

# Exhibit J. Jamestown Business Park Property Deed Report



**GREATER NEW ORLEANS**  
INC  
REGIONAL ECONOMIC DEVELOPMENT

# Jamestown Business Park Property Deed Report



Dates Researched: 1/1/1943 to 8/4/2021

Current Owner	<b>Jamestown, Inc.</b>
Parcel Numbers	5119006
Acreage	8.62
Location	Sec. 21 T6S R8E
Date Acquired	7/21/2003
Instrument Number	641862
Book/Page	965/443
Current Owner	<b>Jamestown, Inc.</b>
Parcel Numbers	4023803
Acreage	1.00
Location	Sec. 21 T6S R8E
Date Acquired	5/2/2000
Instrument Number	561968
Book/Page	896/301
Current Owner	<b>Jamestown, Inc.</b>
Parcel Numbers	1895508, 2145707
Acreage	60.79
Location	Sec. 21 T6S R8E
Date Acquired	3/1/2000
Instrument Number	558241
Book/Page	892/734
Current Owner	<b>Robert A. Maurin, III</b>
Parcel Numbers	2033402, 2140101
Acreage	1.92
Location	Sec. 21 T6S R8E
Date Acquired	10/16/2002
Instrument Number	620272
Book/Page	948/769

### Sell Offs After Purchase

Entity Acquiring ROW	City of Hammond
Owner of Property when Acquired	Jamestown, Inc.
Date	1/29/2020
Instrument Number	1043515
Book/Page	1530/315
Entity Acquiring ROW	City of Hammond
Owner of Property when Acquired	Robert A. Maurin, III
Date	1/29/2020
Instrument Number	1043514
Book/Page	1530/310

✓✓

CASH DEED

UNITED STATES OF AMERICA

BY: MARY SUE DAROUSE, ET AL

STATE OF LOUISIANA

TO: JAMESTOWN, INC.

PARISH OF TANGIPAHOA

BE IT KNOWN, that on this 17<sup>th</sup> day of JULY, 2003.

BEFORE ME, MARY E. LAVIGNE, a Notary Public duly commissioned and qualified, in and for the Parish of Tangipahoa, State of Louisiana, therein residing, and in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

MARY SUE DAROUSE SS# [REDACTED], a major and resident of Jefferson Parish, single, never married, whose current mailing address is 313 West Maple Ridge Drive, Metairie, Louisiana 70001.

JO ANN DAROUSE MATTHEWS RICHARDS SS# [REDACTED] a major and resident of Hamilton County, Tennessee, married to Michael Scott Richards, with whom she is presently living and residing, whose current mailing address is 6447 Grubb Road, Hixson, TN 37343, represented herein by her agent and attorney in fact, Mary Sue Darouse, duly authorized by Power of Attorney attached hereto and made a part hereof.

FRANK EDWARD DAROUSE SS# [REDACTED] a major and resident of Jefferson Parish, single, never married, whose current mailing address is 313 West Maple Ridge Drive, Metairie, LA 70001.

JERRY JON DAROUSE, SS# [REDACTED] a major and resident of Jefferson Parish, single, never married, whose current mailing address is 313 West Maple Ridge Drive, Metairie, LA 70001.

hereinafter sometimes referred to as "Vendor", who declared that Vendor does by these presents, bargain, sell, convey, assign, grant, transfer, set over and deliver, with all legal warranties and full substitution and subrogation to all rights and actions of warranty against all former owners and vendors unto:

*Mary Lou Kowalski*  
DY. CLERK OF COURT

JAMESTOWN, INC. TIN [REDACTED], A Louisiana corporation domiciled in Tangipahoa Parish, represented herein by Robert A. Maurin, III, its duly authorized officer, said corporation having a permanent mailing address of P.O. Box 1457, Hammond, Louisiana 70404.

CONVEYANCE  
BOOK 905 PAGE 443 **SCANNED**

ORIGINAL

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

A certain tract or parcel of land lying in Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana, being **Lot VI** of a survey by Clifford G. Webb, C. E. & Surveyor, dated February 20, 1975, attached to Act of Transfer recorded at COB 801, page 703, Tangipahoa Parish, La. and more particularly described by current survey as follows:

Commencing at a point which is 844.76 feet South 89 deg. 40 min. 25 sec. West and 24.84 feet North 00 deg. 20 min. 25 sec. West from the Southeast Corner of Section 21, T6S, R8E; thence South 89 deg. 38 min. 54 sec. West 484.16 feet; thence North 00 deg. 18 min. 47 sec. West 847.97 feet; thence North 89 deg. 38 min. 56 sec. East 403.07 feet; thence South 00 deg. 19 min. 17 sec. East 406.90 feet; thence North 89 deg. 42 min. 18 sec. East 80.82 feet; thence South 00 deg. 20 min. 25 sec. East 440.98 feet to the POINT OF BEGINNING, all as more fully shown on a survey by Robert G. Barrilleaux & Associates, Inc., Reg. Land Surveyors, dated July \_\_, 2003.

Together with Servitude of Passage or Way dated April 13, 2002, recorded at COB 941, page 159, Tangipahoa Parish, Louisiana.

To have and to hold the above described property unto said Purchaser, purchaser's heirs, successors and assigns in full ownership forever.

The consideration for this sale and conveyance is the price and sum of **THIRTY FIVE THOUSAND AND NO/100 (\$35,000.00) DOLLARS**, which said purchaser has paid cash in hand in current money to said vendor, who acknowledges the receipt thereof and grants full acquittance and discharge therefor.

All parties hereto declare themselves to be of full capacity to contract and to enter into this act of sale.

The vendor stipulates that the aforesaid property has not heretofore been sold or alienated by vendor and is free of all mortgages and encumbrances.

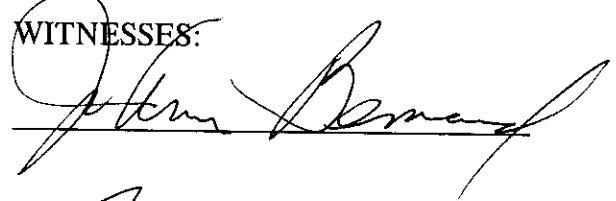
Taxes and charges for three years preceding the execution and passage of this act are paid, and the parties agree that the taxes for the current year are to be pro-rated.

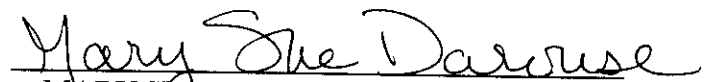
**CONVEYANCE**  
**BOOK**      **PAGE**  
905      444

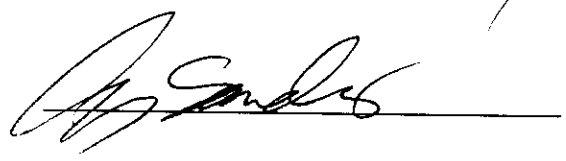
The parties hereto waive any conveyance, mortgage and any other certificate required by law and relieve and release me, Notary, from any and all responsibility in connection therewith. No title examination or opinion has been requested of me, Notary, and none has been furnished.

THUS DONE AND PASSED on the day, month and year herein first above written in the presence of the undersigned competent witnesses, who hereunto sign their names with said appearers and me, Notary, after reading of the whole.

WITNESSES:

  
\_\_\_\_\_

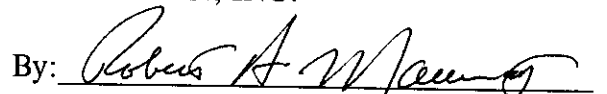
  
MARY SUE DAROUSE, individually and as agent for Jo Ann Darouse Matthews Richards


  
\_\_\_\_\_

  
FRANK EDWARD DAROUSE

  
JERRY JON DAROUSE

JAMESTOWN, INC.

