes, 00 seconds East 212.20 feet to a point; thence go North 89 degrees, 54 minutes, 11 seconds West 213.00 feet to the point of beginning.

Containing 1.05 acres of land.

All in accordance with survey by Albert A. Lovell & Associates, Inc., Consulting Engineers, dated April 2nd, 1984, Job No. 97363, which is attached hereto and made a part hereof for reference,

Being the same property acquired by Dan E. DeLeon by Judgment of Possession in the Succession of Nellie Vaughan DeLeon, No. 10665, 22nd Judicial District Court, St. Tammany Parish, Louisiana, dated March 14th, 1984 and registered in COB 1142, folio 899 of the official records of St. Tammany Parish, Louisiana.

541235

033241

214
1149
935

To have and to hold the above described property unto the said purchaser, his heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of **FIFTY THOUSAND AND NO/100 (\$50,000.00)** ----- Dollars cash,

which the purchaser has well and truly paid, in ready and current money, to the said vendor who hereby acknowledges the receipt thereof and grants full acquittance and discharge therefor.

All State and Parish Taxes up to and including the taxes due and exigible in **1983** are paid; the responsibility for the proration of taxes not yet due is assumed by the parties hereto.

The certificates of mortgage and conveyance are attached hereto for reference.

Whenever used herein, the singular shall include the plural, the plural the singular and the use of any gender shall include all genders.

THUS DONE AND PASSED in my office in St. Tammany Parish, Louisiana, on the day, month and year herein first above written, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

Dan E. DeLeon

WITNESSES:

Bettie L. Bienvenu
Bettie L. Bienvenu

Mildred B. Lawrence
Mildred B. Lawrence

Gus A. Fritchie, Jr.
NOTARY PUBLIC
Gus A. Fritchie, Jr.

By Carl R. Vaughan Sr.
Carl R. Vaughan, Sr. Agent

Marlene Hendricks Vaughan
Marlene Hendricks Vaughan

Carl R. Vaughan Sr.
Carl R. Vaughan, Sr.

541235

POWER OF ATTORNEY

UNITED STATES OF AMERICA

BY - DAN E. DE LEON

STATE OF LOUISIANA

TO - CARL R. VAUGHAN, SR.

PARISH OF ST. TAMMANY

BE IT KNOWN, that on this 23rd day of APRIL, 1984, before me, a Notary Public, duly commissioned and qualified in and for the above named state and parish, and in the presence of the undersigned competent witnesses, personally came and appeared:

DAN E. DE LEON, of lawful age, married but once and then to Nellie Vaughan, who is deceased, and he is presently unremarried and a resident of St. Tammany Parish, Louisiana,

who, being by me first duly sworn, declared that he does by these presents make, name, ordain, constitute and appoint:

CARL R. VAUGHAN, SR., of lawful age and a resident of St. Tammany Parish, Louisiana.

his agent and attorney in fact, hereby giving and granting unto said agent full power and authority, for him and in his name, place and stead to sell the hereinafter described property to CARL R. VAUGHAN for the price and sum of Fifty thousand and no/100 (\$50,000.00) dollars cash, to wit:

ALL THAT CERTAIN PARCEL OF LAND lying and being situated in the southeast quarter of Section 11, T 9 S, R 14 E, 8th Ward, St. Tammany Parish, Louisiana, more fully described as follows:

From the southwest corner of said southeast quarter of southeast quarter go south 89 degrees 52 minutes East 509.9 feet; thence North 31.3 feet to the point of beginning on the East side of Nellie Drive; thence along said drive North 1 degree 16 minutes West 131.2 feet to the southwest corner of property sold by Homer G. Fritchie to Selby F. McManus, Jr.; thence South 89 degrees, 52 minutes East 215.1 feet; thence South 0 degrees 30 minutes East 131.1 feet; thence West 213.0 feet to the point of departure.

File: 84L044A

FRITCHIE, WHITTENBURG,
COCHRAN, CAIRE &
COADY
Attorneys at Law
1338 Gause Boulevard
P. O. Box 648
Slidell, Louisiana 70459
Slidell - 643-1700
641-7830
Covington - 892-8591
New Orleans - 529-5300
(A-C 504)

ONE LOT OR PARCEL OF LAND together with all buildings and improvements thereon, all rights of ways, privileges, servitudes, advantages, and appurtenances thereunto belonging or in anywise appertaining lying and being situated in SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 11 T 9 S R 14 E 8th Ward, St. Tammany Parish, Louisiana, and more fully described as follows:

From the one quarter section corner common to Sections 11 and 14 T 9 S R 14 E go south 89 degrees 52 minutes east 458.3 feet; thence north 1 degree west along the west side of Nellie Drive a distance of 543.2 feet; thence south 89 degrees 52 minutes east 51.85 feet to a point on the east side of Nellie Drive; thence 0 degrees 30 minutes east 300 feet to the SW corner of property conveyed by Selby F. McManus, Jr. to Pine Forest Assembly of God, Slidell, Louisiana, which is the point of beginning.

