

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-6054

COUNCIL SPONSOR: DEAN

PROVIDED BY: COUNCIL

RESOLUTION TO VACATE IN PART, THE 6 MONTH MORATORIUM ON PROPERTY LOCATED WITHIN A PORTION OF THE BAYOU DE ZAIRE BASIN AND A PORTION OF THE FLOWERS BAYOU BASIN SOUTH OF I-12 BEING THE STORM SEWER SYSTEM THAT FLOWS INTO THE FLOWERS BAYOU BASIN (WARD 1, DISTRICT 1) (DEAN)

WHEREAS, on October 5, 2017 the Parish Council adopted Ordinance C,S. No. 17-3797 imposing a six (6) month moratorium on receipt of submissions by the Parish Planning and Zoning Commission for the re-subdivision or re-zoning of property and/or on the issuance of permits by the Parish Department of Planning and Development/Permits for the construction or placement of any building structures on property within a portion of the Bayou De Zaire and a portion of the Flowers Bayou Basin south of I-12 being the storm sewer that flows into the Flowers Bayou Basin; and

WHEREAS, AT&T would like to install a TeleCom Cabinet at 14470 Keys Road, Madisonville, LA; and

WHEREAS, the property will need to be released from the moratorium; and

WHEREAS, it has been determined that construction at this location will not have an adverse affect in this area.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES that pursuant to Chapter 2, Article XVI, Sec. 2-624 of the Code of Ordinances, the Parish Council vacates, in part, the moratorium established by Ordinance C.S. No. 17-3797 and any subsequent extensions thereof, to remove there from the restriction on the issuance of permits for construction or placement of any building structures on:

14470 Keys Road, Madisonville, LA (see exhibit A).

The above mentioned properties are located within a portion of the Bayou De Zaire Basin and a portion of the Flowers Bayou Basin south of I-12 being the storm system that flows into the Flowers Bayou Basin. (Ward 1, District 1).

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

MOVED FOR ADOPTION BY: SECONDED BY:

YEAS: _____

NAYS:

ABSTAIN:

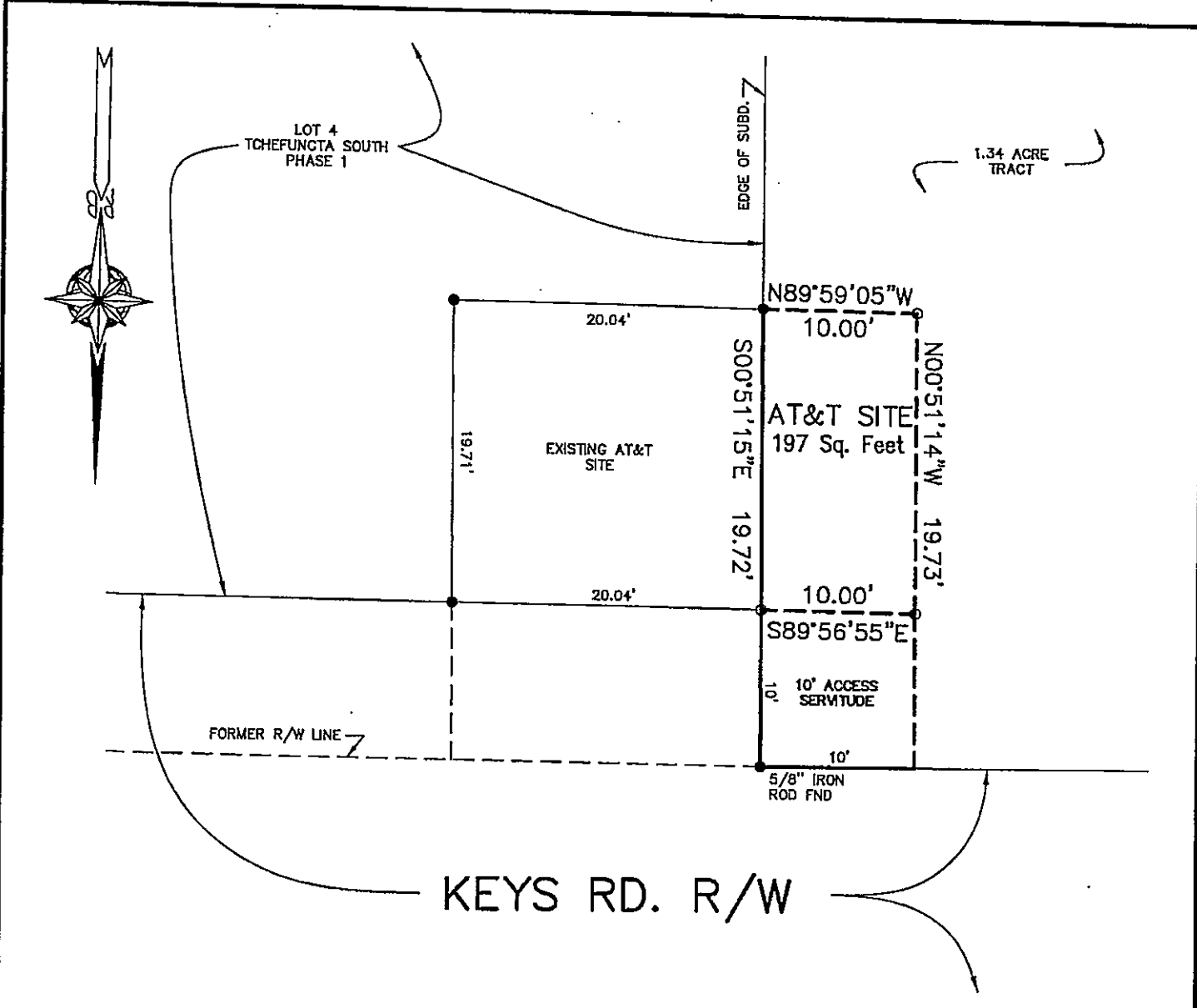
ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 3 DAY OF JANUARY , 2019, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