By:   
Robert A. Maurin, III, President

  
MARY E. LAVIGNE, NOTARY PUBLIC

CONVEYANCE  
BOOK 905 PAGE 445

POWER OF ATTORNEY

STATE OF TENNESSEE

COUNTY OF HAMILTON

KNOW ALL MEN BY THESE PRESENTS,

That I, JoAnn Darouse Richards, of the full age of majority and a resident of the State of Tennessee, County of Hamilton, do hereby make, name, constitute and appoint:

*JADR*  
**MARY SUE DAROUSE**

my true and lawful Attorney-in-Fact, for me, and in my name, place and stead to execute a Cash Deed to Jamestown, Inc. conveying my undivided interest in the following described property, to-wit:

A certain tract or parcel of land situated in Section 21, T6S, R8E, Tangipahoa Parish, Louisiana, more particularly described as follows:

LOT VI on that certain map of an 85.38 acre tract of land as requested by Mrs. Ouida R. Cooke and Mrs. Mary R. Prince, prepared by Clifford G. Webb, C.E. and Surveyor, dated February 20, 1975, which said map is attached to the Judgment of Possession in the Succession of Ouida Robertson Cooke, recorded at COB 642, page 631, as amended at COB 645, page 363 and COB 824, page 863, Tangipahoa Parish, Louisiana.

I further grant unto my agent and attorney-in-fact full power and authority to sign all papers, deeds, settlement statements, affidavits, and other documents, to issue all receipts and to do all acts necessary and proper to accomplish any and all of the duties hereinabove specified with the same validity as I might myself do, were I personally present and acting for myself, and I hereby ratify and confirm whatever my said Attorney may do, and any acts that she has previously performed by virtue of this power.

Thus done and Passed on this \_\_\_\_\_ day of July, 2003, in the presence of the undersigned competent witnesses who have hereunto signed their names with appearers and me, Notary, after due reading of the whole.

WITNESS:

*Patricia Hays*  
*Angie D Roberts*

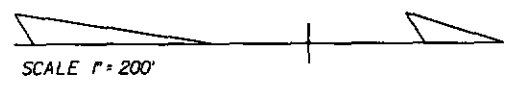
*JoAnn Darouse Richards*  
JO ANN DAROUSE RICHARDS

*Bileen Polut*  
Notary Public

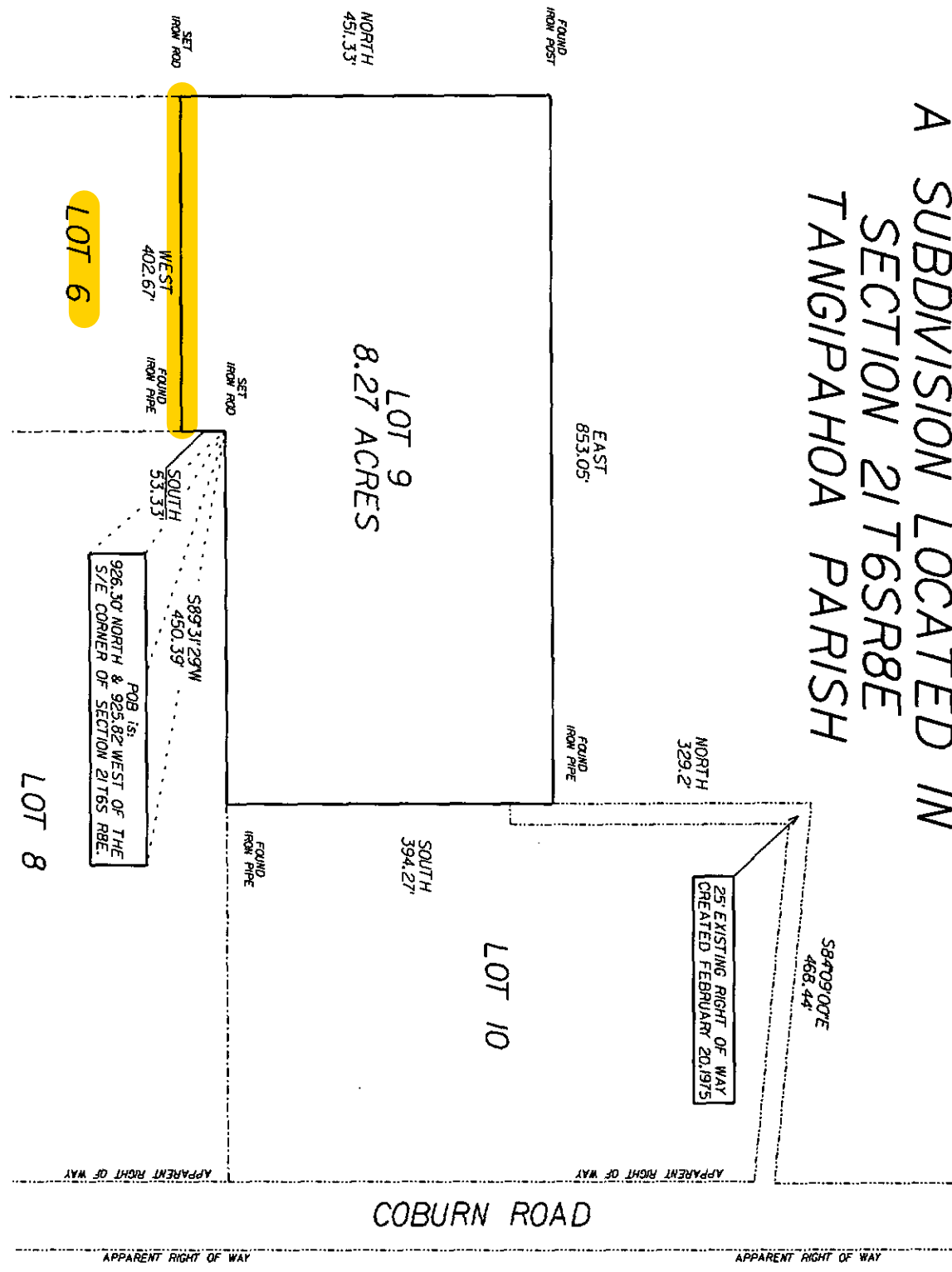
**My Commission Expires April 28, 2008**

My Commission Expires: \_\_\_\_\_

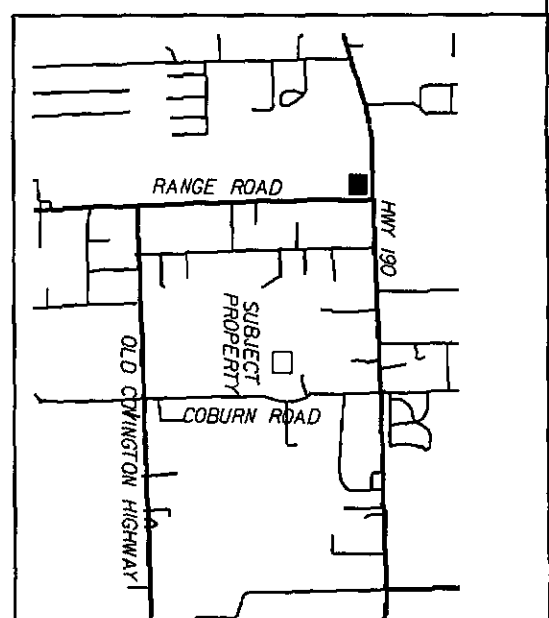
CONVEYANCE  
BOOK      PAGE  
965      444



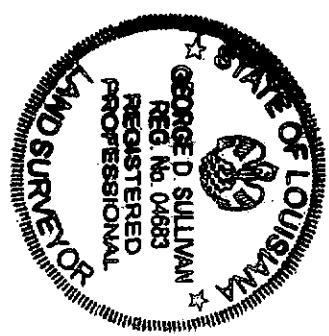
**PLAT OF SURVEY OF LOT 9 OF  
A SUBDIVISION LOCATED IN  
SECTION 21 T6SR8E  
TANGIPAHOA PARISH**



