

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-4117

COUNCIL SPONSOR: FALCONER/BRISTER PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO CONCUR/NOT CONCUR WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF 1.0 ACRES OF LAND MORE OR LESS, FROM PARISH HC-2 HIGHWAY COMMERCIAL DISTRICT TO SLIDELL C-4 HIGHWAY COMMERCIAL DISTRICT, PROPERTY IS LOCATED ON PEARL ACRES ROAD, MORE PARTICULARLY IDENTIFIED AS LOT 3, SQUARE 25, PEARL ACRES SUBDIVISION, SECTION 6, TOWNSHIP 9 SOUTH, RANGE 15 EAST, ST TAMMANY PARISH, LOUISIANA, WARD 8, DISTRICT 13.

WHEREAS, the City of Slidell is contemplating annexation of 1.0 acres, more or less owned by Ms Kara Eilts, property is located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana, Ward 8, District 13 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC-2 Highway Commercial District to City of Slidell C-4 Highway 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.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES to Concur/Not Concur with the City of Slidell annexation and rezoning of 1.0 acres of land more or less, located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana from Parish HC-2 Highway Commercial District to Slidell C-4 Highway Commercial District in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED 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 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 10 DAY OF JULY , 2014, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

R. REID FALCONER, AIA, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK



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: 6/4/2014

Annexation SL2014-06:

The City of Slidell is contemplating annexation of **1.0** Acres owned by **Ms Kara Eilts**. Property is located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana.

Robert K. Thompson

Special Revenue Manager

Phone: (985) 898-2865

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. _____

COUNCIL SPONSOR: REID FALCONER/ PAT BRISTER PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO Concur/not concur with the City of Slidell annexation and rezoning of 1.0 acres of land more or less, from Parish HC-2 Highway Commercial District to Slidell C-4 Highway Commercial District, Which property is located at property is located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana, Ward 8, District 13.

WHEREAS, the City of Slidell is contemplating annexation of 1.0 acres, more or less owned by Ms Kara Eilts, property is located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana, Ward 8, District 13 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC-2 Highway Commercial District to City of Slidell C-4 Highway 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 1.0 acres of land more or less, located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 9 South, Range 15 East, St Tammany Parish, Louisiana from Parish HC-2 Highway Commercial District to Slidell C-4 Highway 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 _____, 2014, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.


R. REID FALCONER AIA, COUNCIL CHAIRMAN

ATTEST:

THERESA FORD, CLERK OF COUNCIL (SL2014-06)

SL2014-06: STP Department notes:

Date	Department	Originator	Note
6/2/2014	Planning	S Fontenot	The proposal complies with the Louisiana Revised Statutes relative to annexation. The proposed City zoning is consistent with the existing Parish designation.
5/15/2014	Engineering	P Carroll	Parish drainage and traffic requirements must be followed.
6/3/2014	Public Works	J Lobrano	No Public Works Issues
6/3/2014	Environmental Services	J Watson	No DES Issues



St. Tammany Parish Government
Government map works

Annexation

City: Slidell City Case No: A14-06/Z14-06 GIS Staff Reference: SL2014-06

Notification Date: 5/14/2014 Dead Line: 5/11/2014 Priority: 1

Owner: Ms Kara Elts Ward: 8 Council District: 13 Map

Location: property is located on Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, Section 6, Township 5 South, Range 15 East, St Tammany Parish, Louisiana Parish Zoning: HC-2 Highway Commercial

City Zoning: C-4 Highway Commercial

Subdivision: Pearl Acres

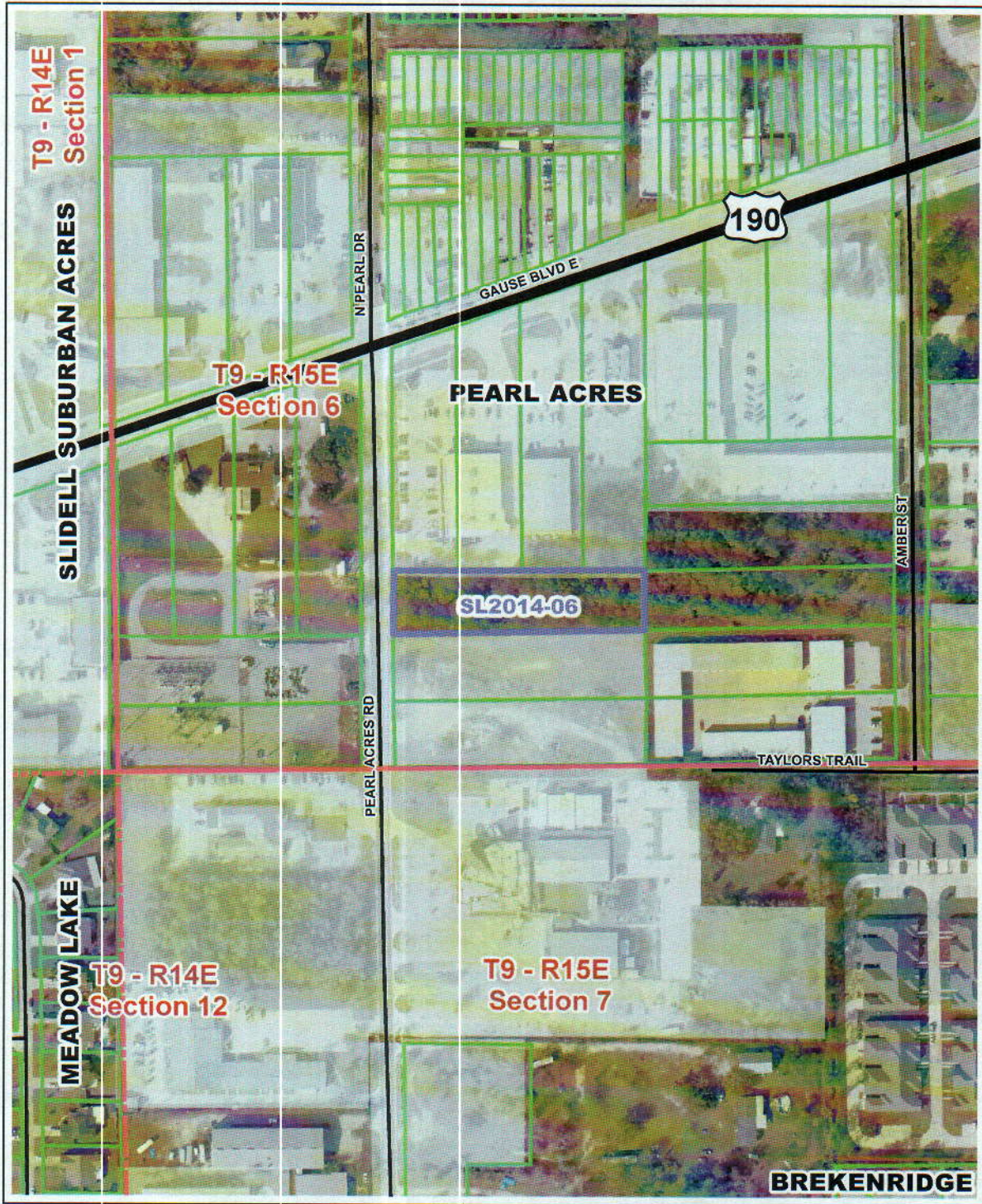
Existing Use: undeveloped Developed Intensification Concur w/ City

Size: 1.0 acres Population: Concur:

STR: Sect 6, T-6-S, R-15-E Annex Status: Sales Tax:

City Actions Ordinance: City Date:

Council Actions Resolution: Council Date:

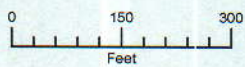


**Slidell Annexation
SL2014-06**



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

- Streams
- Streets
- Major Roads
- T/R Sections
- SL2014-06
- Slidell



This map was produced by
St. Tammany Parish Information Services.