Thence south 89 degrees 52 minutes east 216.4 feet; thence south 0 degrees 30 minutes east 81.1 feet; thence north 89 degrees 52 minutes west 215.1 feet to the east side of Nellie Drive; thence along said Nellie Drive 0 degrees 30 minutes west 81.2 feet to the point of departure.

Appearer further declared that he gives and grants unto Agent full power and authority to sign all papers, deeds and documents; to issue all receipts and to do all acts necessary and proper to accomplish any and all of the duties hereinabove specified, with the same validity as appearer might himself do, were he personally present and acting for himself, and appearer does hereby ratify and confirm whatever Agent may do by virtue of this power of attorney.

Appearer further expressly stipulates that any ambiguities which may arise in the interpretation hereof shall be liberally construed so as to effectuate the purposes hereof and to validate all things done by Agent. Whenever used herein, the singular number shall include the plural, the plural the singular and the masculine gender shall include all genders.

84L044A

File:

FRITCHIE, WHITTENBURG,
COCHRAN, CAIRE &
COADY
Attorneys at Law
1338 Gause Boulevard
P. O. Box 649
Slidell, Louisiana 70459
Slidell - 843-1700
641-7830
Covington - 892-8591
New Orleans - 529-5300
(A-C 504)

THUS DONE AND PASSED in the parish and state aforesaid on the date above set forth, in the presence of the undersigned competent witnesses, who have hereto signed their names with the said Appearer and me, Notary, after due reading of the whole.

WITNESSES:

Bette L. Bienville

Dan E. de Leon
DAN E. DE LEON

Mildred B. Lawrence

Augusta A. Flanagan
NOTARY PUBLIC

File:

FRITCHIE, WHITTENBURG,
COCHRAN, CAIRE &
COADY
Attorneys at Law
1338 Gause Boulevard
P. O. Box 649
Slidell, Louisiana 70459
Slidell - 643-1700
641-7630
Covington - 882-8591
New Orleans - 529-5300
(A-C 504)

MORTGAGE CERTIFICATE

STATE OF LOUISIANA }
Parish of St. Tammany } LUCY REID RAUSCH, Clerk of Court & Ex-Officio Recorder, Covington, Louisiana
Office of the Clerk of the 22nd Judicial District Court for the Parish of St. Tammany

The undersigned Clerk of Court for the Parish of St. Tammany, State of Louisiana, certifies that in the records of her office there are no uncanceled mortgages recorded in the name hereinafter set forth and inscribed against the following property under the hereinafter set forth description, to-wit:

THIS CERTIFICATE COVERS ONLY THE THREE NAMES LISTED BELOW:

NAME:

- 1. DAN E. DELEON
 - 2. CARL R. VAUGHAN SR.
 - 3. MARLENE SUE HENDRICKS VAUGHAN
- TO ACQUIRE

ALL THAT CERTAIN PARCEL OF LAND, lying and being situated in the southeast quarter of Section 11, township 9 south, range 14 east, 8th Ward, St. Tammany Parish Louisiana more fully described as follows to wit:

From the southwest corner of said southeast quarter of southeast quarter, go south 89 degrees 52 minutes east 509.9 feet; thence north 31.3 feet to the point of beginning on the west side of Nellie Drive; thence along said drive north 1 degree 16 minutes west 131.2 feet to the southwest corner of the property sold by Homer G. Fritchie to Selby F. McManus Jr. ; thence south 0 degrees 30 minutes east 131.1 feet; thence west 213.0 feet to the point of departure.

Being the same property acquired by Dan E. Deleon et ux from Homer G. Fritchie by act of sale dated July 28, 1962 and recorded in COB 327 folio 650 of the official records of St. Tammany Parish Louisiana.

ONE CERTAIN LOT OR PARCEL OF LAND, together with all the buildings and improvements thereon and all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in any wise appertaining, situated in the Southwest ¼ of the Southeast ¼ of Section 11 township 9 south range 14 east 8th Ward, ST. Tammany Parish Louisiana and more fully described as follows to wit:

From the one quarter section corner common to Sections 11 and 14, township 9 south, Range 14 east, go south 89 degrees 52 minutes east, 458.3 feet; thence north 1 degree west along the west side of Nellie Drive a distance of 543.2 feet; thence south 89 degrees 52 minutes east 51.85 feet; thence to a point on the east side of Nellie Drive; thence 0 degrees 30 minutes east 300 feet to the SW corner of property conveyed by Selby F. McManus Jr. to Pine Forest Assembly of God, Slidell Louisiana, which is the point of beginning.