MICHAEL R. LORINO, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK



REFERENCE:
 SURVEY BY THOMAS J. FONTCUBERTA
 JOB No.: 923137
 PLAT FILE No.: 124-623
 Dated: 8-25-1992

REFERENCE:
 SURVEY BY JERON R. FITZMORRIS
 JOB No.: 8818
 Dated: 4-6-2000

REFERENCE:
 TCHEFUNCTA SOUTH, PHASE 1 PLAT
 Map File No.: 2976
 Date Filed: 6-4-2003



NOTE:
 OWNER OR BUILDER RESPONSIBLE FOR OBTAINING SETBACKS BEFORE CONSTRUCTION BEGINS.

NOTE:
 BEARINGS SHOWN HEREON ARE REFERENCED TO LOUISIANA STATE PLANE COORDINATES, LA SOUTH ZONE 1702.

○ DENOTES 1/2" IRON PIPE SET UNLESS OTHERWISE NOTED

● DENOTES 1/2" IRON ROD FND UNLESS OTHERWISE NOTED

Survey of
 A 197 SQUARE FOOT AT&T SERVITUDE
 & A 10 FOOT WIDE ACCESS SERVITUDE
 SITUATED IN A 1.34 ACRE TRACT OF LAND
 SECTION 14, TOWNSHIP 7 SOUTH, RANGE 10 EAST
 ST. TAMMANY PARISH, LOUISIANA
 FOR
 AT&T

NO ATTEMPT HAS BEEN MADE BY RANDALL W. BROWN & ASSOC., INC. TO VERIFY TITLE, ACTUAL LEGAL OWNERSHIP, INTERESTS, EASEMENTS, RIGHTS OF WAY, DEED RESTRICTIONS, WETLANDS OR ENVIRONMENTAL ISSUES OR OTHER ENCUMBRANCES ON THIS PROPERTY OTHER THAN THOSE FURNISHED BY THE CLIENT.

SURVEYED IN ACCORDANCE WITH THE LOUISIANA "APPLICABLE STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS C SURVEY.