Note:

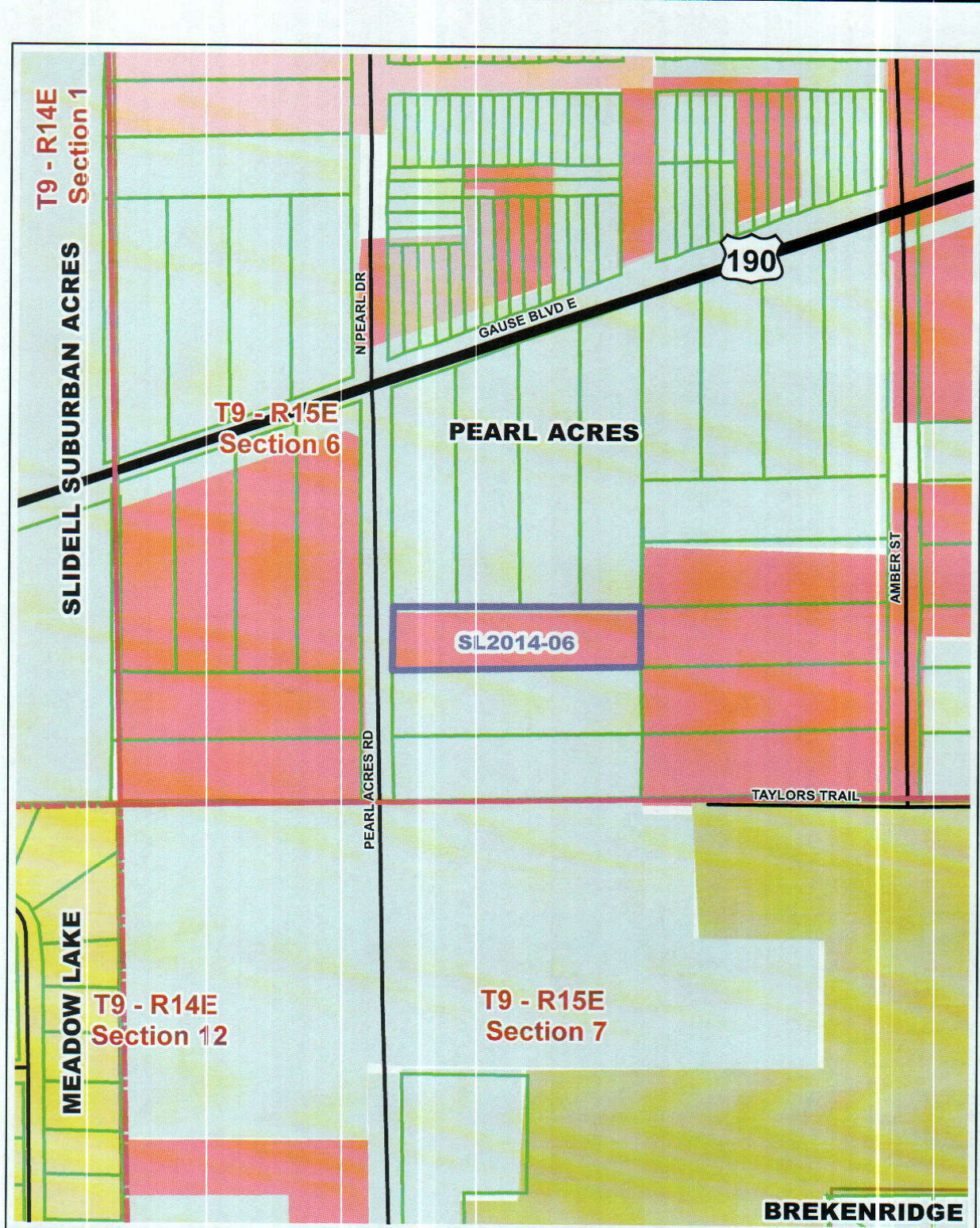
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St. Tammany Parish, Louisiana.

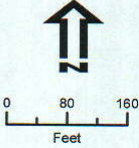
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Map Number: 2014abg-079 Date: 05/21/2014.



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

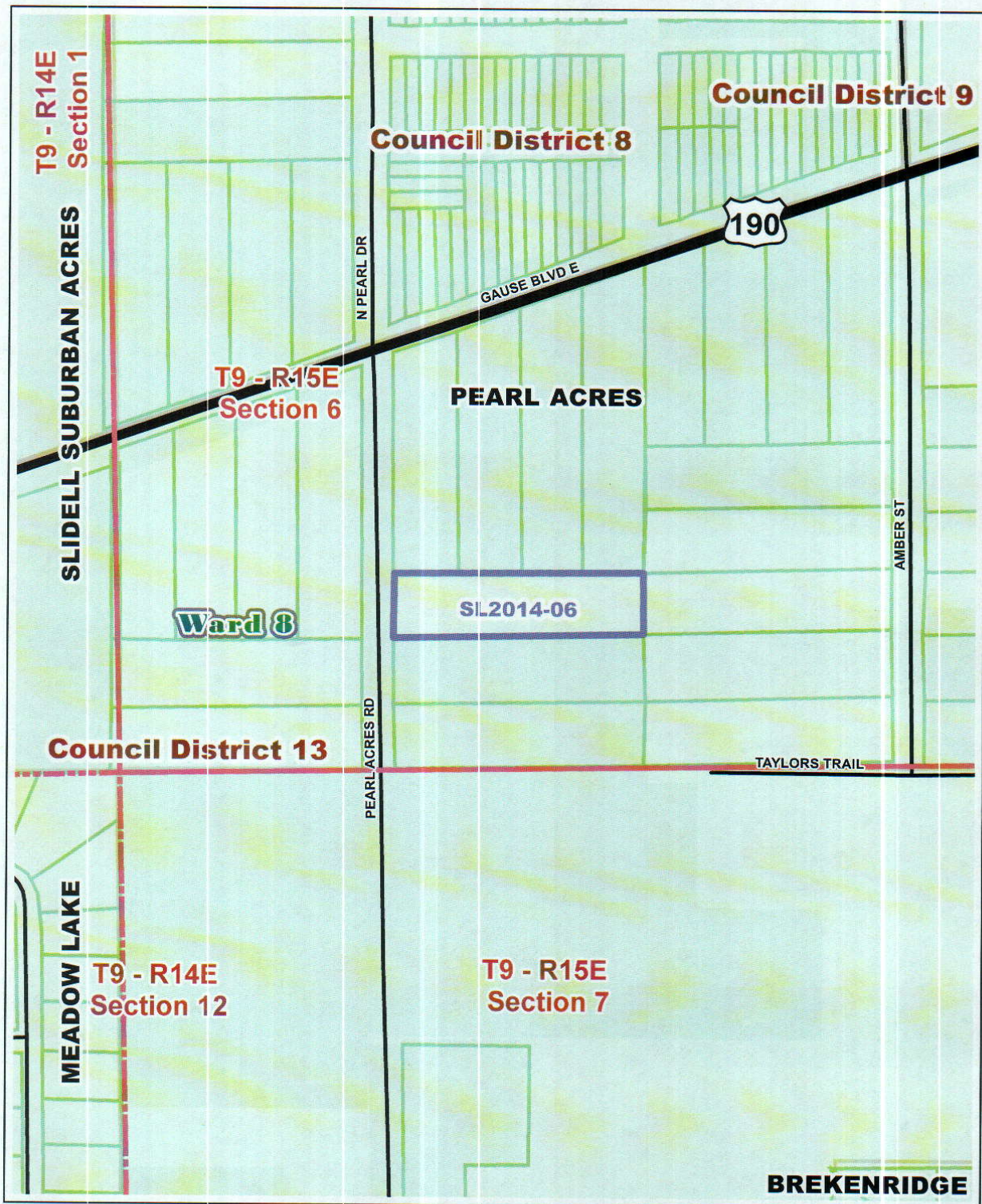
- Streams
- Streets
- Major Roads
- T/R Sections
- Parish Parcels
- SL2014-06
- Slidell