**REFERENCE PLAT  
SUBDIVISION OF 85.38 ACRES  
BY CLIFFORD G. WEBB 02/20/1975**



**VICINITY MAP**



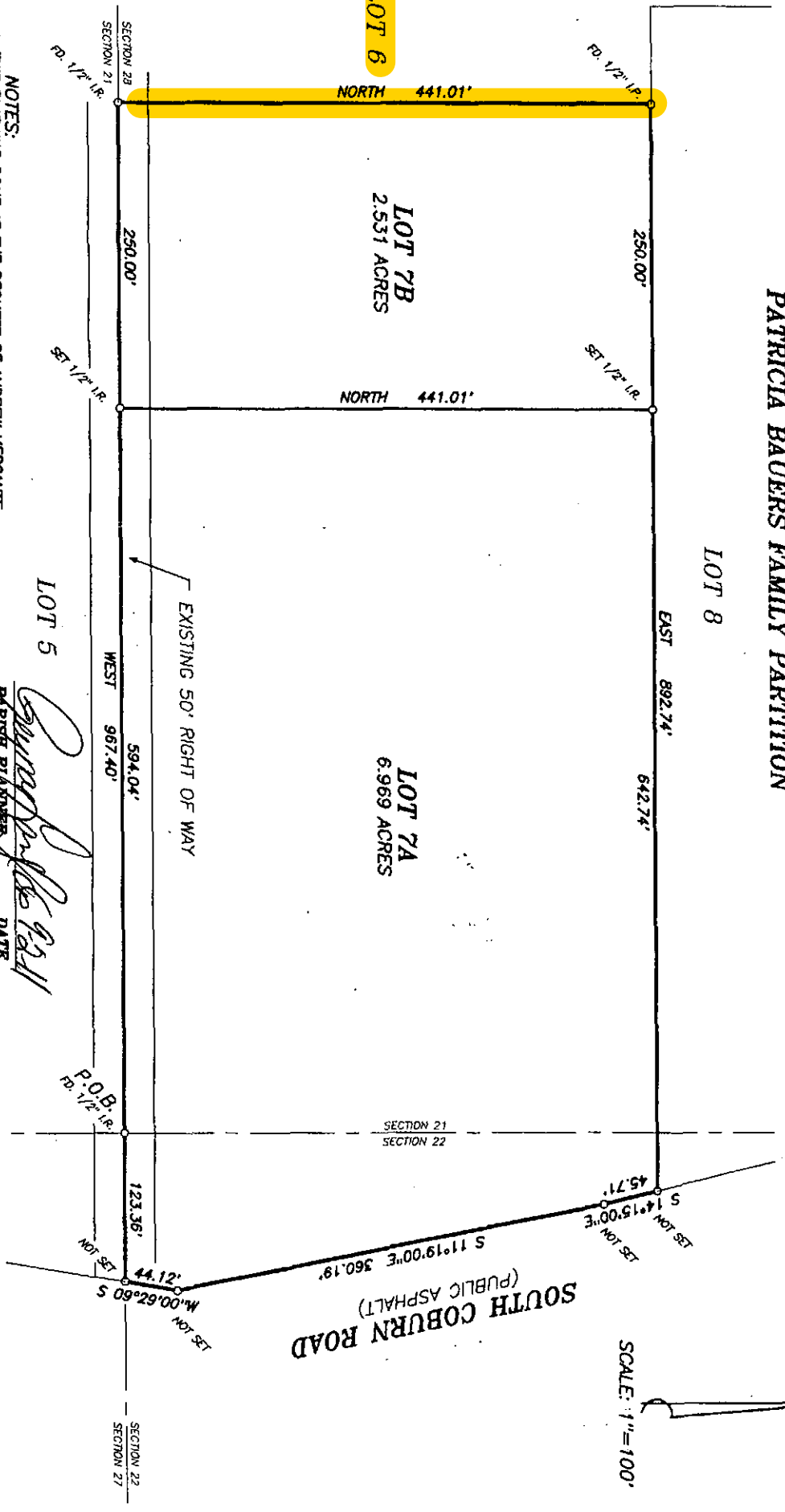
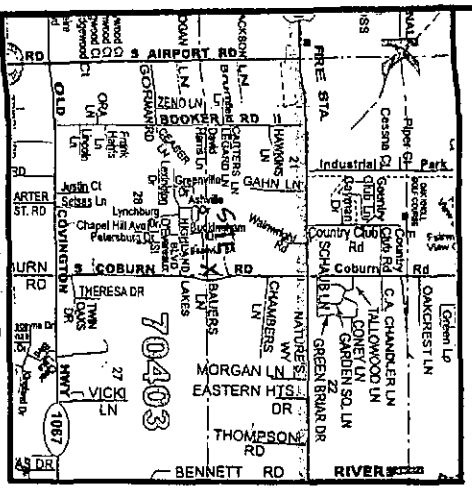
BEARINGS BY RECORD BEARING

I CERTIFY THAT THIS PLAT REPRESENTS AN ACTUAL GROUND SURVEY MADE UNDER MY DIRECTION AND SUPERVISION, AND CONFORMS WITH THE REQUIREMENTS FOR THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS AS FOUND IN ADMINISTRATIVE CODE TITLE 46:LVII CHAPTER 25 FOR A CLASS 'D' SURVEY

*George D. Sullivan*  
10/26/2006

**PLAT OF SURVEY AND DIVISION OF A 9.500 ACRE TRACT LOCATED IN SECTIONS 21, 22, 27 & 28, T6S-R8E, TANGIPAHOA PARISH, LOUISIANA**

PATRICIA BAUERS FAMILY PARTITION



**LEGAL DESCRIPTION**

A certain tract or parcel of land located in Sections 21, 22, 27 & 28, T6S-R8E, Tangipahoa Parish, Louisiana, being more fully described as follows:  
 Commencing at a corner common to Sections 21, 22, 27 & 28, T6S-R8E, said point being the POINT OF BEGINNING;  
 THENCE West for a distance of 844.04 feet to a point and corner;  
 THENCE North for a distance of 441.01 feet to a point and corner;  
 THENCE East for a distance of 892.74 feet to a point and corner of South Coburn Road;  
 THENCE South 14 degrees 15 minutes 00 seconds East for a distance of 45.71 feet along South Coburn Road to a point and corner;  
 THENCE South 11 degrees 18 minutes 00 seconds East for a distance of 360.19 feet along South Coburn Road to a point and corner;  
 THENCE South 08 degrees 29 minutes 00 seconds West for a distance of 44.12 feet along South Coburn Road to a point and corner;  
 THENCE West for a distance of 123.36 feet to the POINT OF BEGINNING;  
 Together with and subject to covenants, easements, and restrictions of record.  
 Said property contains 9.500 acres more or less.

**ROY EDWARDS LAND SURVEYING, INC.**

POST OFFICE BOX 632  
 SPRINGFIELD, LOUISIANA 70462  
 PHONE: (225) 294-4556

- NOTES:**
1. THIS PLAT WAS DONE AT THE REQUEST OF ANDREW MERCANTE.
  2. THIS PERIMETER SURVEY SHALL NOT CONSTITUTE A LEGAL OPINION OF TITLE AND WAS BASED SOLELY UPON THE INFORMATION PROVIDED TO THE SURVEYOR.
  3. THIS PLAT IS IN ACCORDANCE WITH THE APPLICABLE STANDARDS OF A CLASS "C" SURVEY.
- REFERENCES:**
1. PLAT OF SURVEY OF 85.36 ACRES LOCATED IN SECTIONS 21, 22, 27 & 28, T6S-R8E, BY CLIFFORD G. WEBB, P.L.S., DATED 2/20/1975
- BASE BEARING:**  
 EAST FROM REFERENCE #1
- P.O.B.:**  
 LOCATED AT A CORNER COMMON TO SECTIONS 21, 22, 27 & 28, T6S-R8E
- FLOOD CERTIFICATION:**  
 ACCORDING TO FEMA FIRM PANEL 2210500345 F, EFFECTIVE DATE 7/22/2010, THIS PROPERTY LIES IN ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN).