Randall W. Brown & Associates, Inc.
 Professional Land Surveyors
 Geodetic • Forensic • Consultants

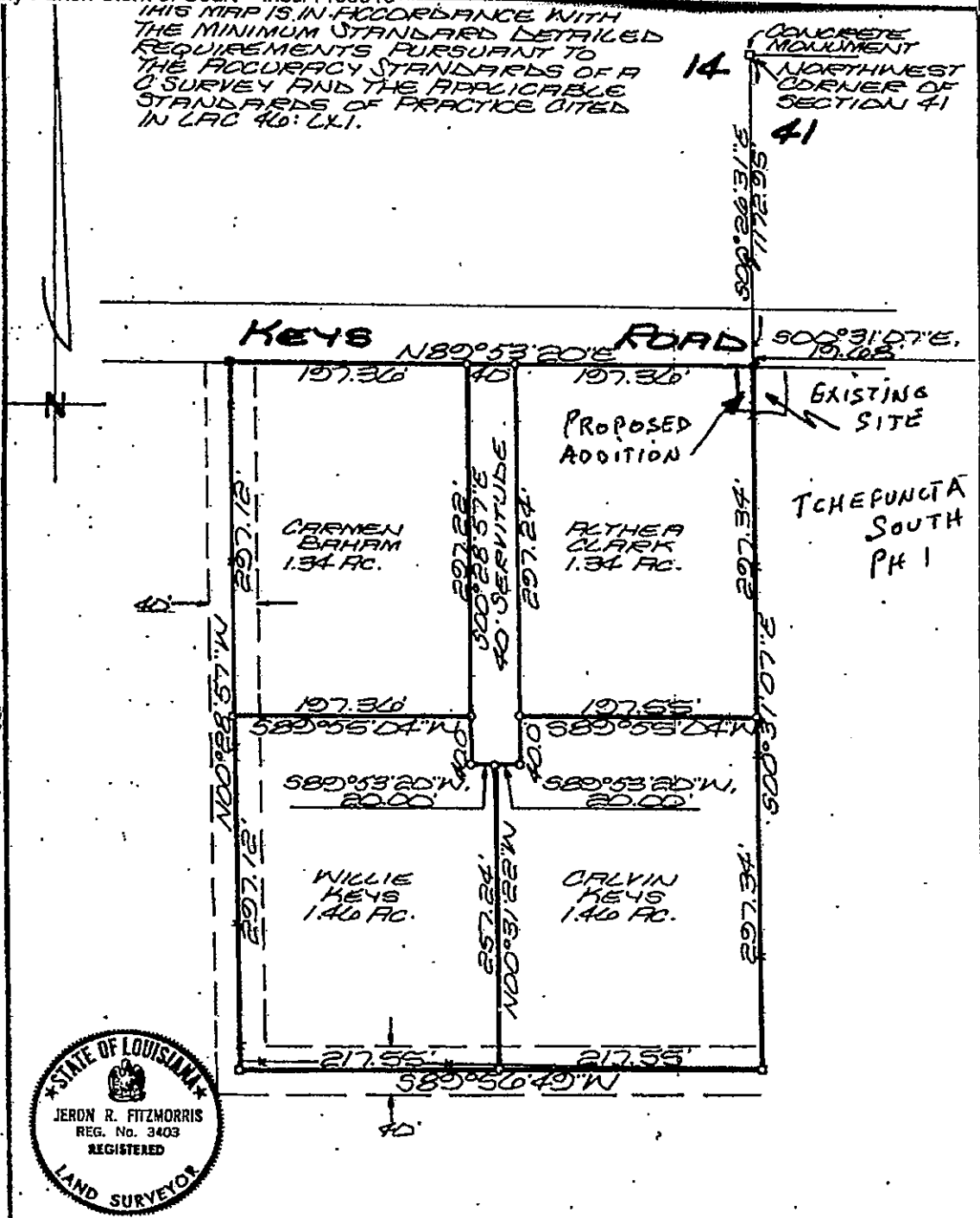
228 W Causeway Approach, Mandeville, LA 70448
 (985) 624-5368 FAX (985) 624-5309
 E-MAIL: info@brownsurveys.com

RANDALL W. BROWN
 REG. NO. 04586
 PROFESSIONAL LAND SURVEYOR

Date: OCTOBER 31, 2018
 Survey No. 18635
 Project No. (CR5) B18635

Scale: 1" = 10' ±
 Drawn By: RJB
 Revised:

THIS MAP IS IN ACCORDANCE WITH THE MINIMUM STANDARD DETAILED REQUIREMENTS PURSUANT TO THE ACCURACY STANDARDS OF A 0 SURVEY AND THE APPLICABLE STANDARDS OF PRACTICE CITED IN LAC 40:141.