Slidell Annexation SL2014-06

- | | | |
|---|---|--|
| <ul style="list-style-type: none"> E-1 Estate E-2 Estate E-3 Estate E-4 Estate A-1 Suburban A-1A Suburban A-2 Suburban A-3 Suburban A-4 Single Family Residential A-4A Single Family Residential A-5 Two Family Residential A-6 Multiple Family Residential A-7 Multiple Family Residential A-8 Multiple Family Residential NC-1 Professional Office NC-2 Indoor Retail Service NC-3 Lodging | <ul style="list-style-type: none"> NC-4 Neighborhood Institutional NC-5 Retail and Service NC-6 Public, Cultural and Recreational PBC-1 Planned Business Campus PBC-2 Planned Business Campus HC-1 Highway Commercial HC-2 Highway Commercial HC-2A Highway Commercial HC-3 Highway Commercial HC-4 Highway Commercial HC-5 Highway Commercial I-1 Industrial I-2 Industrial I-3 Heavy Industrial I-4 Heavy Industrial SWM-1 Solid Waste Management SWM-2 Solid Waste Management | <ul style="list-style-type: none"> MD-1 Medical Residential MD-2 Medical Clinical MD-3 Medical Facility MD-4 Medical Facility PF-1 Public Facilities PF-2 Public Facilities CB-1 Community Based Facilities ED-1 Primary Education ED-2 Secondary Education AT-1 Animal Training Housing RBG Riverboat Gaming District PUD Planned Unit Development AAO Abita Airport Overlay MHO Manufactured Housing Overlay RO Rural Overlay TND-1 Traditional Neighborhood Development TND-2 Traditional Neighborhood Development |
|---|---|--|

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 Map Number: 2014abg-081 Date: 05/21/2014.

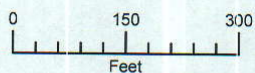


**Slidell Annexation
SL2014-06**



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

- Streams
- Streets
- Major Roads
- T/R Sections
- Parish Parcels
- Council Districts
- Wards
- SL2014-06
- Slidell
- Subdivisions



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 Map Number: 2014abg-080 Date: 05/21/2014.

SL2014-06



The City of Slidell

PLANNING DEPARTMENT

250 Bouscaren Street, Suite 203 • Slidell, Louisiana 70458

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

Telephone (985) 645-4320 • Fax (985) 646-4356

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

www.slidell.la.us

May 9, 2014



FREDDY DRENNAN
Mayor

TARA INGRAM-HUNTER
Director

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.: 7012 1010 0000 0313 9309

RE: **ANNEXATION** – Annexation (**A14-06**) and Zoning (**Z14-06**) request by Karibou Enterprises, LLC, a limited liability company represented by its sole member, Ms. Kara Eilts, for property located along Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision, containing one (1) acre in Section 6, Township 9 South, Range 15 East, from HC-2 (Highway Commercial) to C-4 (Highway Commercial).

Dear Mr. Thompson:

This is to advise you that the Slidell Planning and Zoning Commissions will introduce the above request on May 19, 2014 to consider a Petition for Annexation request by Karibou Enterprises, LLC, a limited liability company represented by its sole member, Ms. Kara Eilts, for property located along Pearl Acres Road, more particularly identified as Lot 3, Square 25, Pearl Acres Subdivision. The public hearing for this request will be held on Monday, June 16, 2014 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.

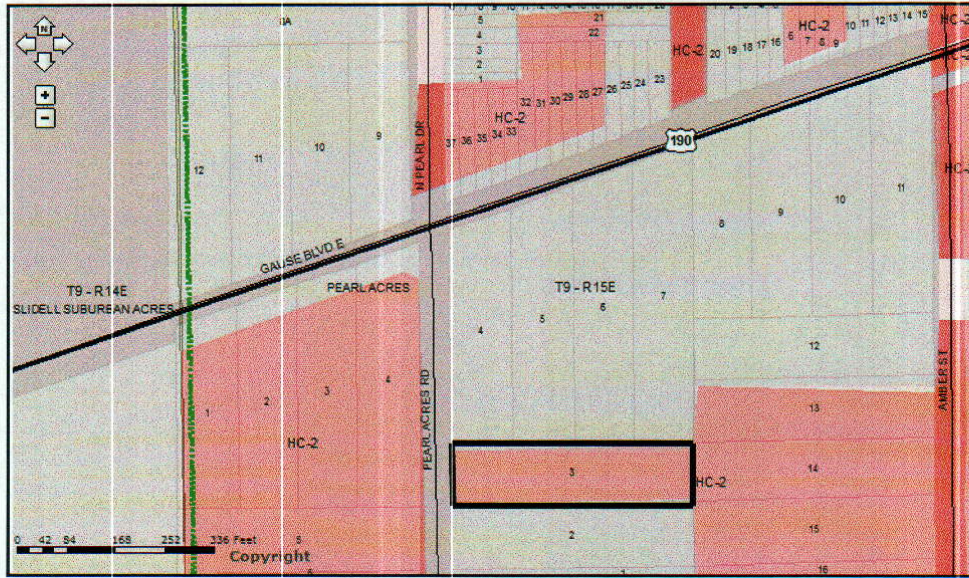
Sincerely,

Theresa B. Alexander, Secretary
Slidell Planning and Zoning Commissions

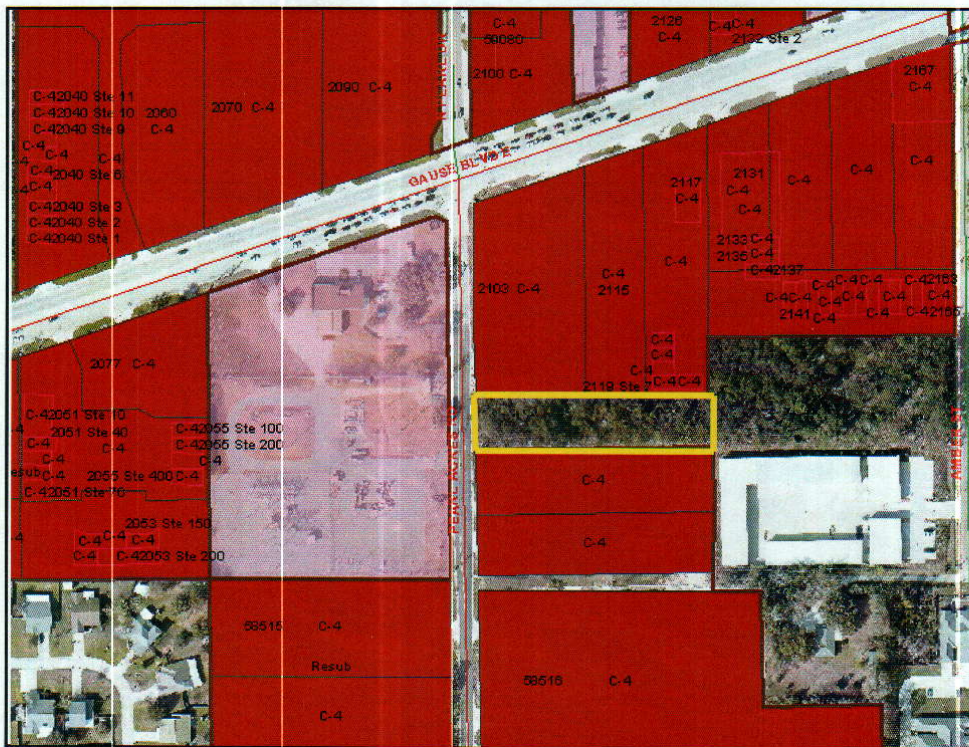
Enclosures

Cc: Ms. Kara Eilts, Karibou Enterprises (w/o encl)
Mr. Eric Doering, Terwisscha Construction (w/o encl)
Mr. Jeremy Rumph, Terwisscha Construction (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