Thence south 89 degrees 52 minutes east 216.4 feet; thence south 0 degrees 30 minutes east 81.1 feet; thence north 89 degrees 52 minutes west 215.1 feet to the east side of Nellie Drive; thence along said nellie drive 0 degrees 30 minutes west 81.2 feet to the point of beginning.

Being the same property acquired by Dan E. DeLeon et ux from Selby F. McManus Jr. by act of sale dated July 28, 1962 registered in COB 328 folio 87 of the official records of St. Tammany Parish Louisiana.

Further acquired by Dan E. DeLeon by Judgment of Possession in the Succession of Nellie Vaughan DeLeon #10665, 22nd Judicial District Court, St. Tammany Parish dated on March 14, 1984 and recorded in COB 1142 folio 899.

Given under my hand and seal of office this the 22nd day of March A.D. 1984 at 4:30 o'clock p.m.

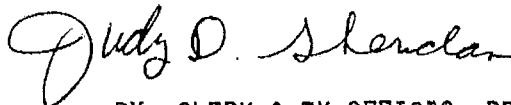
Lucy Reid Rausch
CLERK AND EXOFFICIO RECORDER
LS/cm 3/28/84

DAN E. DELEON - mort. page 2

AND FURTHER:

A Mortgage granted by Marlene Hendricks, wife of/and Carl R. Vaughn, Sr. in favor of South Savings and Loan Association in the sum of FORTY THOUSAND AND NO/100 (\$40,000.00) DOLLARS represented by one note dated April 24, 1984, payable in monthly installments of \$399.36 with 10- $\frac{1}{2}$ % per annum interest and recorded in MOB 992, folio 463.

Given under my hand and seal of office this the 30th day of April A.D., 1984 at 4:30 P.M.