- 5/8" REBAR FOUND
- 1/2" REBAR SET
- 1/2" IRON PIPE FOUND
- 1" IRON PIPE FOUND

NOTE: REFERENCE MAP BY T. J. TIGER DATED 8-28-1929.

MAP PREPARED FOR **SUCCESSION OF WILLIAM AND RITA FORTIER KEYS**
 SHOWN A SURVEY MADE OF PROPERTY LOCATED IN **Lot 4, Tier 4, Section 4 Township 7 South, Range 10 East, St. Tammany Parish, Louisiana**

THIS MAP IS IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE SUPERVISION OF THE UNDERSIGNED. SIGNATURE AND STAMPED SEAL MUST BE IN RED OR THIS PLAT IS NOT A TRUE COPY.

CERTIFIED CORRECT

LAND SURVEYING INC.
 COVINGTON, LOUISIANA

Jeron R. Fitzmorris
 LOUISIANA REGISTERED LAND SURVEYOR

SCALE: 1"=100' DATE: APRIL 6, 2000 NUMBER: 8818

N 00°17' 30" W
19.71'

KEYS ROAD

ACCESS

S 89°23' 10" E 118.98'

20'

EXISTING AT+T
S 89°25' 20" E
20.04'

N 00°17' 30" W 135.00'

20' GREENBELT,
NO CUT SERVITUDE,
& NO ACCESS ESMT.

Property of:

Mark & Karen Hintz

Sec. 14 - T7S-R10E

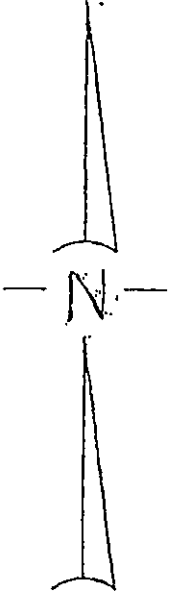
Tchefuncta South Ph. 1

3

4

10' ELEC SERVITUDE
EACH SIDE
S 23°38' 24" E 298.44'

10' UTILITY SERV.



N 45°21' 59" W 285.93'

5

L=100.00'
R=125.00'

CANE COURT

CANE



ST. TAMMANY PARISH
PATRICIA P. BRISTER
PARISH PRESIDENT

Revised 10/9/2018

LAND USE REVIEW APPLICATION

Type of Request: Zoning Change
 Conditional Use Permit
 Planned Review
 Administrative Permit

Case Number: _____
 Submittal Deadline: _____
 Hearing Date: _____

Fees Due: _____
 Date Paid: _____
 Payment Method: _____

Request: INSTALLATION OF A TELECOM CABINET

Is this proposed use temporary? Yes No If so when will it be removed? N/A
 Location of property (General Description): 14470 KEYS RD. MADISONVILLE, LA. 70447

Present Zoning Classification: _____ Existing Use: VACANT
 Ward: _____ District: _____ Proposed Use: _____
 STR: 411-75-10E Square Ft. of Proposed Use: 200
 Subdivision: _____ Acreage or Sq. Ft. of Site: 200
 Previous Use: _____ Proposed Hours of Operation: 24/7
 Maximum Height of Structure(s): 5' Number of Employees (Max. Shift): N/A
 Adjacent Uses: RESIDENTIAL Sign Type, Size and Location: N/A

IMPORTANT NOTES:

- Due to advertising and public hearing deadlines, all applications must be submitted by 11:30 A.M. of the deadline date to assure compliance with notice requirements.
- The Petitioner or Representative must be present at the Zoning Commission Meeting to address any questions or comments relative to the project.
- Applicant must appear at hearing to request tabling of a case.
- All appeals of an action of Planning and Zoning Commission must be submitted within 10 days of said action.
- It is recommended that the Applicant, or a duly appointed representative, contact the Department of Development prior to submittal of this application to discuss the details of this proposal.