Pearl Acres Parcel = 1 acre
 St. Tammany Parish Zoning: HC-2 (Highway Commercial)



Pearl Acres Parcel = 1 acre
 City of Slidell Adjacent Zoning Districts
 C-4 (Highway Commercial)

CITY OF SLIDELL
PETITION FOR ANNEXATION

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

DATE: 4-10-14

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 0 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>see Attached</u>		

There are: 0 Resident property owners

6 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

Date

Signature

Date

Signature

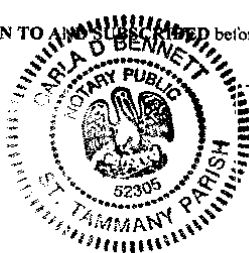
Date

Signature

Date

SWORN TO AND SUBSCRIBED before me this

10th day of April, 2014



Carla D. Bennett
NOTARY PUBLIC

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

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

DATE: 4-10-14

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:
Pearl St to the West; Grange Blvd to the East
Amber St to the South

And identified by Lot, Square/Block, and Subdivision Name as follows:
Lot 3, Square 25 Pearl Acres
Subdivision

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: 1 acre (43,425 sq ft)

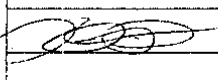
3) The reasons for requesting the zoning change are as follows:
Change from Parish to City
to tap into City water and sewer

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: Parish HC-2 TO: City C-4
(Existing Classification) (Proposed Classification)

Signature	Printed Name	Mailing Address	Phone #	% Land Owned
	Karasits	3145 Bayou Vista - Bayou Vista	578-2139	100%

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 do so.

SWORN TO AND SUBSCRIBED before me this 10th day of April, 2014.



Carole Bennett
NOTARY PUBLIC

CASH SALE

STATE OF LOUISIANA

On, the 10th day of April, 2014, before me, a Notary Public in and for the above state and residing therein, and in the presence of the subscribing witnesses, personally appeared:

ARTHUR A. CAIRE IV, MD (SSN XXX-XX-X 487) and JACQUELINE BERRY CAIRE (SSN XXX-XX-X 840), both persons of the full age of majority and residents of/and domiciled in the Parish of St. Tammany, State of Louisiana, who after being duly sworn did declare unto me, Notary, that they are presently living and residing together.

Mailing address: 425 COUNTRY CLUB BLVD., SLIDELL, LA 70458

herein called SELLER(S), who declared that for the price and sum of **Two Hundred Forty Thousand Dollars and 00/100 (\$240,000.00)** cash, receipt of which is acknowledged, SELLER(S) hereby sells and delivers with full warranty of title and subrogation to all rights and actions of warranty SELLER may have, unto:

KARIBOU ENTERPRISES, LLC (TAX ID#XX-XXXX465), a Louisiana Limited Liability Company, duly organized, validly existing and in good standing under the laws of the State of Louisiana, appearing herein through, Kara Elts, it's duly authorized Member/Manager pursuant to their Authorization to Act, an original of which is attached hereto and made a part thereof.

Mailing address: 33045 BAYOU PAQUET RD, SLIDELL, LA 70460

herein called BUYER(S), resident(s) of/and domiciled in the State of Louisiana, here present and accepting, purchasing for themselves, their heirs and assigns, the following described property, the possession and delivery of which BUYER(S) acknowledges:

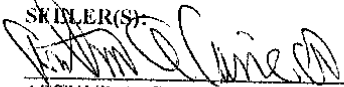
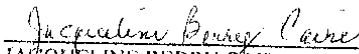
THAT CERTAIN PIECE OR PORTION OF GROUND, together with all buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, situated in St. Tammany Parish, Louisiana and being more fully described as LOT THREE (3) of Square TWENTY-FIVE (25), in the Subdivision of St. Tammany Parish, Louisiana, known as Pearl Acres. Said Lot THREE (3) measures 104 feet on Pearl Street and a depth of 418 feet going East between parallel lines. Said square TWENTY-FIVE (25) is bounded on the North by the Gause Road, on the East by Amber Street, West by Pearl Street and South by the South line of the Subdivision.


Being the same property acquired by Vendor herein by act dated 09/10/1997 which is filed within the official records of St. Tammany Parish under CIN: 1063155.

To have and to hold the above described property unto said vendee, and vendee's heirs, successors and assigns forever.



Taxes were pro-rated to the date of the Act of Sale based on the only information available at the time of closing. Buyer is responsible for obtaining and paying tax bill for the current year. Any further pro-rations are to be settled between the Buyer(s) and Seller(s) and they hereby release and relieve Allegiance Title & Land Services, LLC and/or Notary Public from any and all liability in connection herewith.


In accordance with Louisiana Law the tax bill for the current year will be the responsibility of KARIBOU ENTERPRISES, L.L.C., 33045 BAYOU PAQUET ROAD, SLIDELL, LA, 70460.

SELLER(S):

ARTHUR A. CAIRE IV, MD

JACQUELINE BERRY CAIRE

PURCHASER(S):
KARIBOU ENTERPRISES, L.L.C.
BY: 
Kara Eilts, its duly authorized
Member/Manager

NOTE: SALE "AS IS" WITHOUT WARRANTIES: SELLER(S) and BUYER(S) hereby acknowledge and recognize that the Property being sold and purchased is to be transferred in "as is" condition and further BUYER(S) does hereby waive, relieve and release SELLER(S) from any claims or causes of action for redhibition pursuant to Louisiana Civil Code Article 2520, *et seq.* and Article 2541, *et seq.* or for reduction of Sales Price pursuant to Louisiana Civil Code Article 2541, *et seq.* Additionally, BUYER acknowledges that this sale is made without warranty of fitness for ordinary or particular use pursuant to Louisiana Civil Code Article 2524. SELLER(S) and BUYER(S) acknowledge that they have read the above and sought their own legal counsel and they hereby release and relieve Allegiance Title & Land Services, L.L.C. and/or Notary Public from any and all liability in connection therewith.

SELLER(S) INITIALS:
 

PURCHASER(S) INITIALS:


THIS SALE IS SUBJECT TO THE FOLLOWING:

1. Any restrictions, covenants, easements, rights of way, servitudes, setback lines recorded in the official records of the Parish of St. Tammany and restrictions recorded on the plan of subdivision and in chain of title but omitting any covenants or restrictions, if any based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

MINERAL RIGHTS: If SELLER(S) owns any mineral rights, they are to be conveyed without warranty to BUYER(S).

Mortgage and Conveyance Certificates are waived by the parties hereto, who hereby exonerate me, Notary, from any and all liability on account of non-production of same.

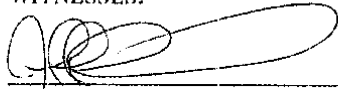
All agreements and stipulations herein, and all obligations herein assumed shall insure to the benefit of and be binding upon the heirs, successors, and assigns of the respective parties, and the BUYER, his heirs and assigns shall have and hold the described property in full ownership forever.

