

Pat Rich

From: Ashley Hebert <ashleyhebert@coastelectric.coop>
Sent: Monday, April 7, 2025 1:55 PM
To: Pat Rich
Subject: RE: AOE 6411 Iona St.

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

We are good with the abandonment of this easement.

*No objections
from Public Works
per T. Wiltz*

Ashley Hebert
Engineering and Operations
Coast Electric Power Association
Office: 228-363-7238
Cell: 228-493-4300

From: Pat Rich <prich@diamondhead.ms.gov>
Sent: Monday, April 7, 2025 1:21 PM
To: Ty Wiltz <TWiltz@diamondhead.ms.gov>; Ashley Hebert <ashleyhebert@coastelectric.coop>
Subject: [CAUTION] AOE 6411 Iona St.

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Garrett Williams is requesting the abandonment of the 5' drainage/utility easements on either side of the common property lines between Lots 11 and 12, Diamondhead Phase 2, Unit 10, Block 20 for the purpose of constructing a residence with the street address of 6411 Iona St.

Does your company or office need this easement to provide current or future services? Please provide me your written comments by Friday, April 11th.

Thanks in advance,

J. Pat Rich
Development Coordinator

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

DIAMONDHEAD WATER & SEWER DISTRICT

REQUEST FOR AN ABANDONMENT OF EASEMENT

DATE: 3-6-25

PROPERTY OWNER OR OWNERS: Garrett + Simontha Williams

PHONE NUMBER: 601-273 1194

EMAIL ADDRESS: gdubcwilliams28@gmail.com

DESIRE TO HAVE UTILITY EASEMENT ABANDONED BETWEEN:

PROPERTY DESCRIPTION: PHASE 2 UNIT 10 BLOCK 20 LOT 11

PHASE 2 UNIT 10 BLOCK 20 LOT 12

PHASE _____ UNIT _____ BLOCK _____ LOT _____

PROPERTY ADDRESS: 6411 Iona St

CUSTOMER SIGNATURE: [Signature]

OFFICE USE ONLY:

DATE APPROVED: 3/10/2025

APPROVED BY: [Signature]

ABANDONMENT FEE: \$50.00 Pd ck# 717

APPROVED BY BOARD: Motion 9.3. 3/13/25 [Signature]

EMAILED COPY: (SIGN/DATE) Jane Davis 3/14/25

3/14/25 email returned for "address not found"
Tried to call but no answer & no voicemail

Pat Rich

From: Pat Rich
Sent: Monday, April 7, 2025 1:21 PM
To: Ty Wiltz; Ashley Hebert
Subject: AOE 6411 Iona St.
Attachments: PW-CEPA.pdf

Garrett Williams is requesting the abandonment of the 5' drainage/utility easements on either side of the common property lines between Lots 11 and 12, Diamondhead Phase 2, Unit 10, Block 20 for the purpose of constructing a residence with the street address of 6411 Iona St.

Does your company or office need this easement to provide current or future services? Please provide me your written comments by Friday, April 11th.

Thanks in advance,

J. Pat Rich
Development Coordinator

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

Prepared By:
The Casano Law Firm, P.A.
4403 West Aloha Drive
Diamondhead, MS 39525
228-255-0035
File No.: 24-0592

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

**STATE OF MISSISSIPPI
COUNTY OF HANCOCK**

WARRANTY DEED

For and in consideration of the sum of Ten And No/100 Dollars (\$10.00), cash in hand, paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, we

Kirk Hartsell and Darla Hartsell, Grantors
118 W Augusta Lane
Slidell, LA 70458
Phone: (985)960-1994

Do hereby sell, convey, bargain and warrant to

Garrett Wesley Williams and Samantha Bean Williams, Grantees
5035 Deerfield Drive
Kiln, MS 39556
Phone: (601)273-1194

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:

Lots 11 and 12, Block 20, Unit 10, 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.

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 _____

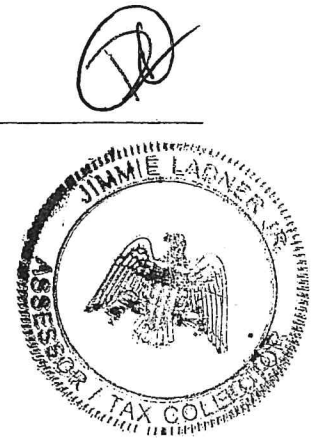
Denied _____ Reason For Denial _____
Approved _____

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

Reason For Change: _____

_____ Parcel Combination
Combine With Parcel Number _____

Parcels To Be Deleted



☒ Parcel Split
Parent Parcel Number 067N-2-35-123.000
Split Into 2 Parcels

1 Parcel Lots 26 + 27
1 Parcel Lots 11 + 12
Based on attached survey

_____ Billing Address Change
New Address _____

I KIRK HARTSELL request the above changes be made to the above
Parcel Number (s).