PARISH ENGINEER  
*Andrew Mercante*  
 DATE 9/21/11

THE RIGHT OF WAY SHOWN HEREON DOES NOT MEET PARISH SPECIFICATIONS FOR ROAD CONSTRUCTION AND WILL NOT BE MAINTAINED BY THE PARISH MAINTENANCE SYSTEM. THIS PLAT REPRESENTS A FAMILY PARTITION AND MAY NOT CONFORM TO PARISH SUBDIVISION REGULATIONS. NO PART OF THIS PARTITION MAY BE SOLD FOR 2 YEARS AFTER THE APPROVAL DATE.

**G. L. LESSARD, SR.**  
 PROFESSIONAL LAND SURVEYOR  
 REGISTRATION NO. 4823  
 DATE: JULY 26, 2011  
 DRAWN BY: BRETT MARTIN



CASH DEED

UNITED STATES OF AMERICA

BY: STEPHEN O. FALLER

STATE OF LOUISIANA

TO: ROBERT A. MAURIN, III

PARISH OF TANGIPAHOA

BE IT KNOWN, that on this 1ST day of MAY, in the year of Our Lord, two thousand:

BEFORE ME, MARY E. LAVIGNE, a Notary Public duly commissioned and qualified, in and for the Parish of Tangipahoa, State of Louisiana, therein residing, and in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

STEPHEN O. FALLER SSN [REDACTED] a major and resident of Tangipahoa Parish, single, never having been married, whose mailing address is P. O. Box 234, Meraux, Louisiana 70075.

hereinafter sometimes referred to as "Vendor", who declared that Vendor does by these presents, bargain, sell, convey, assign, grant, transfer, set over and deliver, with all legal warranties and full substitution and subrogation to all rights and actions of warranty against all former owners and vendors unto:

JAMESTOWN, INC., TIN [REDACTED] a Louisiana corporation domiciled in Tangipahoa Parish, represented by Robert A. Maurin, III, its duly authorized President, whose current mailing address is 19354 Highway 190, Hammond, LA 70401.

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

A certain tract or parcel of land situated in Section 21, T6S, R7E, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point 46 feet north of the Northwest Corner of the Southwest Quarter of the Southeast Quarter of Section 21, T6S, R7E; thence measure 330 feet East to a point on a Gravel Road (Gahn Lane); thence North 132 feet along Gahn Lane; thence West 330 feet; thence South 132 feet back to the Point of Beginning, all in accordance with a survey by A. J. Zabbia & Associates, Inc., dated July 23, 1980.

*Mary E. Lavigne*  
DY. CLERK OF COURT

To have and to hold the above described property unto said Purchaser, purchaser's heirs, successors and assigns in full ownership forever.

The consideration for this sale and conveyance is the price and sum of EIGHTY THOUSAND AND NO/100 (\$ 80,000.00) DOLLARS, which said purchaser has paid cash in hand in current money to said vendor, who acknowledges the receipt thereof and grants full acquittance and discharge therefor.

ORIGINAL

SCANNED

CONVEYANCE  
BOOK PAGE  
196 301

Instr# 561968  
Filed Tangipahoa Parish  
Date: 05/02/00 Time: 10:12 AM  
Conv Book \_\_\_\_\_ Folio \_\_\_\_\_  
Mtg Book \_\_\_\_\_ Folio \_\_\_\_\_

All parties hereto declare themselves to be of full capacity to contract and to enter into this act of sale.

The vendor stipulates that the aforesaid property has not heretofore been sold or alienated by vendor and is free of all mortgages and encumbrances.

Taxes and charges for three years preceding the execution and passage of this act are paid, and the parties agree that the taxes for the current year are to be pro-rated.

The parties hereto waive any conveyance, mortgage and any other certificate required by law and relieve and release me, Notary, from any and all responsibility in connection therewith. No title examination or opinion has been requested of me, Notary, and none has been furnished.

THUS DONE AND PASSED on the day, month and year herein first above written in the presence of the undersigned competent witnesses, who hereunto sign their names with said appearers and me, Notary, after reading of the whole.

WITNESSES:

Ben Bickford

Stephen O. Fallier  
STEPHEN O. FALLIER

Melissa Hennay

Mary E. Lavigne  
MARY E. LAVIGNE, NOTARY PUBLIC

CONVEYANCE  
BOOK 896 PAGE 302

CASH DEED

UNITED STATES OF AMERICA

BY: RITA CHRISS GAHN, ET AL

STATE OF LOUISIANA

TO: JAMESTOWN, INC.

PARISH OF TANGIPAHOA

BE IT KNOWN, that on this 28TH day of FEBRUARY, in the year of Our Lord, two thousand.

BEFORE ME, MARY E. LAVIGNE, a Notary Public duly commissioned and qualified, in and for the Parish of Tangipahoa, State of Louisiana, therein residing, and in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

*Mary E. Lavigne*  
DY. CLERK OF COURT

RITA CHRISS GAHN SSN [REDACTED], a major and resident of Tangipahoa Parish, married but once and then to James W. Gahn, deceased, whose current mailing address is

KAREN GAHN GRIFFIN SSN [REDACTED] a major and resident of Tangipahoa Parish, married but once and then to Harold Griffin, with whom she is presently living and residing, whose current mailing address is Amite, Louisiana, herein conveying separate and paraphernal property.

CATHERINE GAHN GLASS SSN [REDACTED], a major and resident of Austin, Texas, whose current mailing address is 603 Treys Way, Austin, Texas 78745, herein conveying separate and paraphernal property.

JUDITH WHITE PERRONE SSN [REDACTED], a major and resident of Pasadena, Texas, married but once and then to Pat Perrone, with whom she is presently living and residing, whose current mailing address is 5119 Barton Creek, Pasadena, Texas 77505, herein conveying separate and paraphernal property.

KATHERINE SUE WHITE FALLER SSN [REDACTED], a major and resident of Harriman, Tennessee, married but once and then to Jim Faller, with whom she is presently living and residing, whose current mailing address is 351 Bowman Bend, Harriman, Tennessee 37748.

MARK W. WHITE SSN [REDACTED] a major and resident of Ascension Parish, whose current mailing address is 41154 Halie Drive, Prairieville, LA 70769, herein conveying separate and paraphernal property.

Vendors Karen Gahn Griffin, Catherine Gahn Glass, Judith White Perrone, Katherine Sue White Faller and Mark W. White, are represented herein by their agent and attorney-in-fact, Rita Chriss Gahn, duly authorized by Powers of Attorney attached hereto and made a part hereof.

hereinafter sometimes referred to as "Vendor", who declared that Vendor does by these presents, bargain, sell, convey, assign, grant, transfer, set over and deliver, with all legal warranties and full substitution and subrogation to all rights and actions of warranty against all former owners and vendors unto:

JAMESTOWN, INC. TIN [REDACTED] a Louisiana corporation domiciled in Tangipahoa Parish, represented herein by its duly authorized officer, Robert A. Maruin, III, President, said corporation having a permanent mailing address of 19354 Highway 190, Hammond, LA 70401.