NOTE TO ALL PARTIES: This document also to be attached verbatim to Cash Sale,

Attached to and made a part of Agreement to Purchase or Sell dated _____
 by and between the undersigned parties, covering the following: _____
 Lot 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, 45, 47, 49, 51, 53, 55, 57, 59, 61, 63, 65, 67, 69, 71, 73, 75, 77, 79, 81, 83, 85, 87, 89, 91, 93, 95, 97, 99, 101, 103, 105, 107, 109, 111, 113, 115, 117, 119, 121, 123, 125, 127, 129, 131, 133, 135, 137, 139, 141, 143, 145, 147, 149, 151, 153, 155, 157, 159, 161, 163, 165, 167, 169, 171, 173, 175, 177, 179, 181, 183, 185, 187, 189, 191, 193, 195, 197, 199, 201, 203, 205, 207, 209, 211, 213, 215, 217, 219, 221, 223, 225, 227, 229, 231, 233, 235, 237, 239, 241, 243, 245, 247, 249, 251, 253, 255, 257, 259, 261, 263, 265, 267, 269, 271, 273, 275, 277, 279, 281, 283, 285, 287, 289, 291, 293, 295, 297, 299, 301, 303, 305, 307, 309, 311, 313, 315, 317, 319, 321, 323, 325, 327, 329, 331, 333, 335, 337, 339, 341, 343, 345, 347, 349, 351, 353, 355, 357, 359, 361, 363, 365, 367, 369, 371, 373, 375, 377, 379, 381, 383, 385, 387, 389, 391, 393, 395, 397, 399, 401, 403, 405, 407, 409, 411, 413, 415, 417, 419, 421, 423, 425, 427, 429, 431, 433, 435, 437, 439, 441, 443, 445, 447, 449, 451, 453, 455, 457, 459, 461, 463, 465, 467, 469, 471, 473, 475, 477, 479, 481, 483, 485, 487, 489, 491, 493, 495, 497, 499, 501, 503, 505, 507, 509, 511, 513, 515, 517, 519, 521, 523, 525, 527, 529, 531, 533, 535, 537, 539, 541, 543, 545, 547, 549, 551, 553, 555, 557, 559, 561, 563, 565, 567, 569, 571, 573, 575, 577, 579, 581, 583, 585, 587, 589, 591, 593, 595, 597, 599, 601, 603, 605, 607, 609, 611, 613, 615, 617, 619, 621, 623, 625, 627, 629, 631, 633, 635, 637, 639, 641, 643, 645, 647, 649, 651, 653, 655, 657, 659, 661, 663, 665, 667, 669, 671, 673, 675, 677, 679, 681, 683, 685, 687, 689, 691, 693, 695, 697, 699, 701, 703, 705, 707, 709, 711, 713, 715, 717, 719, 721, 723, 725, 727, 729, 731, 733, 735, 737, 739, 741, 743, 745, 747, 749, 751, 753, 755, 757, 759, 761, 763, 765, 767, 769, 771, 773, 775, 777, 779, 781, 783, 785, 787, 789, 791, 793, 795, 797, 799, 801, 803, 805, 807, 809, 811, 813, 815, 817, 819, 821, 823, 825, 827, 829, 831, 833, 835, 837, 839, 841, 843, 845, 847, 849, 851, 853, 855, 857, 859, 861, 863, 865, 867, 869, 871, 873, 875, 877, 879, 881, 883, 885, 887, 889, 891, 893, 895, 897, 899, 901, 903, 905, 907, 909, 911, 913, 915, 917, 919, 921, 923, 925, 927, 929, 931, 933, 935, 937, 939, 941, 943, 945, 947, 949, 951, 953, 955, 957, 959, 961, 963, 965, 967, 969, 971, 973, 975, 977, 979, 981, 983, 985, 987, 989, 991, 993, 995, 997, 999, 1001, 1003, 1005, 1007, 1009, 1011, 1013, 1015, 1017, 1019, 1021, 1023, 1025, 1027, 1029, 1031, 1033, 1035, 1037, 1039, 1041, 1043, 1045, 1047, 1049, 1051, 1053, 1055, 1057, 1059, 1061, 1063, 1065, 1067, 1069, 1071, 1073, 1075, 1077, 1079, 1081, 1083, 1085, 1087, 1089, 1091, 1093, 1095, 1097, 1099, 1101, 1103, 1105, 1107, 1109, 1111, 1113, 1115, 1117, 1119, 1121, 1123, 1125, 1127, 1129, 1131, 1133, 1135, 1137, 1139, 1141, 1143, 1145, 1147, 1149, 1151, 1153, 1155, 1157, 1159, 1161, 1163, 1165, 1167, 1169, 1171, 1173, 1175, 1177, 1179, 1181, 1183, 1185, 1187, 1189, 1191, 1193, 1195, 1197, 1199, 1201, 1203, 1205, 1207, 1209, 1211, 1213, 1215, 1217, 1219, 1221, 1223, 1225, 1227, 1229, 1231, 1233, 1235, 1237, 1239, 1241, 1243, 1245, 1247, 1249, 1251, 1253, 1255, 1257, 1259, 1261, 1263, 1265, 1267, 1269, 1271, 1273, 1275, 1277, 1279, 1281, 1283, 1285, 1287, 1289, 1291, 1293, 1295, 1297, 1299, 1301, 1303, 1305, 1307, 1309, 1311, 1313, 1315, 1317, 1319, 1321, 1323, 1325, 1327, 1329, 1331, 1333, 1335, 1337, 1339, 1341, 1343, 1345, 1347, 1349, 1351, 1353, 1355, 1357, 1359, 1361, 1363, 1365, 1367, 1369, 1371, 1373, 1375, 1377, 1379, 1381, 1383, 1385, 1387, 1389, 1391, 1393, 1395, 1397, 1399, 1401, 1403, 1405, 1407, 1409, 1411, 1413, 1415, 1417, 1419, 1421, 1423, 1425, 1427, 1429, 1431, 1433, 1435, 1437, 1439, 1441, 1443, 1445, 1447, 1449, 1451, 1453, 1455, 1457, 1459, 1461, 1463, 1465, 1467, 1469, 1471, 1473, 1475, 1477, 1479, 1481, 1483, 1485, 1487, 1489, 1491, 1493, 1495, 1497, 1499, 1501, 1503, 1505, 1507, 1509, 1511, 1513, 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3839, 3841, 3843, 3845, 3847, 3849, 3851, 3853, 3855, 3857, 3859, 3861, 3863, 3865, 3867, 3869, 3871, 3873, 3875, 3877, 3879, 3881, 3883, 3885, 3887, 3889, 3891, 3893, 3895, 3897, 3899, 3901, 3903, 3905, 3907, 3909, 3911, 3913, 3915, 3917, 3919, 3921, 3923, 3925, 3927, 3929, 3931, 3933, 3935, 3937, 3939, 3941, 3943, 3945, 3947, 3949, 3951, 3953, 3955, 3957, 3959, 3961, 3963, 3965, 3967, 3969, 3971, 3973, 3975, 3977, 3979, 3981, 3983, 3985, 3987, 3989, 3991, 3993, 3995, 3997, 3999, 4001, 4003, 4005, 4007, 4009, 4011, 4013, 4015, 4017, 4019, 4021, 4023, 4025, 4027, 4029, 4031, 4033, 4035, 4037, 4039, 4041, 4043, 4045, 4047, 4049, 4051, 4053, 4055, 4057, 4059, 4061, 4063, 4065, 4067, 4069, 4071, 4073, 4075, 4077, 4079, 4081, 4083, 4085, 4087, 4089, 4091, 4093, 4095, 4097, 4099, 4101, 4103, 4105, 4107, 4109, 4111, 4113, 4115, 4117, 4119, 4121, 4123, 4125, 4127, 4129, 4131, 4133, 4135, 4137, 4139, 4141, 4143, 4145, 4147, 4149, 4151, 4153, 4155, 4157, 4159, 4161, 4163, 4165, 4167, 4169, 4171, 4173, 4175, 4177, 4179, 4181, 4183, 4185, 4187, 4189, 4191, 4193, 4195, 4197, 4199, 4201, 4203, 4205, 4207, 4209, 4211, 4213, 4215, 4217, 4219, 4221, 4223, 4225, 4227, 4229, 4231, 4233, 4235, 4237, 4239, 4241, 4243, 4245, 4247, 4249, 4251, 4253, 4255, 4257, 4259, 4261, 4263, 4265, 4267, 4269, 427

THUS DONE AND PASSED by the parties hereto in SLIDEELL, Louisiana, on the above stated date, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after due reading of the whole.