NOTE: THIS DOCUMENT MUST BE SIGNED IN THE PRESENCE OF A NOTARY PUBLIC.

By my signature below, I certify that all information submitted to the Department of Development is TRUE and CORRECT, and understand that failure to submit TRUE and CORRECT information can result in delay or denial in this application. I further certify that I have read and understand the above important notes relative to the submission of this application.

Property Owner(s) Name: <u>MARK P. HINTZ</u>	Date: <u>11/2/18</u>	Contact Person Name: <u>AT&T / LINDA MEINERS</u>	Date: <u>11-2-18</u>
Address: <u>626 BELLINGRATH LANE</u>		Address: <u>72337 INDUSTRY PARK</u>	
		<u>SLIDELL, LA. 70458</u>	<u>COVINGTON, LA. 70435</u>
Phone: <u>(504) 427-7439</u>		Phone: <u>(985) 630-1017</u>	
Signature: <u>[Signature]</u>		Signature: <u>[Signature]</u>	

BEFORE ME, the undersigned authority, personally appeared the persons whose signatures are affixed above, all of full age and majority, who declared to me, Notary, that they are the owners or duly authorized representatives of all that certain lot, piece, or parcel of land located as set forth in this application, that their signatures were executed freely and voluntarily and that they are duly qualified to sign.

SWORN TO AND SUBSCRIBED before me this 16th day of NOVEMBER, 20 18

[Signature]

Notary Public

TRACY A. SALVAGGIO
Notary Public #84772
State of Louisiana
My Commission is issued for life

STATE OF LOUISIANA
St. Tammany PARISH



B416-W-LA
(11-2006)

Preparer's name and address:

Linda Melners
72337 Industry Park
Covington, La. 70435
(985) 630-1017

Grantee's Address:
BellSouth Telecommunications, Inc.
72337 Industry Park
Covington, La. 70435
(985) 327-6440

SERVITUDE

For and in consideration of Four thousand dollars (\$ 4,000.00) and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, the undersigned owner(s) of the premises described below, hereinafter referred to as Grantor, do(es) hereby grant to BELLSOUTH TELECOMMUNICATIONS, INC., a Georgia corporation, its licensees, agents, successors, assigns, and allied and associated companies, hereinafter referred to as Grantee, a servitude to construct, operate, maintain, add, and/or remove such systems of communications, facilities, standby generators and associated fuel supply systems as a means of providing uninterrupted service during commercial power outages, or related services as the Grantee may from time to time require upon, over, and under a portion of the lands described in Deed Book Instrument # 2110577, page , St. Tammany

Parish, Louisiana Records, and, to the fullest extent the Grantor has the power to grant, upon, over, along, and under the roads, streets, or highways adjoining or through said property. The said servitude is more particularly described as follows:

All that tract or parcel of land lying in Section 41, Township 7-S,
Range 10-E, St. Helena Meridian, St. Tammany
Parish, State of Louisiana, consisting of a (strip) (parcel) of land measuring ten feet (10') width by
twenty feet (10') depth for telecommunications equipment, as shown on a survey attached hereto for
reference by Randall W. Brown & Associates, LLC., Survey # 18635, dated 10/31/2018, located upon
the property of Karen Blanchard Hintz, wife of / and Mark P. Hintz.

The following rights are also granted: the right consistent with law, to allow any other person, firm, or corporation to attach wires or lay cable or conduit or other appurtenances upon, over, and under said servitude for communications or electric power transmission or distribution; ingress to and egress from said servitude at all times; the right, but not the obligation, to clear the servitude and keep it cleared of all trees, undergrowth, or other obstructions; the right, but not the obligation, to trim and cut and keep trimmed and cut all dead, weak, leaning, or dangerous trees or limbs outside the servitude which might interfere with or fall upon the lines or systems of communication or power transmission or distribution; the right to relocate said facilities, systems of communications, or related services on said lands to conform to any future highway relocation, widening, or improvements, the right to test and maintain generators and associated equipment; and the right to allow any other person, firm, or corporation to provide for fuel/energy distribution to equipment placed on the site.