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

SCANNED

CONVEYANCE  
BOOK 892 PAGE 734

Instr# 558241  
Filed Tangipahoa Parish  
Date: 03/01/00 Time: 2:22 PM  
Conv Book \_\_\_\_\_ Folio \_\_\_\_\_  
Mtg Book \_\_\_\_\_ Folio \_\_\_\_\_

ORIGINAL

SEE EXHIBIT "A" ATTACHED HERETO

To have and to hold the above described property unto said Purchaser, purchaser's heirs, successors and assigns in full ownership forever.

The consideration for this sale and conveyance is the price and sum of THREE HUNDRED SIXTY FIVE THOUSAND AND NO/100 (\$365,000.00) DOLLARS, which said purchaser has paid cash in hand in current money to said vendor, who acknowledges the receipt thereof and grants full acquittance and discharge therefor.

All parties hereto declare themselves to be of full capacity to contract and to enter into this act of sale.

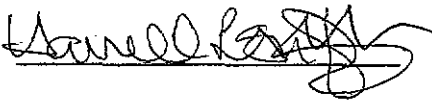
The vendor stipulates that the aforesaid property has not heretofore been sold or alienated by vendor and is free of all mortgages and encumbrances.


Taxes and charges for three years preceding the execution and passage of this act are paid, and the parties agree that the taxes for the current year are to be pro-rated.

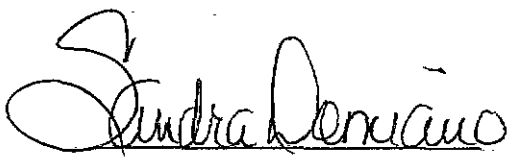
The parties hereto waive any conveyance, mortgage and any other certificate required by law and relieve and release me, Notary, from any and all responsibility in connection therewith. No title examination or opinion has been requested of me, Notary, and none has been furnished.

THUS DONE AND PASSED on the day, month and year herein first above written in the presence of the undersigned competent witnesses, who hereunto sign their names with said appearers and me, Notary, after reading of the whole.

WITNESSES:

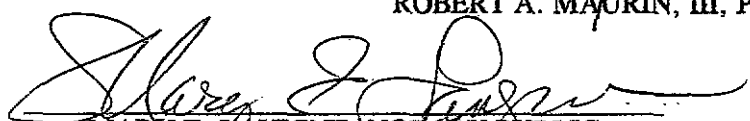


  
RITA CHRISS GAHN, individually and as agent  
And attorney in fact for KAREN GAHN GRIFFIN,  
CATHERINE GAHN GLASS, JUDITH WHITE  
PERRONE, KATHERINE SUE WHITE FALLER,  
And MARK W. WHITE.



JAMESTOWN, INC.

BY:   
ROBERT A. MAURIN, III, President

  
MARY E. LAVIGNE, NOTARY PUBLIC

CONVEYANCE  
BOOK      PAGE  
892      735

**POWER OF ATTORNEY TO SELL REAL ESTATE**

BY: JUDITH PERRONE

UNITED STATES OF AMERICA

TO: RITA CHRISS GAHN

STATE OF TEXAS

COUNTY OF

BE IT KNOWN, that on this 23 day of February, 2000.

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the County of Harris, State of Texas, and in the presence of the undersigned competent witnesses,

PERSONALLY CAME AND APPEARED: **JUDITH PERRONE**, a person of the full age of majority, who declares that he does by these presents name and appoint RITA CHRISS GAHN, a person of the full age of majority to act a her lawful agent and attorney in fact to execute for her in her behalf a deed, conveying to JAMESTOWN, INC., for the price and sum of \$365,000.00, the following described property, to-wit:

See Attached Exhibit "A"

Appearer further declares that said deed shall contain such terms and conditions, and shall be in such amount said agent deems to be in Appearer's best interest, to receive and receipt for the proceeds of such sale and to authorize the payment of any expenses of closing.

All of the actions of said agent are hereby ratified and confirmed as though executed by Appearer herein.

THUS DONE AND PASSED in my office in Deer Park, Texas, on this 23 day of February, 2000, before the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

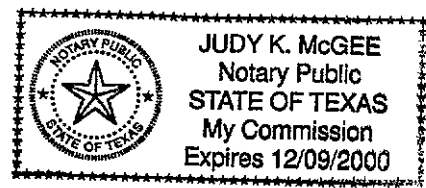
[Signature]

Judith Perrone  
JUDITH PERRONE

[Signature]

Judy K McGee  
NOTARY PUBLIC

My Commission Expires: 12/09/2000



**CONVEYANCE**  
BOOK 892 PAGE 736

POWER OF ATTORNEY TO SELL REAL ESTATE

BY: CATHERINE SUE FALLER

UNITED STATES OF AMERICA

TO: RITA CHRISS GAHN

STATE OF TENNESSEE

COUNTY OF

BE IT KNOWN, that on this 23<sup>rd</sup> day of February, 2000.

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the County of Koone, State of Tennessee, and in the presence of the undersigned competent witnesses,

PERSONALLY CAME AND APPEARED: CATHERINE SUE FALLER, a person of the full age of majority, who declares that he does by these presents name and appoint RITA CHRISS GAHN, a person of the full age of majority to act a her lawful agent and attorney in fact to execute for her in her behalf a deed, conveying to JAMESTOWN, INC., for the price and sum of \$365,000.00, the following described property, to-wit:

See Attached Exhibit "A"

Appearer further declares that said deed shall contain such terms and conditions, and shall be in such amount said agent deems to be in Appearer's best interest, to receive and receipt for the proceeds of such sale and to authorize the payment of any expenses of closing.

All of the actions of said agent are hereby ratified and confirmed as though executed by Appearer herein.

THUS DONE AND PASSED in my office in Kington, Tennessee, on this 23<sup>rd</sup> day of February, 2000, before the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

Marcelle Hamlett

Catherine Sue Faller  
CATHERINE SUE FALLER

[Signature]

Caroline M. Shoopman  
NOTARY PUBLIC

My Commission Expires: Oct. 1, 2003

CONVEYANCE  
BOOK      PAGE  
892      737

**POWER OF ATTORNEY TO SELL REAL ESTATE**

BY: MARK WHITE

UNITED STATES OF AMERICA

TO: RITA CHRISS GAHN

STATE OF LOUISIANA

PARISH OF

BE IT KNOWN, that on this 23rd day of February, 2000.

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the Parish of Ascension, State of Louisiana, and in the presence of the undersigned competent witnesses,

PERSONALLY CAME AND APPEARED: **MARK WHITE**, a person of the full age of majority, who declares that he does by these presents name and appoint RITA CHRISS GAHN, a person of the full age of majority to act a her lawful agent and attorney in fact to execute for him in his behalf a deed, conveying to JAMESTOWN, INC., for the price and sum of \$365,000.00, the following described property, to-wit:

See Attached Exhibit "A"

Appearer further declares that said deed shall contain such terms and conditions, and shall be in such amount said agent deems to be in Appearer's best interest, to receive and receipt for the proceeds of such sale and to authorize the payment of any expenses of closing.

All of the actions of said agent are hereby ratified and confirmed as though executed by Appearer herein.

THUS DONE AND PASSED in my office in Prairieville, Louisiana, on this 23rd day of February, 2000, before the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

Melanie Joffe

Mark White  
MARK WHITE

Steph Delaune

Deborah G. Delaune  
NOTARY PUBLIC

My Commission Expires: lifetime

**CONVEYANCE**  
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**POWER OF ATTORNEY TO SELL REAL ESTATE**

BY: CATHERINE GAHN GLASS

UNITED STATES OF AMERICA

TO: RITA CHRISS GAHN

STATE OF LOUISIANA

PARISH OF TANGIPAHOA

BE IT KNOWN, that on this 25th day of February, 2000.