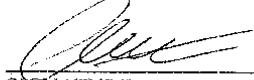
WITNESSES:



SIGNATURE

Jeff Ireland

PRINTED NAME

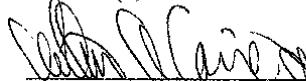


SIGNATURE

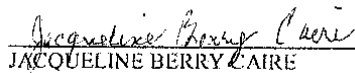
Beau Bryant

PRINTED NAME

SELLER(S):




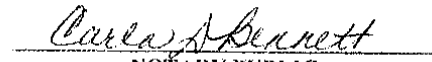
ARTHUR A. CAIRE IV, MD


JACQUELINE BERRY CAIRE

PURCHASER(S):

KARIBOU ENTERPRISES, L.L.C.

BY: 
Kara Ellis, it's duly authorized
Member/Manager


NOTARY PUBLIC
NOTARY ID/BAR ROLL NO: 52805
MY COMMISSION IS FOR LIFE

TITLE INSURANCE PRODUCER:
ALLEGIANCE TITLE & LAND SERVICES, LLC
PRODUCER LICENSE #597751
TITLE INSURANCE UNDERWRITER:
FIDELITY NATIONAL TITLE INSURANCE COMPANY
TITLE OPINION BY: BLAKE E. HARVESTON, JR.
LA BAR ROLL# 06664
FILE NO.: 14-0362





**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:

2013 Tax Roll - Assessment Number 131-123-7888

OWNERS: Caire, Arthur A. IV ETUX
425 Country Club Blvd.
Slidell, Louisiana 70458

PROPERTY DESCRIPTION: 2013 TAX ROLL

Lot 3 Sq. 25 Pearl Acres Sub Inst No 1063155

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

2013 VALUATION:	Land	-	2,000
	Improvements	-	<u>0</u>
TOTAL ASSESSED VALUATION			2,000

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

Covington, Louisiana this the 3rd day of April, 2014.



LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor



**St. Tammany Parish
Assessor's Office**

Louis Fitzmorris
Assessor

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

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 Arthur A. Caire, IV ETUX as owner for the tax year 2013 and whose address is 425 Country Club Blvd., Slidell, LA 70458 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

2013 Tax Roll Assessment: Assessment Number: 131-123-7888

Lot 3 Sq 25 Pearl Acres Sub Inst No 1063155

- I. The total assessed value of all property within the above described area is \$ 2,000.
- 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 \$ 2,000.
- III. I do further certify that the assessed valuation of the above described tract is as follows:

2013 ASSESSED VALUATION : \$ 2,000

In faith whereof, witness my official signature and the impress of my official seal, at Covington, Louisiana this the 3rd day of April, 2014.



LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor

**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 drawing # 20140223, dated April 14, 2014 and further identified as that certain piece or portion of ground being described as Lot 3, of Square 25, in the Subdivision of St. Tammany Parish, Louisiana, known as Pearl Acres situated in Section 6, Township 9 South, Range 15 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 22nd day of April, 2014.



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

Attachments:

Legal description, Map and Survey

Cc: Joanne Reed

701 N. COLUMBIA ST. • COVINGTON, LOUISIANA 70433 • 985-809-5500
520 OLD SPANISH TRAIL • SUITE 4C • SLIDELL, LOUISIANA 70458 • 985-646-4125
FAX NUMBER 985-809-5508

CASH SALE

STATE OF LOUISIANA

On, the 10th day of April, 2014, before me, a Notary Public in and for the above state and residing therein, and in the presence of the subscribing witnesses, personally appeared:

ARTHUR A. CAIRE IV, MD (SSN XXX-XX-X⁴⁸⁷) and JACQUELINE BERRY CAIRE (SSN XXX-XX-X⁵⁴⁰), both persons of the full age of majority and residents of/and domiciled in the Parish of St. Tammany, State of Louisiana, who after being duly sworn did declare unto me, Notary, that they are presently living and residing together.

Mailing address: 425 COUNTRY CLUB BLVD., SLIDELL, LA 70458

herein called SELLER(S), who declared that for the price and sum of **Two Hundred Forty Thousand Dollars and 00/100 (\$240,000.00)** cash, receipt of which is acknowledged, SELLER(S) hereby sells and delivers with full warranty of title and subrogation to all rights and actions of warranty SELLER may have, unto:

KARIBOU ENTERPRISES, LLC (TAX ID#XX-XXXX465), a Louisiana Limited Liability Company, duly organized, validly existing and in good standing under the laws of the State of Louisiana,, appearing herein through, Kara Elts, it's duly authorized Member/Manager pursuant to their Authorization to Act, an original of which is attached hereto and made a part thereof.

Mailing address: 33045 BAYOU PAQUET RD, SLIDELL, LA 70460

herein called BUYER(S), resident(s) of/and domiciled in the State of Louisiana, here present and accepting, purchasing for themselves, their heirs and assigns, the following described property, the possession and delivery of which BUYER(S) acknowledges:


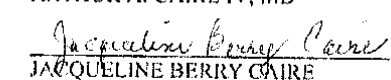
THAT CERTAIN PIECE OR PORTION OF GROUND, together with all buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, situated in St. Tammany Parish, Louisiana and being more fully described as LOT THREE (3) of Square TWENTY-FIVE (25), in the Subdivision of St. Tammany Parish, Louisiana, known as Pearl Acres. Said Lot THREE (3) measures 104 feet on Pearl Street and a depth of 418 feet going East between parallel lines. Said square TWENTY-FIVE (25) is bounded on the North by the Gause Road, on the East by Amber Street, West by Pearl Street and South by the South line of the Subdivision.


Being the same property acquired by Vendor herein by act dated 09/10/1997 which is filed within the official records of St. Tammany Parish under CIN: 1063155.

To have and to hold the above described property unto said vendee, and vendee's heirs, successors and assigns forever.

Taxes were pro-rated to the date of the Act of Sale based on the only information available at the time of closing. Buyer is responsible for obtaining and paying tax bill for the current year. Any further pro-rations are to be settled between the Buyer(s) and Seller(s) and they hereby release and relieve Allegiance Title & Land Services, LLC and/or Notary Public from any and all liability in connection herewith.

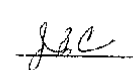
In accordance with Louisiana Law the tax bill for the current year will be the responsibility of KARIBOU ENTERPRISES, L.L.C., 33045 BAYOU PAQUET ROAD, SLIDELL, LA. 70460.

SELLER(S):

ARTHUR A. CAIRE IV, MD

JACQUELINE BERRY CAIRE

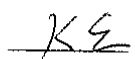
PURCHASER(S):
KARIBOU ENTERPRISES, L.L.C.
BY: 
Kara Eills, its duly authorized
Member/Manager

NOTE: SALE "AS IS" WITHOUT WARRANTIES: SELLER(S) and BUYER(S) hereby acknowledge and recognize that the Property being sold and purchased is to be transferred in "as is" condition and further BUYER(S) does hereby waive, relieve and release SELLER(S) from any claims or causes of action for redhibition pursuant to Louisiana Civil Code Article 2520, *et seq.* and Article 2541, *et seq.* or for reduction of Sales Price pursuant to Louisiana Civil Code Article 2541, *et seq.* Additionally, BUYER acknowledges that this sale is made without warranty of fitness for ordinary or particular use pursuant to Louisiana Civil Code Article 2524. SELLER(S) and BUYER(S) acknowledge that they have read the above and sought their own legal counsel and they hereby release and relieve Allegiance Title & Land Services, L.L.C. and/or Notary Public from any and all liability in connection therewith.