To have and to hold the above granted servitude unto BellSouth Telecommunications, Inc., its licensees, agents, successors, assigns, and allied and associated companies forever and in perpetuity.

Grantor warrants that Grantor is the true owner of record of the above described land on which the aforesaid servitude is granted.

STATE OF LOUISIANA PARISH OF ST TAMMANY
MELISSA R. HENRY CLERK OF COURT
I certify that this instrument was filed and recorded
INST.# 2110577 on 10/16 2018 at 3:08 P.M.
of the official records

DEPUTY CLERK

Connie Turner, Deputy Clerk

SPECIAL STIPULATIONS OR COMMENTS:

The following special stipulations shall control in the event of conflict with any of the foregoing servitude:

ATT agrees to defend, protect, indemnify & hold harmless Grantor from all claims, loss or damage occurring on the above described property arising from the negligent or willful acts of Grantee, its employees, agents and/or contractors. AT&T will install a 6' wire fence with landscape vines around the equipment.

In witness whereof, the undersigned has/have caused this instrument to be executed on the 2nd day of November, 2018.

Signed, sealed and delivered in the presence of:

Linda Meiners
Witness*
(Print Name) Linda Meiners
Address* _____

Karen Blanchard Hintz L.S.
Grantor Karen Blanchard Hintz
(Print Name and Address) 626 Bellingrath Lane
Slidell, La. 70458 (504) 427-7439

David Finnan
Witness*
(Print Name) DAVID FINNAN
Address* _____

Mark P. Hintz L.S.
Grantor Mark P. Hintz
(Print Name and Address) 626 Bellingrath Lane
Slidell, La. 70458

State of Louisiana, St. Tammany Parish

Before me, the undersigned authority, personally came and appeared Linda Meiners, affiant, who being by me duly sworn, deposed and said that he/she is one of the subscribing witnesses to the signature of Karen Blanchard Hintz & Mark P. Hintz, to the foregoing document; that he/she saw the said Karen Blanchard Hintz & Mark P. Hintz execute the said document and that appear signed same, together with the other subscribing witness.

Linda Meiners
Signature of Affiant

Witness my hand and seal, this 16th day of November, 2018.

Tracy A. Salvaggio Notary Number _____
Notary Public Notary Public #84772
(Print Name) State of Louisiana My Commission Expires: with life

* Witness and Grantor names must be stated in full (no initials), and be typed or legibly printed below each signature. Permanent mailing address for each Grantor must be included below Grantor signature and name; Witness address is optional.

TO BE COMPLETED BY BELL SOUTH TELECOMMUNICATIONS, INC.

District	FRC	Wire Center/NXX	Authority
L.A. South	846C	MDVILAMA986845	96H06164N
Drawing	Area Number	Plat Number	RWD
CFAS # A01B5VT	J2817		LA103E782624
Approval	Date: <u>11-5-2018</u>		Title
<u>Way Star</u>			<u>Area Manager, OSP Engineering & Design</u>

Search for a property by:

Account Number: Year:

1 Found.

Year: 2018

Name: AUXILIEN, ALBERT C JR ETUX

Care Of: AUXILIEN, KIM L

Mailing Address: 115 S VERONA DR COVINGTON,
LA 70433

Assessment Number: 104-140-4752

Property Description: 1.34 ACS M/L SEC 14 7 10 &
R/WAY CB 165 362 INST NO 1189422 INST NO
1406819 INST NO 1516294 INST NO 1859845 INST NO
1935165 INST NO 1943703 INST NO 2079724

Exemption:

Estimated Parish Tax: \$870.42

Estimated City Tax: \$0.00

Parish Mills: 133.91

City Mills: 0.00

Assessed Value Improvement: 0

Assessed Value Land: 6,500

Fair Market Value Land: \$65,000

Total Assessed Value: 6,500

Total Fair Market Value: \$65,000

Homestead: 0

Taxable: 6,500

WHERE DO YOUR TAXES GO?

Query executed in 1.207 seconds.

