

Pat Rich

From: Diane Weber <weber8417@gmail.com>
Sent: Monday, April 18, 2022 4:25 PM
To: Pat Rich
Subject: easement abandonment

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi,
Please put on your agenda for the May 5 meeting
Abandonment of easement for properties of Lots 8 & 9 Block 3 Phase 1 Unit 4 Diamondhead.
Address given to us 10714 Lilinow Way.

Thank You, Diane Weber

please let me know you received this email.

Stanley Bychurch

From: Pat Rich
Sent: Tuesday, April 19, 2022 9:07 AM
To: Daniel Martin; Stanley Bychurch
Subject: 10714 Lilinoe Way Abandonment of Easement
Attachments: 10714 Lilinoe Way.Weber.AOE packet.pdf

Good morning,

Brian and Diane Weber are requesting the abandonment of the 5' easement along either side of the common property line between lots 8 & 9, Diamondhead Subdivision, Phase 1, Unit 4, Block 3 for the purpose of constructing a residential structure with the street address of 10714 Lilinoe Way.

Does your company or office need this easement to provide current or future services? Please provide me your written comments by Tuesday, April 25th.

Thanks in advance,

8+9, 1, 4, 3

J. Pat Rich
Development Coordinator

City of Diamondhead
5000 Diamondhead Circle
Diamondhead, MS 39525
228-242-1613

OK
S. Bychurch
4-19-22

DIAMONDHEAD WATER & SEWER DISTRICT

REQUEST FOR AN ABANDONMENT OF EASEMENT

DATE: April 7, 2022

PROPERTY OWNER OR OWNERS: Brian + Diane Weber

PHONE NUMBER: 217-304-7052

EMAIL ADDRESS: nutzocar@hotmail.com

DESIRE TO HAVE UTILITY EASEMENT ABANDONED BETWEEN:

PROPERTY DESCRIPTION: PHASE 1 UNIT 4 BLOCK 3 LOT 8

PHASE 1 UNIT 4 BLOCK 3 LOT 9

PHASE _____ UNIT _____ BLOCK _____ LOT _____

PROPERTY ADDRESS: TBD Lilinoe Way

CUSTOMER SIGNATURE: Brian Weber

OFFICE USE ONLY:

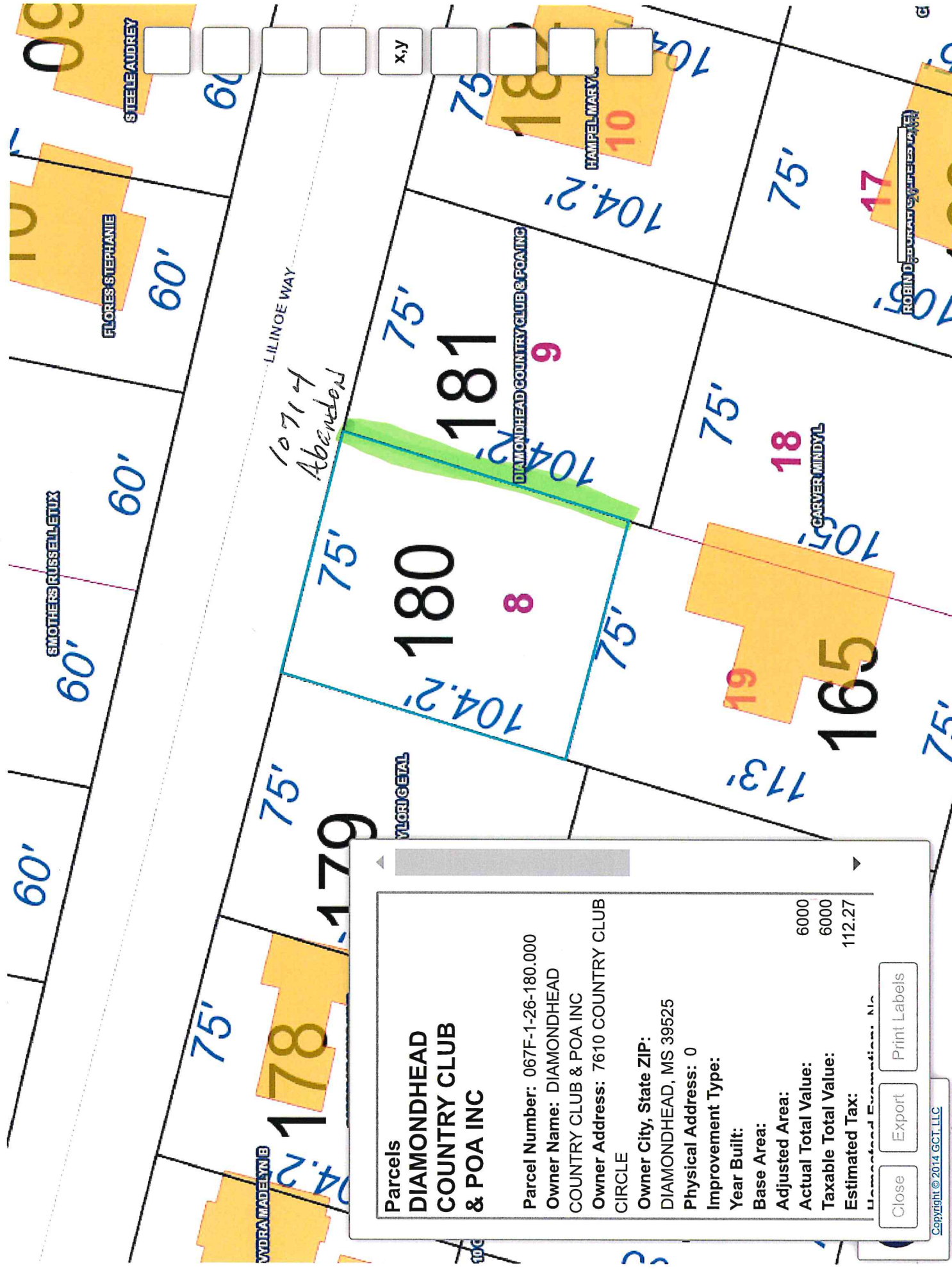
DATE APPROVED: 4/11/22

APPROVED BY: [Signature]

ABANDONMENT FEE: \$50.00 4/7/22 @R Cash

APPROVED BY BOARD: Board Motion 9.1. @ 4/14/22

EMAILED COPY: (SIGN/DATE) _____



Parcels
DIAMONDHEAD COUNTRY CLUB & POA INC

Parcel Number: 067F-1-26-180.000
 Owner Name: DIAMONDHEAD COUNTRY CLUB & POA INC
 Owner Address: 7610 COUNTRY CLUB CIRCLE
 Owner City, State ZIP: DIAMONDHEAD, MS 39525
 Physical Address: 0
 Improvement Type:
 Year Built:
 Base Area: 6000
 Adjusted Area: 6000
 Actual Total Value: 6000
 Taxable Total Value: 6000
 Estimated Tax: 112.27

Unassessed Encumbrances: No

Close Export Print Labels



Parcels
DIAMONDHEAD COUNTRY CLUB & POA INC

Parcel Number: 067F-1-26-181.000
 Owner Name: DIAMONDHEAD COUNTRY CLUB & POA INC
 Owner Address: 5300 DIAMONDHEAD CIRCLE
 Owner City, State ZIP: DIAMONDHEAD, MS 39525
 Physical Address: 0
 Improvement Type:
 Year Built:
 Base Area:
 Adjusted Area: 6000
 Actual Total Value: 6000
 Taxable Total Value: 112.27
 Estimated Tax:

2022 4508
Recorded in the Above
Deed Book & Page
03-22-2022 09:50:32 AM
Timothy A Keller
Hancock County