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the Parish of Tangipahoa, State of Louisiana, and in the presence of the undersigned competent witnesses,

PERSONALLY CAME AND APPEARED: CATHERINE GAHN GLASS, a person of the full age of majority, who declares that she does by these presents name and appoint RITA CHRISS GAHN, a person of the full age of majority to act a her lawful agent and attorney in fact to execute for her in her behalf a deed, conveying to JAMESTOWN, INC., for the price and sum of \$365,000.00, the following described property, to-wit:

See Attached Exhibit "A"

Appearer further declares that said deed shall contain such terms and conditions, and shall be in such amount said agent deems to be in Appearer's best interest, to receive and receipt for the proceeds of such sale and to authorize the payment of any expenses of closing.

All of the actions of said agent are hereby ratified and confirmed as though executed by Appearer herein.

THUS DONE AND PASSED in my office in Hammond, Louisiana, on this 23rd day of February, 2000, before the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

Melissa Graziano  
Beverly W. Robertson

Catherine Gahn Glass  
CATHERINE GAHN GLASS

Mary E. Lavigne  
MARY E. LAVIGNE, NOTARY PUBLIC

**CONVEYANCE**  
**BOOK** **PAGE**  
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**POWER OF ATTORNEY TO SELL REAL ESTATE**

BY: KAREN GAHN GRIFFIN

UNITED STATES OF AMERICA

TO: RITA CHRISS GAHN

STATE OF LOUISIANA

PARISH OF

BE IT KNOWN, that on this 25th day of February, 2000.

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the Parish of Tangipahoa, State of Louisiana, and in the presence of the undersigned competent witnesses,

PERSONALLY CAME AND APPEARED: **KAREN GAHN GRIFFIN**, a person of the full age of majority, who declares that she does by these presents name and appoint **RITA CHRISS GAHN**, a person of the full age of majority to act a her lawful agent and attorney in fact to execute for her in her behalf a deed, conveying to **JAMESTOWN, INC.**, for the price and sum of \$365,000.00, the following described property, to-wit:

See Attached Exhibit "A"

Appearer further declares that said deed shall contain such terms and conditions, and shall be in such amount said agent deems to be in Appearer's best interest, to receive and receipt for the proceeds of such sale and to authorize the payment of any expenses of closing.

All of the actions of said agent are hereby ratified and confirmed as though executed by Appearer herein.

THUS DONE AND PASSED in my office in Hammond, Louisiana, on this 23rd day of February, 2000, before the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

Melissa Graziano

Karen Gahn Griffin  
KAREN GAHN GRIFFIN

Beverly W. Robertson

Mary E. Lavigne  
MARY E. LAVIGNE, NOTARY PUBLIC

CONVEYANCE  
BOOK 892 PAGE 740

**EXHIBIT "A"**

All of the property situated in Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana, belonging to Rita Chriss Gahn and the Estate of James William Gahn, as described in the Judgment of Possession recorded at COB 699, page 220, Tangipahoa Parish, Louisiana, a portion of which said property was acquired by James William Gahn and Rita Chriss Gahn by Judgment of Possession in the Succession of Estha G. Rome, recorded at COB 730, page 216, Tangipahoa Parish, Louisiana, less and except the sale to the City of Hammond recorded at COB 739, page 479, 486 and 492, Tangipahoa Parish, Louisiana. Said property is more particularly described by survey of Robert G. Barrilleaux and Associates, Inc., Reg. Land Surveyors, dated February, 2000, as follows:

Commencing at a point which is 1332.80 feet South 89 deg. 41 min. 25 sec. West of the Southeast Corner of Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, La., thence South 89 deg. 41 min. 25 sec. West 1325.27 feet;  
thence North 568.82 feet;  
thence North 16 deg. 54 min. 21 sec. West 458.95 feet;  
thence North 15 deg. 49 min. 17 sec. West 303.90 feet;  
thence North 15 deg. 55 min. 59 sec. West 204.32 feet;  
thence North 16 deg. 00 min. 11 sec. West 192.31 feet;  
thence North 18 deg. 26 min. 56 sec. West 239.18 feet;  
thence North 08 deg. 22 min. 09 sec. West 61.28 feet;  
thence South 83 deg. 58 min. 13 sec. East 412.31 feet;  
thence South 06 deg. 32 min. 58 sec. East 54.10 feet;  
thence North 84 deg. 53 min. 50 sec. West 62.75 feet;  
thence South 49 deg. 09 min. 40 sec. East 204.28 feet;  
thence North 44 deg. 02 min. 24 sec. East 431.63 feet;  
thence South 00 deg. 28 min. 48 sec. East 120.43 feet;  
thence South 83 deg. 58 min. 13 sec. East 249.07 feet;  
thence South 00 deg. 14 min. 14 sec. East 404.83 feet;  
thence South 89 deg. 10 min. 44 sec. East 93.15 feet;  
thence North 196.00 feet;  
thence East 123.00 feet;  
thence North 00 deg. 11 min. 36 sec. West 187.23 feet;  
thence South 83 deg. 58 min. 13 sec. East 461.18 feet;  
thence South 00 deg. 04 min. 36 sec. East 1829.25 feet;  
to the POINT OF BEGINNING of the tract herein described.

Together with all right, title and interest in and to any portion of the above described property which vendors or their predecessor in title own by virtue of possession in excess of thirty years.

**LESS AND EXCEPT:**

A certain tract or parcel of land situated in Section 21, T6S, R8E, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point 46 feet north of the Northwest corner of the Southwest Quarter of the Southeast Quarter of Section 21, T6S, R8E; thence proceed North 132.00 feet; thence East 330 feet to the West line of Gahn Road; thence South 132 feet; thence West 330 feet back to the Point of Beginning, all as more fully shown on a survey by John W. Lay, Jr., Reg. Land Surveyor, dated July 23, 1980.

**CONVEYANCE**  
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ORIGINAL

22nd JUDICIAL DISTRICT COURT FOR THE PARISH OF ST. TAMMANY

STATE OF LOUISIANA

NO. 2000-12580  
CONSOLIDATED WITH  
NO. 2000-12615

DIVISION C

RENEE MAURIN

VS.

*Alisa Colone*  
DY. CLERK OF COURT

ROBERT A. MAURIN, III

Filed: October 9, 2000

S/ NANCY B. SANDIDGE  
Deputy Clerk: \_\_\_\_\_  
DEPUTY CLERK

**CONSENT JUDGMENT PARTITIONING JOINTLY OWNED PROPERTY  
AND RESOLVING ALL PENDING ISSUES AS OF COMPROMISE**

WHEREAS, the parties to this action were married on April 2, 1977, and were divorced on February 6, 2001; and

WHEREAS, although the parties are separate in property by virtue of a separate property contract signed by them on March 25, 1977 and filed of record in Tangipahoa Parish on April 22, 1977, which separate property contract they hereby expressly and knowingly ratify, they did acquire certain property jointly during their marriage and intend, by this Consent Judgment, to partition and divide such property and to resolve all other issues remaining between them in these consolidated cases; and

WHEREAS, because all the terms of the parties' agreement to divide the jointly owned property and to resolve all other issues are contained herein, by their signatures below and that of their respective counsel, they jointly request that the Court adopt their agreement as its judgment, partitioning and dividing all jointly owned property previously acquired by them during their marriage and resolving all other issues pending in this consolidated case:

ACCORDINGLY AND THEREFORE, based upon the agreements of the parties, as indicated by their signatures and that of their respective counsel below pursuant to Civil Code article 3971 *et seq.*, and after considering the facts, the evidence, and the law,

**SCANNED**

CONVEYANCE  
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Instr# 60272  
Filed Tangipahoa Parish  
Date: 10/16/00 Time: 12:55 AM  
Conv Book \_\_\_\_\_ Folio \_\_\_\_\_  
Book: 948 Page: 769 File Number: 620272 Seq: 1

FILED  
2000 OCT 9 P 2:08  
ST. TAMMANY PARISH, LA.