CASH SALE
 Sale of Property
 by
**ALBERT C. AUXILIEN, JR. and KIM
 LEGNON AUXILIEN**
 to
**MARK P. HINTZ and KAREN
 BLANCHARD HINTZ**
 C-18-0152

United States of America
 State of Louisiana
 Parish of St. Tammany

BE IT KNOWN, that on this 11th day of May, in the year of our Lord 2018;

BEFORE ME, the undersigned, a Notary Public, duly commissioned and qualified in and for the Parish of St. Tammany, State of Louisiana, and in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

ALBERT C. AUXILIEN, JR. (SSN*-**-5308) AND KIM LEGNON AUXILIEN (SSN***-**-4182)** both persons of the full age of majority and residents of and domiciled in St. Tammany Parish, Louisiana, who declared unto me, Notary, that they are married and living and residing together.
 Mailing Address: 115 S. Verona Drive, Covington, LA 70433

hereinafter referred to as "Seller", who declared that they do by these presents grant, bargain, sell convey; transfer; assign, setover, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which they have or may have against all preceding owners and vendors, unto:

MARK P. HINTZ (SSN*-**-0707) AND KAREN BLANCHARD HINTZ (SSN***-**-5591)** both persons of the full age of majority and residents of and domiciled in St. Tammany Parish, Louisiana, who declared unto me, Notary, that they are married and living and residing together.

Mailing Address: 626 Bellingrath Lane, Slidell, LA 70458

hereinafter referred to as "Purchaser", here present, accepting and purchasing for themselves, and their heirs and assigns, and acknowledging due delivery and possession thereof, all and singular, the following described property, to-wit:

Parcel 1
ALL THAT CERTAIN LOT OR PORTION OF GROUND, together with all the buildings and improvements thereon, and all of the rights, ways, means, privileges, servitudes, advantages and appurtenances thereunto belonging or in anywise appertaining, situated in Section 14, Township 7 South, Range 10 East; being part of Lot 4, Tier 4, on a plat of survey by C.A. Tyner, C.E., dated August 28, 1929, recorded in COB 159, folio 337 of the Conveyance records of St. Tammany Parish, Louisiana, more fully described according to map and plat of survey of Jeron R. Fitzmorris dated April 6, 2000, a copy of which is attached to an act passed before Julian J. Rodrigue, Jr., recorded with the Clerk of Court for the Parish of St. Tammany, State of Louisiana as COB Instrument Number 1516294, as follows, to-wit:

From the Northwest Corner of Section 41, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana, run South 00 degrees 26 minutes 31 seconds East 1172.95 feet; thence South 00 degrees, 31 minutes, 07 seconds East, 19.68 feet to the Point of Beginning.

St. Tammany Parish 2280
 Instrumt #: 2110577
 Registry #: 2565231 pmt
 5/16/2018 9:02:00 AM
 MB CB X MI UCC

From the Point of Beginning run South 00 degrees, 31 minutes, 07 seconds East, 297.34 feet to a point; thence South 89 degrees, 55 minutes, 04 seconds West, 197.55 feet to a point; thence North 00 degrees, 28 minutes, 57 seconds, West 297.24 feet to a point on the South right-of-way of Keys Road; thence run along the said right-of-way North 89 degrees, 53 minutes, 20 seconds East, 197.36 feet back to the Point of Beginning.

This tract contains 1.34 acres and is shown as the "Althea Clark" parcel on the above-referenced survey.

AND

Parcel 2: Any and all right, title and interest which they have or may have in and to the 40 foot right-of-way and servitude of drive and/or passage more fully described as follows:

From the Northwest Corner of Section 41, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana, go South 00 degrees, 26 minutes, 31 seconds East, 1172.95 feet to a point; thence go South 00 degrees, 31 minutes 07 seconds East 19.68 feet to a point on the South line of Keys Road; thence go along the South line of Keys Road South 89 degrees, 53 minutes, 20 seconds West 197.36 feet to the Point of Beginning of said right-of-way.

From the Point of Beginning go South 00 degrees, 28 minutes, 57 seconds East 337.24 feet to a corner; thence go South 89 degrees, 53 minutes, 20 seconds West, 40 feet to a corner; thence go North 00 degrees 28 minutes 57 seconds West 337.22 feet to a point on the South line of Keys Road; thence go along the South line of Keys Road North 89 degrees, 53 minutes, 20 seconds East, 40 feet to the Point of Beginning of said right-of-way.