Prepared By:
The Casano Law Firm, P.A.
4403 West Aloha Drive
Diamondhead, MS 39525
228-255-0035
File No: 22-0173

Return To:
The Casano Law Firm, P.A.
4403 West Aloha Drive
Diamondhead, MS 39525
228-255-0035

Index As: LOTS 8 & 9 BLOCK 3 PHASE 1 UNIT 4 DIAMONDHEAD

**STATE OF MISSISSIPPI
COUNTY OF Hancock**

WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand, paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, it

Diamondhead Country Club & Property Owners Association, Inc. , Grantor
7610 Country Club Circle
Diamondhead, MS 39525
Phone: 228-255-1900

Do hereby sell, convey, bargain and warrant to

Brian Weber and Diane Weber , Grantees
10671 Bear Creek Road
Bon Aqua, TN 37025
Phone: 217-304-7052

As joint tenants with right of survivorship and not as tenants in common, the following described real property situated and located in **Hancock** County, Mississippi, more particularly and certainly described as follows:

See Attached Exhibit "A"

Together with all and singular the rights, privileges, improvements and appurtenances to the same belonging or in any wise appertaining.

This conveyance is made subject to any and all reservations, restrictions, easements, exceptions, covenants and conditions of record, including any mineral, oil or gas reservations and any covenants or restrictions of record.

If bounded by water, the warranty granted herein shall not extend to any part of the above described property which is tideland or coastal wetlands as defined in the Mississippi Coastal Wetlands Protection Act and this conveyance includes any natural accretion and is subject to any erosion due to the action of the elements.

The Grantor herein certifies that the property herein above conveyed forms no part of the homestead of said Grantor.

It is agreed and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and that when said taxes are actually determined, if the proration as of this date is incorrect, the parties herein agree to pay on a basis of an actual proration. All subsequent years taxes are specifically assumed by Grantees herein.

WITNESS MY SIGNATURE, this the 14th day of March, 2022.

**Diamondhead Country Club &
Property Owners Association, Inc.**


By: Ernie Knobloch, President

**STATE OF MISSISSIPPI
COUNTY OF HANCOCK**

Personally came and appeared before me, the undersigned authority in and for the aforesaid County and State on this the 14th day of March, 2022, within my jurisdiction, the within named **Ernie Knobloch**, who acknowledged that he is **President of Diamondhead Country Club & Property Owners Association, Inc.**, and that for and on behalf of said company, and as its act and deed executed the above and foregoing instrument, after first having been duly authorized so to do.




Notary Public
My Commission Expires:

EXHIBIT "A"

Lots 8 and 9, Block 3, Unit 4, Diamondhead, Phase 1, according to the map or plat thereof on file and record in the office of the Chancery Clerk of Hancock County, Mississippi.

LESS AND EXCEPT: A part of Lot 8, Block 3, Unit 4, Diamondhead, Phase 1, Hancock County, Mississippi, according to the map or plat thereof on file and of record in the office of the Chancery Clerk of Hancock County, Mississippi, in Plat Book 4, at Page 7, and being more particularly described as follows, to-wit: **BEGINNING** at the Southwest corner of Lot 8, Block 3, Unit 4, Diamondhead, Phase 1, and run thence North along the West line of Lot 8 for a distance of eight feet (8.0 ft.) to a point; run thence in an Easterly direction and parallel with the South line of said Lot 8 for a distance of seventy-five (75.0 ft) more or less, to a point in the East line of said Lot 8; which point is eight feet (8.0 ft) North of the Southeast corner of said Lot 8; run thence South along the East line of said Lot 8 for a distance of eight feet (8.0 ft) to the Southeast corner thereof; run thence in a Westerly direction along the South boundary line of said Lot 8 for a distance of seventy-five (75.0 ft) to the **POINT OF BEGINNING**.



Hancock County
I certify this instrument was filed on
03-22-2022 09:50:32 AM
and recorded in Deed Book
2022 at pages 4508 - 4510
Timothy A Kellar