SELLER(S) INITIALS:

PURCHASER(S) INITIALS:



THIS SALE IS SUBJECT TO THE FOLLOWING:

1. Any restrictions, covenants, easements, rights of way, servitudes, setback lines recorded in the official records of the Parish of St. Tammany and restrictions recorded on the plan of subdivision and in chain of title but omitting any covenants or restrictions, if any based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

MINERAL RIGHTS: If SELLER(S) owns any mineral rights, they are to be conveyed without warranty to BUYER(S).

Mortgage and Conveyance Certificates are waived by the parties hereto, who hereby exonerate me, Notary, from any and all liability on account of non-production of same.

All agreements and stipulations herein, and all obligations herein assumed shall insure to the benefit of and be binding upon the heirs, successors, and assigns of the respective parties, and the BUYER, his heirs and assigns shall have and hold the described property in full ownership forever.

NOTE TO ALL PARTIES: This document also to be attached verbatim to Cash Sale.

Attached to and made a part of Agreement to Purchase or Sell dated _____
by and between the undersigned parties, covering the following: _____
Lot 1, Block 15, Section 15, Parish of _____

EXHIBIT "A"
AS-IS ADDENDUM

Except for warranty of title as provided herein, Vendor hereby conveys to Purchaser all rights, title and interest of Vendor in and to the property and improvements, without any warranty or recourse whatsoever as to the fitness for a particular purpose, even for the return or reduction of the purchase price, but with full substitution and subrogation in and to all of the rights and actions of warranty which Vendor has or may have against all preceding owner or Vendors, it being understood that Purchaser takes the property and improvements "as is" and "where is", Purchaser hereby acknowledging reliance solely on its own inspection of the property and improvements, and not on any warranties or representations from Vendor. In addition, Purchaser acknowledges that Vendor has made no representations or warranties with respect to the property and improvements (including, without limitation, the income to be derived therefrom or expense to be incurred with respect thereto), or with respect to information or documents previously furnished to Purchaser. All implied warranties with respect to the property and improvements, and particularly those disclaimed by Vendor and expressly waived by Vendor to assert in any controversy, claim, demand, or litigation arising from or in connection with the property and improvements, and Purchaser hereby waives any such right or cause of action, including, but without limitation, (a) those arising under USA-Civ. Article 2315.3, Statute order 25-B by Office of Conservation, Department of Natural Resources, State of Louisiana, the Louisiana Environmental Resources, Amendments and Reauthorization Act of 1983, the Toxic Substance Control act and/or any other federal, state or regulation or involving hazardous, toxic or harmful substances or the environment. Without limiting the generality of the foregoing, Vendor does not warrant that the property and improvements are free from redhibitory or latent defects or vices. Purchaser hereby expressly waives all rights in Articles 2520, et seq. Purchaser hereby releases Vendor from any liability for redhibitory or latent defects or vices under Louisiana Civil Code Articles 2520 (1970) through and agreed upon either consideration of the waiver of warranty herein set forth:

Purchaser also hereby agrees if he/she files a lawsuit or claim against Vendor, Listing or Selling Agency, and parties are found not liable for such claim, Purchaser agrees to pay in full Vendor or respective Agencies court costs, including but not limited to attorney fees & expert fees spent to defend such claim. In the event a claim is filed by Purchaser and later abandoned without final judgment, Purchaser agrees to pay all court costs, including but not limited to attorney's fees and expert fees of Vendor and respective Agencies to the point of abandonment.

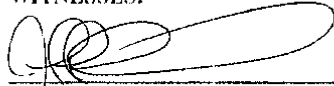
Purchaser further declares and acknowledges that purchaser has read these waiver provisions and that the foregoing waivers have been brought to the attention of Purchaser and explained in detail to Purchaser and that Purchaser has voluntarily and knowingly consented to the foregoing waivers.

PURCHASER: _____ DATE: 3-4-11
SELLER: _____ DATE: _____
PURCHASER: _____ DATE: 4-10-11
SELLER: _____ DATE: _____

J. Joseph Lemery Carr

THUS DONE AND PASSED by the parties hereto in SLIDELL, Louisiana, on the above stated date, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after due reading of the whole.

WITNESSES:



SIGNATURE

Jeff Bealand

PRINTED NAME

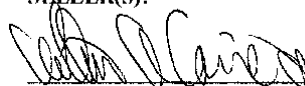


SIGNATURE

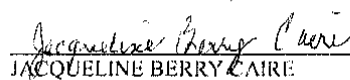
Beau Bryant

PRINTED NAME

SELLER(S):




ARTHUR A. CAIRE IV, MD



JACQUELINE BERRY CAIRE

PURCHASER(S):

KARIBOU ENTERPRISES, L.L.C.

BY: 
Kara Ellis, it's duly authorized
Member/Manager

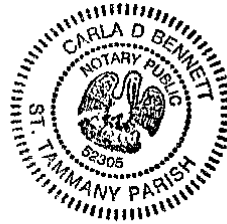


NOTARY PUBLIC

NOTARY ID/BAR ROLL NO: 52305

MY COMMISSION IS FOR LIFE

TITLE INSURANCE PRODUCER:
ALLEGANCE TITLE & LAND SERVICES, LLC
PRODUCER LICENSE #597751
TITLE INSURANCE UNDERWRITER:
FIDELITY NATIONAL TITLE INSURANCE COMPANY
TITLE OPINION BY: BLAKE E. HARVESTON, JR.
L.A BAR ROLL# 06664
FILE NO.: 14-0362



4/14/2014

Google Maps



STATE OF LOUISIANA

PARISH OF ST. TAMMANY

**AUTHORIZATION
TO ACT FOR
KARIBOU ENTERPRISES, L.L.C.
A LIMITED LIABILITY COMPANY**

BE IT KNOWN that on 10th day of April, 2014 before me, the undersigned Notary Public, duly commissioned and qualified in and for aforesaid parish and state, and in the presence of the undersigned witnesses, personally came and appeared:

Kara Eilts

who, after being duly sworn, did acknowledge and declare that she is the sole member of KARIBOU ENTERPRISES, L.L.C., a Limited Liability Company organized under the laws of the State of Louisiana, whose Articles of Organization are recorded in the office of the Louisiana Secretary of State, and that they do hereby authorize and empower individually Kara Eilts to act for and in the name of the said KARIBOU ENTERPRISES, L.L.C. to do the following:

THAT SAID MEMBER be authorized and empowered to accurately describe the land to be purchased, and approve any survey thereof, and to accept title to the land on behalf of the limited liability company. The consideration of sale shall be for cash or credit which the said Member shall in her sole and uncontrolled discretion deem necessary or advisable.

THAT SAID MEMBER be authorized and empowered for and on behalf of and in the name of this limited liability company to sell any property standing in the name of the limited liability company for such sums, whether cash or credit, which the said Member in her sole and uncontrolled discretion shall deem necessary or advisable.

THAT SAID MEMBER be authorized and empowered to appear before any Notary Public and execute any acts of sale conveying with full warranty the limited liability company's interest in and to any property owned by the limited liability company, or to enter into any act of correction of any act of sale, mortgage, option, agreement, or any other document on behalf of the limited liability company.

THAT SAID MEMBER be authorized and empowered for and on behalf of and in the name of this limited liability company to execute any purchases and sales on such terms, conditions, and agreements as they in her sole and uncontrolled discretion shall deem necessary and proper, to sign all papers, documents, and acts necessary in order to purchase or convey property on behalf of the limited liability company, to receive and receipt for the proceeds thereof, to make payment of the sales price, and to do any and all other things necessary or proper to carry out said purchases or sales.