Being part of Lot 4, Tier 4, according to plat of survey of C.A. Tycer, C.E., dated August 28, 1929, recorded in COB 159, folio 337 of the conveyance records of St. Tammany Parish, Louisiana, and all as more fully shown on according to map and plat of survey of Jeron R. Fitzmorris dated April 6, 2000, a copy of which is attached to an act passed before Julian J. Rodrigue, Jr., recorded with the Clerk of Court for the Parish of St. Tammany, State of Louisiana as COB Instrument Number 1516294.

The improvements thereon bear the Municipal Address: 14418 Keys Road, Covington, Louisiana 70433.

THIS ACT IS MADE AND ACCEPTED SUBJECT TO THE FOLLOWING:

- 1. Any encroachments, overlaps, easements, rights of way, servitudes and all matters which might appear on a current survey of the property.
- 2. Any restrictions, covenants, easements, rights of way, servitudes, set-back lines recorded in the official records of the Parish of St. Tammany, and on the plan of subdivision recorded, if any, and any other restrictions recorded, if any; 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 and/or federal laws, except to the extent that said covenant and/or restriction is permitted by applicable law.
- 3. Dedication of Right-of-Way and Partition of Property by Co-Heirs dated December 8, 2003 and recorded with the Clerk of Court for the Parish of St. Tammany, State of Louisiana, as COB Instrument Number 1406819.


Handwritten notes and stamps at the bottom left of the page.

SALE IS "AS-IS" WITHOUT WARRANTIES: SELLER and BUYER hereby acknowledge and recognize that the Property being sold and purchased is to be transferred in "AS-IS" condition and further BUYER does hereby waive, relieve and release SELLER from any claims or cases 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 and BUYER acknowledge that they have read the above and sought their own legal counsel and they hereby release and relieve 110 Title, LLC and/or Notary Public from any and all liability in connection therewith.

SELLER:

BUYER:


ALBERT C. AUXILIEN, JR.


MARK P. HINTZ


KIM LEGNON AUXILIEN


KAREN BLANCHARD HINTZ

TO HAVE AND TO HOLD the above described property unto the said Purchaser, Purchaser's heirs, successors and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of **EIGHTY SIX THOUSAND AND 00/100 (\$86,000.00) 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 therefor.

The parties hereby waive the production of a current survey and do hereby relieve and release me, Notary, and 110 Title, LLC from any and all liability in connection therewith, including, but not limited to matters of access, encroachments, servitudes, legal description, easements, etc., which might result from said nonproduction of survey.

All State, Parish and City taxes up to and including the taxes due and eligible in 2017 are paid, as per Parish and City tax researches. The 2018 taxes have been prorated and are assumed by the Purchaser. The parties acknowledge that the Purchaser at the address set forth above are the proper recipients of all future notices of ad valorem tax bills and special assessments for the above described property, bearing Tax Assessment No. 104404752.

Seller represents and warrants: (1) that no other sale or grant of interest in said property has been, or will be made by Seller, and (2) that said property is not, and will not become subject to any lien or encumbrance by act of omission of Seller, except as otherwise noted or excepted.

The masculine pronoun as used herein shall include the feminine; the singular shall include the plural.

THUS DONE AND PASSED, in my office at Mandeville, 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.

WITNESSES:

Carol Spann
Print Name: Carol Spann
Cindy Spann

SELLER:

Albert C. Auxilien, Jr.
ALBERT C. AUXILIEN, JR.
Kim Legnon Auxilien
KIM LEGNON AUXILIEN

Carol Eley
Print Name: Carol Eley

PURCHASER:

Mark P. Hintz
MARK P. HINTZ
Karen Blanchard Hintz
KAREN BLANCHARD HINTZ

Arni Laimle
Notary Public # 78316
St. Tammany Parish
Commission is for life

AMERICAN TITLE #78316
NOTARY PUBLIC
Jack J. Mendheim, LBR #9431, Examining Attorney
Title Insurance Producer, 110 Title, LLC, LA License No. 557453
Title Insurance Underwriter, Fidelity National Title Insurance Company