*RAM*

**MAURIN VS. MAURIN  
22<sup>ND</sup> JDC #2000-12580 C/W 2000-12615  
CONSENT JUDGMENT PARTITIONING  
JOINTLY OWNED PROPERTY AND  
RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE**

**IT IS ORDERED, ADJUDGED, AND DECREED** that Robert A. Maurin, III (hereinafter "Mr. Maurin") will pay to Renee Maurin (hereinafter "Ms. Maurin") the sum of **Two Hundred Thousand Dollars (\$200,000.00)** within sixty (60) days from the execution of this Judgment. This payment to Ms. Maurin is for, *inter alia*, her interest in all jointly owned properties acquired by the parties during their marriage and in consideration for this compromise. Renee Maurin transfers all her right, title, and interest in and to the following properties to Robert A. Maurin, III, and each property described below henceforth shall be the sole and exclusive property of Mr. Maurin, free and clear of any claim of right, title or interest in Ms. Maurin:

- 1) Renee Maurin transfers all of her right, title, and interest in and to the former matrimonial domicile of the parties, 19354 Highway 190 East, Hammond, Louisiana, titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:

A certain piece or parcel of land, together with all buildings and improvements situated thereon, located in Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point West 679 feet and South 40 feet from the Northeast corner of the Northwest Quarter of the Southeast Quarter of Section 21, T6S, R8E, which point lies on the South right of way of U. S. Highway 190, proceed thence along said right of way East 217 feet; thence South 906 feet; thence West 123 feet; thence South 196 feet; thence West 94 feet; thence North 1102 feet back to the Point of Beginning all as shown on a survey by Gilbert Sullivan, Reg. Land Surveyor, dated March 17, 1992.

- 2) Renee Maurin transfers all of her right, title, and interest in and to the twenty (20) acres in Loranger, Louisiana, titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:



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**MAURIN VS. MAURIN**  
**22<sup>ND</sup> JDC #2000-12580 C/W 2000-12615**  
**CONSENT JUDGMENT PARTITIONING**  
**JOINTLY OWNED PROPERTY AND**  
**RESOLVING ALL PENDING ISSUES**  
**AS OF COMPROMISE**

An un-divided One-Half interest in and to the following described property:

A certain piece or parcel of land and all rights of way, servitudes and appurtenances thereunto belonging, comprising 39.85 acres, more or less, described as the Northeast Quarter of the Southwest Quarter of Section 19, Township 5 South, Range 9 East, Tangipahoa Parish, Louisiana, being more particularly described as follows, to-wit:

Begin at the Northeast corner of the Southwest Quarter of Section 19, T5S, R9E, which point is identified by an iron pipe; thence go South 0 deg. 8 min. East 1,316.2 feet to an iron well point; thence go North 89 deg. 35 min. West 1,319 feet to an angle iron; thence North 1,319 feet to an iron; thence go South 89 deg. 28 min. East 1,316.2 feet to Point of Beginning, all as per plan of survey by Gilbert Sullivan, Reg. Land Surveyor, dated January 28, 1979.

LESS AND EXCEPT THE FOLLOWING:

A certain piece or parcel of land and all rights of way, servitudes and appurtenances thereunto belonging, situated in Section 19, T5S, R9E, Tangipahoa Parish, Louisiana, and being described as the North 20 acres of the above described property sold to Lydia Didier at COB 725, page 458, Tangipahoa Parish, Louisiana, subject to a twenty-five (25') foot right of way along the West boundary for ingress and egress, more particularly described by survey attached to said deed, as follows:

Commencing at a point which is the Northeast Corner of the Northeast Quarter of the Southwest Quarter of Section 19, T5S, R9E; thence proceed South 00 deg. 08 min. East 661.56 feet; thence North 89 deg. 28 min. West 1217.74 feet; thence North 661.65 feet; thence South 89 deg. 28 min. East 1316.2 feet back to the Point of Beginning, all as more fully shown on a survey by Gilbert Sullivan, Reg. Land Surveyor, dated October 15, 1991.

- 3) Renee Maurin transfers all of her right, title, and interest in and to the warehouse building and immovable property located at 1100 West Coleman Avenue, Hammond, Louisiana, titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:

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**MAURIN VS. MAURIN**  
**22<sup>ND</sup> JDC #2000-12580 C/W 2000-12615**  
**CONSENT JUDGMENT PARTITIONING**  
**JOINTLY OWNED PROPERTY AND**  
**RESOLVING ALL PENDING ISSUES**  
**AS OF COMPROMISE**

A certain tract or parcel of land situated in Section 26, T6S, R7E, and Square 106 of the Mooney Addition to the City of Hammond, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point South 75 deg. 30 min. West 30 feet from the Southeast Corner of Square 106 of the Mooney Addition to the City of Hammond, La. Proceed thence North 14 deg. 30 min. West 317 feet; thence South 7 deg. 19 min. West 134.62 feet; thence South 34 deg. 23 min. West 292 feet; thence North 75 deg. 30 min. East 270 feet to the Point of Beginning, all as more fully shown on a survey by Gilbert Sullivan, Reg. Land Surveyor, dated June 19, 1985.

- 4) Renee Maurin transfers all of her right, title, and interest in and to the 2.188 acres on Gahn Lane, Hammond, Louisiana, adjoining the matrimonial domicile and titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:

A certain tract or parcel of land lying in Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point which is 2765.015 feet North 46 deg. 39 min. 55 sec. West of the Southeast Corner of Section 21, Township 6 South, Range 8 East; thence North 00 deg. 14 min. 56 sec. West 387.45 feet; thence North 85 deg. 12 min. 43 sec. West 247.38 feet; thence South 00 deg. 14 min. 56 sec. East 386.16 feet; thence South 84 deg. 54 min. 56 sec. East 247.5 feet to the Point of Beginning, all as more fully shown on a survey by Robert G. Barrilleaux & Associates, Inc.

- 5) Renee Maurin transfers all of her right, title, and interest in and to the 8.83 acres on Highway 190 East, Hammond, Louisiana, adjoining the matrimonial domicile, titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:

A certain tract of land commencing at the Northeast corner of the Northwest Quarter of the Southeast Quarter of Section 21, Township 6 South, Range 8 East, in the Parish of Tangipahoa, State of Louisiana, measure South 946 feet;

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RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE**

thence West 462 feet; thence North 946 feet; thence East 462 feet to the place of beginning; less and except therefrom that portion sold amounting to 1.7 acres leaving a tract of land comprising 8.3 acres.

A strip of land 50 feet wide by 464 feet long, more or less, located in the Northwest Quarter of the Southeast Quarter of Section 21, Township 6 South, Range 8 East, Parish of Tangipahoa, State of Louisiana, containing 0.53 acres, more or less.

Being the same property acquired by Seller by Act of Donation from Mary Robertson Prince, dated August 31, 1992, recorded at COB 748, page 811, Tangipahoa Parish, Louisiana.

Said property is further described by Current Survey as follows:

A certain tract or parcel of land situated in Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana, more particularly described as follows:

Commencing at a point which is North 34 deg. 45 min. 50 sec. West 3151.84 feet from the Southeast corner of Section 21, T6S, R8E; proceed thence South 00 deg. 14 min. 56 sec. East 766.26 feet; thence South 88 deg. 51 min. 12 sec. East 464.89 feet; thence North 00 deg. 14 min. 56 sec. West 819.62 feet to a point on the South right of way of U. S. Highway 190; thence along said right of way South 89 deg. 33 min. 22 sec. West 462.00 feet to the Point of Beginning, all as more fully shown on a survey by Robert G. Barrilleaux & Associates, Inc., Reg. Land Surveyors, dated January 25, 2000, a copy of which is attached hereto and made a part hereof.

