

Pat Rich

From: Shannon B. Turner <brelash@gmail.com>
Sent: Tuesday, May 3, 2022 8:13 AM
To: Pat Rich
Cc: Zach Turner
Subject: Turner//Easement abandonment

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

Hi, Mr. Pat,

It was nice to finally meet you and put a face to the voice on Friday. I appreciate you taking the time to talk to me and give some counsel on how to approach our plans for a storage area on our property.

As you requested, this is an email asking you to abandon the easement between our two properties that we consolidated:

Parcel (1): Lot, 53, Block 11, Unit 4A, Phase 2, Diamondhead Subdivision, Hancock County, Parcel Number 067F-2-26-066.000

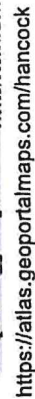
and

Parcel (2): Lot 7, Block 11, unit 4A, Diamondhead, Phase 2, Hancock County, Parcel Number 067F-2-26-064.000

Thanks again for your help. Unfortunately for you, I'll be back in contact when I encounter another issue related to the storage area that seems daunting. All the best!

Very Respectfully,
Shannon Turner

OK 5-4-22
[Signature]



Post Office Box 2428
Bay Saint Louis, MS 39521-2428
Toll Free - 1.888.409.6651
FAX - 228.466-6239

Jimmie Ladner, Jr.
Hancock County
Tax Assessor / Collector

Phone Numbers:
COLLECTOR - 228.467.4425
ASSESSOR - 228.467.5727
APPRAISAL - 228.467.0130

PROPERTY OWNER
PARCEL INFORMATION CHANGE REQUEST FORM

PARCEL NUMBER _____ CURRENT TAXES PAID YES _____ NO _____

Denied _____ Reason For Denial _____
Approved _____

THIS IS NOT FOR PLANNING & ZONING PURPOSES
CHECK WITH YOUR PROPER ZONING AUTHORITY

Reason For Change: _____

☒ Parcel Combination

Combine With Parcel Number 067F-2-26-066.006 9542 Laala Plac

Parcels To Be Deleted

067F-2-26-064.000 Not assigned

☐ Parcel Split

Parent Parcel Number _____

Split Into _____ Parcels

☐ Billing Address Change

New Address _____

I SHANNON B TURNER request the above changes be made to the above
Parcel Number (s).

Signature: SB Turner

Phone: 601-337-4002

Date: 28 APRIL 2022



2021 11081
Recorded in the Above
Deed Book & Page
07-12-2021 12:55:32 PM
Timothy A Kellar
Hancock County

Prepared By:
The Casano Law Firm, P.A.
4403 West Aloha Drive
Diamondhead, MS 39525
228-255-0035
File No: 21-0630

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

Index As: Lot 7, Block 11, Unit 4A, Phase 2

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

The Austin Family Trust dated March 11, 2016, Grantor
8918 Hanalei Place
Diamondhead, MS 39525
Phone: 714-296-2927

Does hereby sell, convey, bargain and warrant to

Shannon B. Turner and Zachary P. Turner, Grantees
9542 Laa La Place
Diamondhead, MS 39525
Phone: 601-337-4002

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:

Lot 7, Block 11, Unit 4A, Diamondhead, Phase 2, according to the official map or plat thereof on file and of record in the office of the Chancery Clerk of Hancock County, Mississippi.

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.

EXTRACT OF "THE AUSTIN FAMILY TRUST, dated
March 11, 2016" pursuant to La. R. S. 9:2092

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

BEFORE ME, the undersigned authority, duly commissioned and qualified in and for the state and county aforesaid, and in the presence of the undersigned competent witnesses, personally came and appeared:

Ronald S. Austin and Edith R. Austin, trustees of the Austin Family Trust, dated March 11, 2016, and all amendments thereto, whose mailing address is declared to be 14851 Devonshire Ave, Tustin, California 92780;

who, pursuant to La. R. S. 9:2092 file this Extract of Trust and state the following:

1. Name of Trust: The Austin Family Trust dated March 11, 2016, a.k.a. The Austin Family Trust. The trust was executed March 11, 2016.
2. The Trust is a Revocable Trust as stated in Section 1.04 (b) of the trust instrument.
3. Settlers: Ronald S. Austin and Edith R. Austin.
4. Trustees of the trust are Ronald S. Austin and Edith R. Austin. Original beneficiaries of the trust are Ronald S. Austin and Edith R. Austin.
5. Immovable Property subject to the trust is described as follows:

Lot 7, Block 11, Unit 4-A, DIAMONDHEAD, Phase 2, Hancock County, Mississippi, as per map or plat of said subdivision on file and of record in the Office of the Chancery Clerk of Hancock County, MS.