Signature: _____ Date: 8-21-2024
Phone: 985-960-1994



Parcels 067N-2-35- 123.000

Parcel Number: 067N-2-35-123.000
 Owner Name: HARTSELL KIRK ETAL
 Owner Address: 118 W AUGUSTA LN
 Owner City, State ZIP: SLIDELL, LA 70458
 Physical Address: 6418 KIKO ST
 Improvement Type: RES
 Year Built: 2004
 Base Area: 1928
 Adjusted Area: 2269
 Actual Total Value: 213679
 Taxable Total Value: 0
 Estimated Tax: 4022.53
 Homestead Exemption: No
 Deed Book: 2022
 Deed Page: 3068
 Legal Description 1: 11.12.26.27 BI K

Close

Export

Copyright © 2014 GSI, LLC

0 15 30ft



GRID COORDINATES		
POINT	NORTHING	EASTING
"A"	322655.56	814137.08
"B"	322520.49	814137.51

LEGEND:

- IRF = 1/2" IRON ROD FOUND
- IPF = IRON PIPE FOUND
- CIRF = CAPPED 1/2" IRON ROD FOUND
- CIRF = CAPPED 1/2" IRON ROD SET
- IPF = IRON FENCE POST
- TPF = "T" POST FOUND
- IBF = IRON BAR FOUND
- AIF = ANGLE IRON FOUND
- WPF = WOOD FENCE POST
- MNF = MAGNETIC NAIL FOUND
- MNS = MAGNETIC NAIL SET
- REF. = REFERENCE
- O/S = OFFSET
- R/W = RIGHT-OF-WAY
- O/H/U = OVERHEAD UTILITIES
- PP = POWER POLE
- LP = LIGHT POLE
- TP = TELEPHONE PEDESTAL
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- TBM = TEMPORARY BENCH MARK
- FFE = FINISH FLOOR ELEVATION
- TOB = TOP OF BANK
- RCB = REINFORCED CONCRETE PIPE
- OMP = CORRUGATED METAL PIPE
- HDPE = HIGH DENSITY POLYETHYLENE PIPE
- FH = FIRE HYDRANT
- SMH = SEWER MAN HOLE
- C/L = CENTERLINE
- EOA = EDGE OF ASPHALT
- EOG = EDGE OF GRAVEL
- (P) = PLAT OF RECORD
- (D) = DEED OF RECORD
- (R) = RECORD

RECORD DESCRIPTION:

LOTS 11, 12, 26 AND 27, BLOCK 20, UNIT 10, 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.

CURVE DATA	
$\Delta = 11^{\circ}30'04"$	LT
$R = 275.00'$	
$L = 55.20'$	
$CB = S03^{\circ}50'28"W$	
$CD = 55.11'$	

CURVE DATA (P)	
$\Delta = 11^{\circ}26'25"$	LT
$R = 275.00'$	
$L = 54.91'$	
$CD = 54.82'$	

REFERENCES:

- HANCOCK COUNTY TAX MAP 067N
- DEED BOOK 2016, PAGE 3143
- C/L = CENTERLINE
- EOA = EDGE OF ASPHALT
- EOG = EDGE OF GRAVEL
- (P) = PLAT OF RECORD
- (D) = DEED OF RECORD
- (R) = RECORD

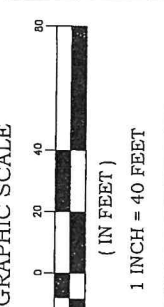
CERTIFICATE:

THIS IS TO CERTIFY THAT I HAVE CAUSED A SURVEY TO BE MADE ON THE PROPERTY LINES SHOWN ON THIS PLAT, AND THAT SAID SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

MICHAEL RAYMOND MONTGOMERY
PROFESSIONAL SURVEYOR OF MISSISSIPPI
P.L.S. - #02827
STATE OF MISSISSIPPI
DATE 4/18/2022



REV. #1 DATE:
DATE: 04.13.2022
DWG #: 2022-048_Plat
SCALE: 1" = 40'
DRAWN BY: MRM



- NOTES:
- LOT LOCATION & ORIENTATION ARE BASED ON RECORDED DATA AND MONUMENTATION FOUND AVAILABLE.
 - BEARINGS REFERENCE: GRID, GEOD G2018U7 NAD '83 STATE PLANE ZONE MISSISSIPPI EAST BY GPS OBSERVATION, UTILIZING EARL DUDLEY'S VIRTUAL REFERENCE NETWORK, INET. HAVING A CONVERGENCE ANGLE OF -0°16'22" AND A COMBINATION FACTOR OF 0.999986744.
 - SURVEY CONSIDERED A CLASS "B" SURVEY.
 - ONLY VISIBLE ROADS, LANES, DRIVEWAYS, DRAINS, UTILITIES, ETC. OVER AND ACROSS SAID PREMISES ARE SHOWN HEREON.
 - THIS SURVEY WAS PREPARED WITHOUT A CURRENT TITLE REPORT NOR WERE COUNTY RECORDS RESEARCHED FOR EASEMENTS BY THIS SURVEYOR.