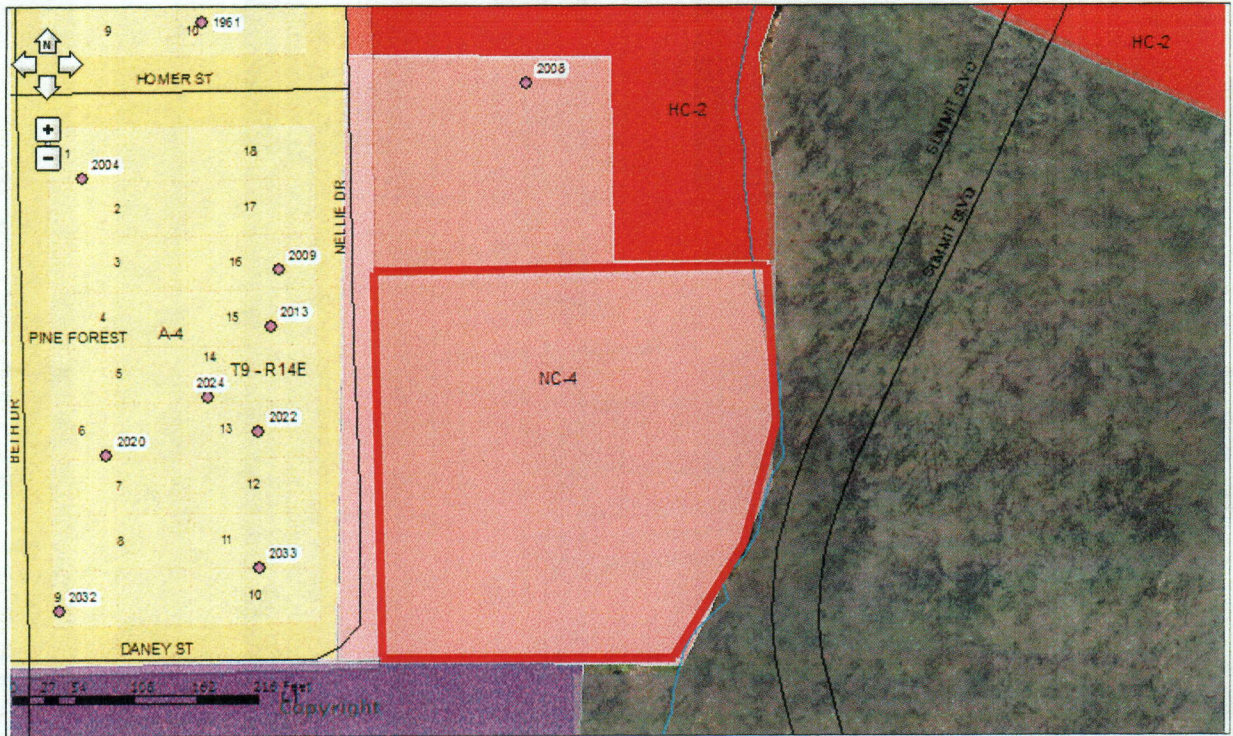
DY. CLERK & EX-OFFICIO RECORDER
JDS/js

Map

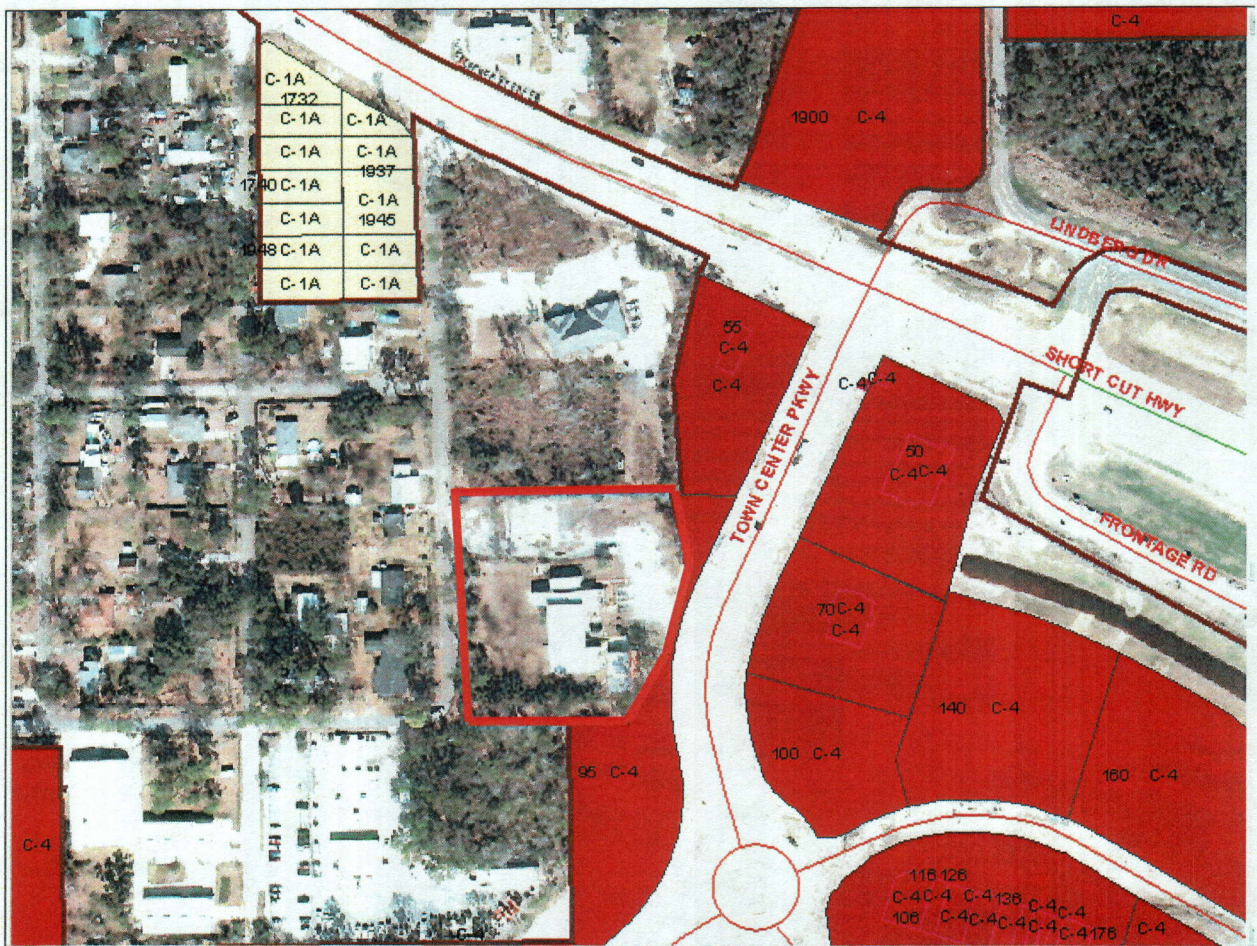


- | | | |
|-----------------------|-------------------|---------------------|
| Streets
— | Subdivisions
□ | Cities
■ |
| Streams & Rivers
— | SD Parcels
□ | Wards
■ |
| Township/Range
■ | Land Parcels
□ | Precincts 2014
■ |

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 MIS/GIS Department



St. Tammany Parish Zoning
 NC-4 – Neighborhood Commercial



City of Slidell Adjacent Zoning Districts
 Proposed Zoning: C-2 – Neighborhood Commercial