THAT IN ORDER to secure said note or notes, to be executed by the Member, she is hereby further authorized and empowered to appear before any Notary Public and execute an act of mortgage or act of collateral mortgage in such form and containing such terms and conditions as the Member of the limited liability company in her sole and absolute discretion may deem necessary and advisable including, without limitation, a waiver of appraisalment, pact de non alienando, confession of judgment, and the usual Louisiana security clauses bearing against said property.

That the Member is hereby further authorized and empowered to execute any and all note or notes, documents, or other instruments in writing and to pledge, pawn, or hypothecate such note or notes or any note or notes secured by mortgage or collateral mortgage to secure any other note or

notes executed for and on behalf of this limited liability company to obtain such loan or loans; to pledge, pawn, and hypothecate, any and all other securities belonging to this limited liability company as in her sole and absolute discretion they may deem necessary as security for any indebtedness so created by the said Member in accordance herewith, or any prior existing indebtedness of this limited liability company.

THAT SAID MEMBER is further authorized and empowered to execute any and all documents in connection with the business affairs of the said limited liability company concerning all movable and immovable property and all documents and other documents in writing including, but not limited to, all affidavits in connection with the business of the limited liability company, options to purchase or sell property, purchase agreements to purchase or sell property, all bond for deed contracts, counter letters, partition agreements, acts of exchange, dation en paiements, servitude agreements, acts of dedication, acts of donation, leases, subordinations, building contracts, releases of any nature, compromises, powers of attorney or mandate, boundary agreements, timber sales, acts of correction, documents imposing restrictive covenants on property, or any other document related to the movable or immovable property owned by the limited liability company.

THAT SAID MEMBER is further authorized and empowered to sign and authorize the Petition for annexation.

THAT SAID MEMBER is further authorized and empowered to sign and is authorize the Petition for zoning.

The said, **Kara Ellts**, is authorized to sign all documents, of every kind whatsoever, for and in the name of **KARIBOU ENTERPRISES, L.L.C.**, and to take all such actions in its name as may, in the sole and exclusive judgment of the said **Kara Ellts**, be necessary to accomplish the authority expressed above.

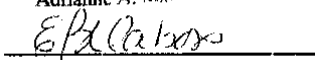
Any person dealing with **Kara Ellts**, may assume that the authority conferred upon them by this document is still in full force and effect unless and until there is recorded in the conveyance records of Parish of St. Tammany an express revocation of such authority.

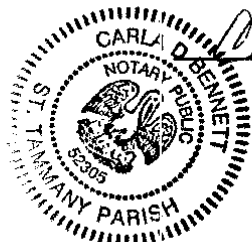

THUS DONE AND SIGNED on the day and date set forth above at my office in Slidell, Parish of St. Tammany, State of Louisiana, the parties hereto having affixed their signatures, together with me, Notary, and the undersigned witnesses, after due reading of the whole.

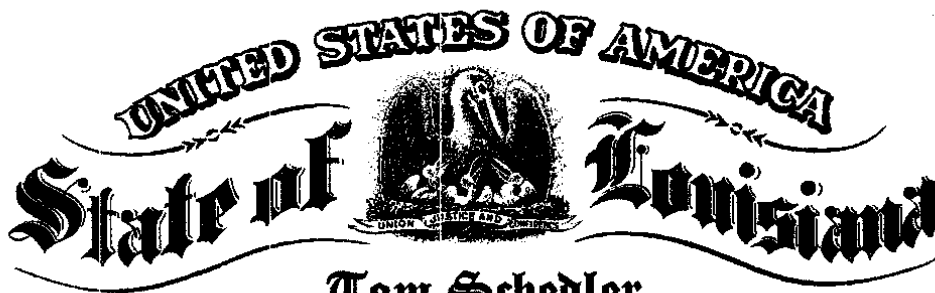
WITNESSES:


Adrienne A. Matthews


Kara Ellts, Member/Manager


Elizabeth B. Nabors

 
NOTARY PUBLIC



Tom Schedler
SECRETARY OF STATE

As Secretary of State of the State of Louisiana I do hereby Certify that

a copy of the Articles of Organization and Initial Report of

KARIBOU ENTERPRISES, LLC

Domiciled at SLIDELL, LOUISIANA,

Was filed and recorded in this Office on January 31, 2014,

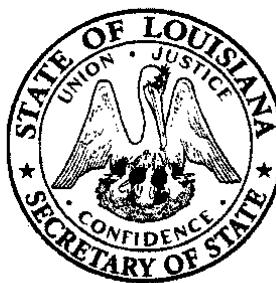
And all fees having been paid as required by law, the limited liability company is authorized to transact business in this State, subject to the restrictions imposed by law, including the provisions of R.S. Title 12, Chapter 22.

In testimony whereof, I have hereunto set my hand and caused the Seal of my Office to be affixed at the City of Baton Rouge on,

January 31, 2014

Secretary of State

WEB 41411517K



Certificate ID: 10457697#4CS93

To validate this certificate, visit the following web site, go to **Commercial Division, Certificate Validation**, then follow the instructions displayed.
www.sos.louisiana.gov

Tom Schedler
SECRETARY OF STATE

State of Louisiana
Secretary of State



January 31, 2014

COMMERCIAL DIVISION
225.925.4704

Administrative Services
225.932.5317 Fax

Corporations
225.932.5314 Fax

Uniform Commercial Code
225.932.5318 Fax

The attached document of KARIBOU ENTERPRISES, LLC was received and filed on
January 31, 2014.

WEB41411517K

Rev 09/09

Mailing Address: P. O. Box 94125, Baton Rouge, LA 70804-9125

Office Location: 8585 Archives Ave., Baton Rouge, LA 70809

Web Site Address: www.sos.la.gov

**STATE OF LOUISIANA
ARTICLES OF ORGANIZATION
(R.S. 12:1301)**

1. The name of this limited liability company is: KARIBOU ENTERPRISES, LLC

2. This company is formed for the purpose of: engaging in any lawful activity for which limited liability companies may be formed

3. The duration of this limited liability company is (may be perpetual): PERPETUAL

4. Other Provisions:

By typing my name below, I hereby certify that I am the organizer. The filing of a false public record, with the knowledge of its falsity, is a crime, subjecting the filer to fine or imprisonment or both under R.S. 14:133.

Electronic Signature: KARA EILTS (1/30/2014)

**LIMITED LIABILITY COMPANY INITIAL REPORT
(R.S. 12:1305 (E))**

1. The name of this limited liability company is: KARIBOU ENTERPRISES, LLC

2. The location and municipal address, not a post office box only, of this limited liability company's registered office:

33045 BAYOU PAQUET RD.
SLIDELL, LA 70460

3. The full name and municipal address, not a post office box only, of each of this limited liability company's registered agent(s) is/are:

KARA EILTS
33045 BAYOU PAQUET RD.
SLIDELL, LA 70460

4. The name and municipal address, not a post office box only, of the managers or members:

KARA ELFERT (Member)
33045 BAYOU PAQUET RD.
SLIDELL, LA 70460

By typing my name below, I hereby certify that I am the organizer. The filing of a false public record, with the knowledge of its falsity, is a crime, subjecting the filer to fine or imprisonment or both under R.S. 14:133.

Electronic Signature: KARA EILTS (1/30/2014)

SECRETARY OF STATE



Agent Affidavit and Acknowledgement of Acceptance

Charter Number: 41411517K

Charter Name: KARIBOU ENTERPRISES, LLC

The agent / agents listed below accept the appointment of registered agent for and on behalf of the Charter Name above.

Date Responded	Agent(s)	Agent(s) Electronic Signature
01/31/2014	KARA EILTS	KARA EILTS