State of Mississippi

PLEASE USE THE SPACE BELOW FOR THE COUNTY RECORDER'S OFFICE:

2022 6558
Recorded in the Above
Deed Book & Page
04-28-2022 09:22:21 AM
Timothy A Kellar
Hancock County

This instrument was prepared by:

Shannon B. Turner
9542 Laa La Place
Diamondhead, MS 39525
601-337-4002

**After recording, mail document
and tax statements to:**

Shannon B. Turner
9542 Laa La Place
Diamondhead, MS 39525
067F-2-26-066.000

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this 15th day of April, 2022 (the "Effective Date") between:

- (1) Shannon B. Mensi (the "Grantor"), an individual whose mailing address is 9542 Laa La Place, Diamondhead, MS 39525, and Shannon B. Turner (the "Grantee"), an individual whose mailing address is 9542 Laa La Place, Diamondhead, MS 39525.
- (2) Shannon B. Turner and Zachary P. Turner (the "Grantors") a married couple whose mailing address is 9542 Laa La Place, Diamondhead, MS 39525, and Shannon B. Turner (the "Grantee"), an individual whose mailing address is 9542 Laa La Place, Diamondhead, MS 39525.

WITNESSETH, that the Grantors, for and in consideration of the sum of \$1.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any,

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF MISSISSIPPI.

COUNTY OF Harrison

Shannon mensi aka Shannon Turner

On this day, personally appeared before me, Zachary Turner, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this 27 day of April, 2022.

Hill & Deaux
Notary's Public Signature



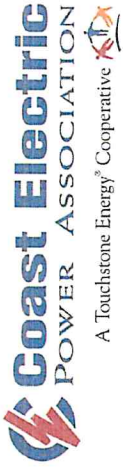
10-05-2024 (date)

My Commission Expires

Hancock County
I certify this instrument was filed on
04-28-2022 09:22:21 AM
and recorded in Deed Book
2022 at Pages 6558 - 6560
Timothy A Kellar



Timothy A Kellar



Headquarters
18020 Highway 603
Klin, MS 39556
PO Box 2430
Bay St. Louis, MS 39521
1-877-769-2372
www.coastepa.com

Abandonment of Easement Request

Pat,

I have reviewed the request to abandon the easement off of Laa La Place at the address 9542 Laa La Place. Coast Electric agrees to abandon the easement between lots 53 & 7.

If you have any questions, please give me a call.

Thanks,

Kendall Ladner

Kendall Ladner

Vice President of Operations

(228) 216-8889

Harrison County District Office
14082 Highway 49
Post Office Box 3302
Gulfport, MS 39505-3302

Biloxi Branch Office
905 Cedar Lake Road
Biloxi, MS 39532

Bay St. Louis Branch Office
1005 Highway 90
Bay St. Louis, MS 39520

Pearl River County District Office
6375 Highway 11 North
Picayune, MS 39466

Poplarville Branch Office
4679 Highway 53 South
Poplarville, MS 39470

This institution is an equal opportunity provider and employer.

DIAMONDHEAD WATER & SEWER DISTRICT

REQUEST FOR AN ABANDONMENT OF EASEMENT

DATE: 13 MAY 2022

PROPERTY OWNER OR OWNERS: SHANNON B. TURNER

PHONE NUMBER: 601-337-4002

EMAIL ADDRESS: BRELASH@GMAIL.COM

DESIRE TO HAVE UTILITY EASEMENT ABANDONED BETWEEN:

PROPERTY DESCRIPTION: PHASE 2 UNIT 4A BLOCK 11 LOT 53

PHASE 2 UNIT 4A BLOCK 11 LOT 7

PHASE _____ UNIT _____ BLOCK _____ LOT _____

PROPERTY ADDRESS: 9542 LAA LA PLACE, DHD, MS 39525

CUSTOMER SIGNATURE: SB Turner

OFFICE USE ONLY:

DATE APPROVED: 5/17/22

APPROVED BY: [Signature]

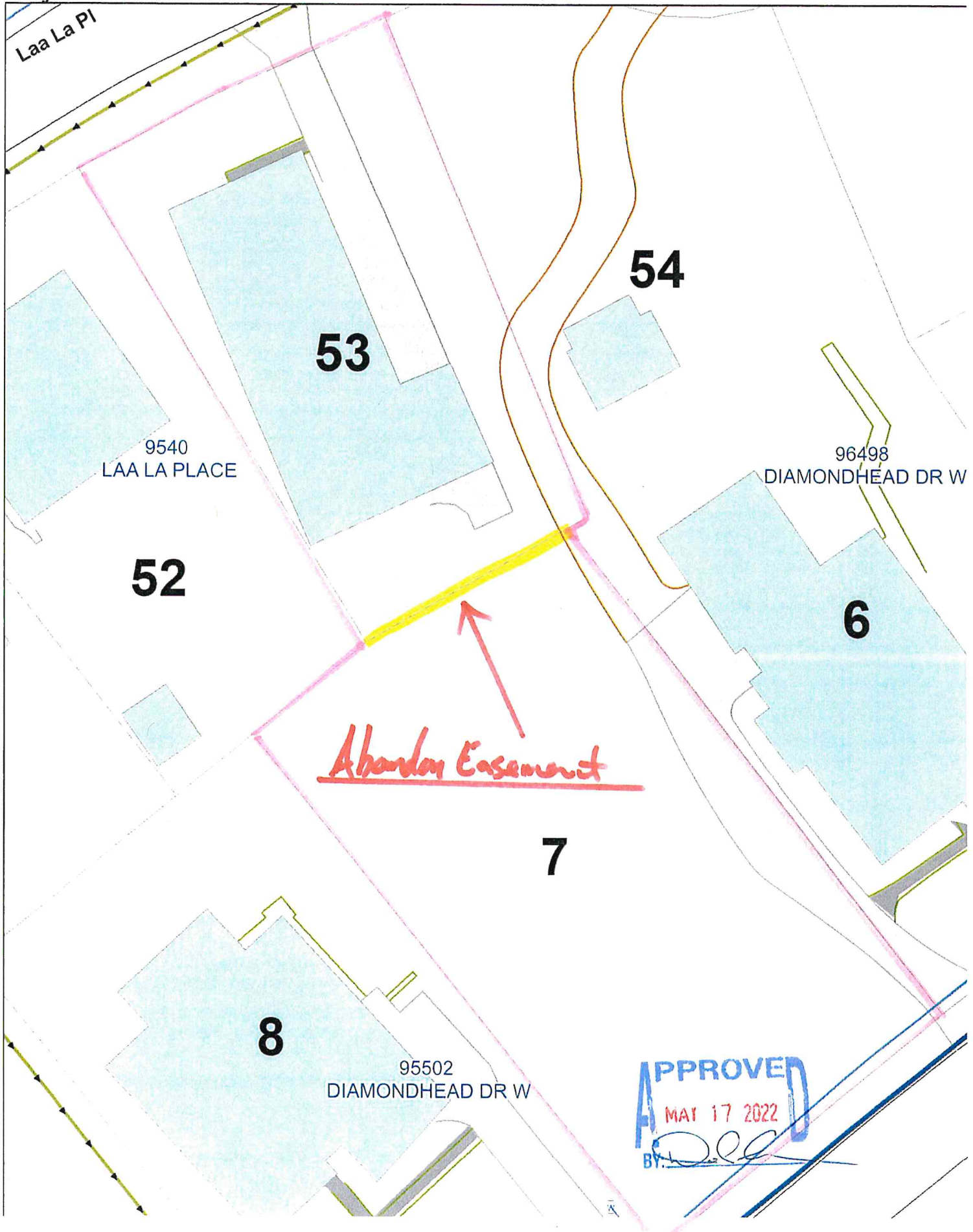
ABANDONMENT FEE: \$50.00 PR 5/13/22

APPROVED BY BOARD: Motion 9.1. @ 5/26/22 [Signature]

EMAILED COPY: (SIGN/DATE) _____



Diamondhead Water & Sewer District



APPROVED
MAY 17 2022
BY: *[Signature]*