- 6) Renee Maurin transfers all of her right, title, and interest in and to Lot 19 consisting of twenty (20) acres in Big Sky, Montana, titled in the parties' names jointly, to Robert A. Maurin, III. The property is more particularly described as follows:

A certain piece or parcel of land together with all improvements thereon being the East Half of the Northwest Quarter of the Southeast Quarter of Section 30, Township 7 South, Range 4 East, Gallatin County, Montana.

**TO HAVE AND TO HOLD TO ROBERT A. MAURIN, III, HIS HEIRS AND ASSIGNS, FOREVER.**

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**MAURIN VS. MAURIN  
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JOINTLY OWNED PROPERTY AND  
RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE**

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that in consideration of Ms. Maurin's transfer to Mr. Maurin of all the properties described above, Mr. Maurin will assume and fully discharge any and all liabilities related to each property described to the complete discharge and acquittance of Ms. Maurin. In consideration of the mutual rights and premises contained herein, Mr. Maurin waives any and all reimbursement claims which he may have concerning the foregoing properties, and the parties acknowledge that such claims are substantial.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that Mr. Maurin transfers to Ms. Maurin all of his right, title and interest in items jointly acquired during the marriage and presently in Ms. Maurin's possession, consisting of the following:

- 1) All household furnishings.
- 2) All art work.
- 3) All clothing and personal effects, including Judith Leber handbags.
- 4) All jewelry in her possession.
- 5) Any other household item in her possession.
- 6) Any and all other movable property in her possession.

The parties otherwise knowingly waive a more particular itemization. Henceforth Ms. Maurin shall own all such items free and clear of any claim or right by Mr. Maurin.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that Ms. Maurin transfers and quit claims to Mr. Maurin all of her right, title and interest, if any, in items and assets acquired during the marriage and presently in Mr. Maurin's possession, consisting of the following:

- 1) All furniture and household furnishings in his possession.
- 2) All personal effects, clothing, and other household items in his possession.





**MAURIN VS. MAURIN  
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RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE**

- 3) Interests in all business entities, corporations, limited liability corporations and partnerships, if any.
- 4) Any and all other movable property in his possession.

The parties otherwise knowingly waive a more particular itemization and acknowledge that the foregoing property is and always has been Mr. Maurin's separate property. Henceforth Mr. Maurin shall own all such items free and clear of any claim by Ms. Maurin.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that notwithstanding the division of personal property and furnishings described above, the parties will divide amicably all photographs in the matrimonial domicile. In the event that each party wishes to have any of the same photographs, those photographs will be duplicated so that each will have copies of all photographs that he or she chooses. All costs of duplication will be shared by the parties equally.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that Mr. Maurin transfers all of his right, title and interest in the 1993 Lincoln Town Car automobile, V.I.N No. 1LNLM82W7PY626721, that is in Ms. Maurin's possession and used by her. Ms. Maurin will assume all liability of any kind relating to the maintenance and operation of that vehicle and will indemnify and hold Mr. Maurin harmless from and against any liability or costs.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that having ratified the separate property contract signed by both of them on March 25, 1977, the parties expressly acknowledge that they were separate in property during the marriage and that each has separate property at this time. Without limitation, all stocks, bonds, bank accounts, brokerage accounts, corporate interests, partnership holdings, business endeavors, immovable property titled in one party's name individually or held for the benefit of him or her, all vehicles titled in the name of one party individually,

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**MAURIN VS. MAURIN  
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and all assets of any other kind and description titled in the name of each party shall remain his or her separate property. Mr. Maurin shall deliver the certificates evidencing Ms. Maurin's ownership of her separate stocks to her contemporaneously with the execution of this Consent Judgment.

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that with the execution of this agreement, Mr. Maurin will pay Ms. Maurin **Twenty-Five Thousand Dollars (\$25,000.00)** in cash, representing one/half of the proceeds from the sale of jointly owned property previously conveyed by the parties. The balance of the proceeds are Mr. Maurin's separate property.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that neither party shall have any further reimbursement claim of any kind against the other party. Each party waives completely any claim of reimbursement from the other for all payments made by him or her on joint obligations or expenses during the parties' marriage and/or since the parties' separation. All reimbursement claims of whatever nature or type be and the same are hereby waived, as of compromise.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that each party shall be solely responsible for all debts and obligations titled or incurred in his or her name only and shall indemnify and hold the other party harmless from and against any such obligation.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that each party hereby dismisses with prejudice any and all pending actions or claims filed or which could have been brought in this consolidated case. There are no outstanding claims of any nature or type existing between the parties, all of which be and the same are hereby dismissed with prejudice, as of compromise.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that each party shall be solely responsible for all legal fees, court costs, appraisal costs, and related expenses

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**MAURIN VS. MAURIN  
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JOINTLY OWNED PROPERTY AND  
RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE**

incurred by him or her in connection with this action and will indemnify and hold the other party harmless from and against his or her costs.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that each party believes that the terms contained in this Consent Judgment are fair and equitable to each of them and fairly calculated. Each party relinquishes and releases the other from any further accounting and from any other demands of any kind or nature against the other party relating to or derived from their marriage.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that if it is necessary to execute additional documentation to transfer or clear title to any of the assets described herein, to describe more particularly any such property, or to perform any other act to effectuate any of the terms of this Consent Judgment, each party will do so when called upon in writing and shall cooperate fully in doing so.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that each party has been represented by independent counsel throughout the litigation, negotiation, and settlement of the claims in this partition action and warrants by his or her signature below that he or she understands this judgment completely and that he or she freely and voluntarily agrees to all terms contained in this Consent Judgment, which will be enforced as written. The parties agree that they shall keep all the terms of this Consent Judgment confidential except to the extent, and only to the extent, necessary to enforce this Consent Judgment in any way.

**IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that the obligations undertaken herein by the parties are personal obligations of each party only, for the consideration herein received. Third parties may deal with each party free and clear of any expressed or implied resolutive condition or rights of rescission.

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MAURIN VS. MAURIN  
22<sup>ND</sup> JDC #2000-12580 C/W 2000-12615  
CONSENT JUDGMENT PARTITIONING  
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RESOLVING ALL PENDING ISSUES  
AS OF COMPROMISE

IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that this property division be and is hereby homologated by the Court as being fair and equitable, with the Court expressly so finding.

JUDGMENT READ AND RENDERED this 9 day of October, 2002, in Covington, Louisiana.

*S/RAYMOND S. CHILDRESS*

JUDGE

READ, UNDERSTOOD, AND AGREED TO ALL TERMS:

*Robert A. Maurin III*  
ROBERT A. MAURIN III

*Renee Maurin*  
RENEE MAURIN

APPROVED AS TO FORM AND CONTENT AND SUBMITTED:

*Robert C. Lowe*  
ROBERT C. LOWE (8904)  
ELLEN WIDEN KESSLER (15001)  
Lowe, Stein, Hoffman, Allweiss  
& Hauver, L.L.P.  
701 Poydras Street, Suite 3600  
New Orleans, Louisiana 70139-7735  
Telephone: (504) 581-2450  
Attorneys for Robert A. Maurin III

*Phil Wittman*  
PHIL WITTMAN (13625)  
CINDY H. WILLIAMS (01070)  
Stone, Pigman, Walther, Wittmann  
& Hutchinson, L.L.P.  
546 Carondelet Street  
New Orleans, Louisiana 780130  
Telephone: (504) 581-3200  
Attorneys for Renee Maurin

CONVEYANCE  
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*Nancy B. Sandel*  
A TRUE COPY  
NOTARIAL PUBLIC  
STATE OF LOUISIANA

*RBm*

**CASH DEED**

*Mary Lou K...  
DY. CLERK OF COURT*

STATE OF LOUISIANA  
PARISH OF TANGIPAHOA

**T. C. GARDNER WHITE**

TO

**ROBERT A. MAURIN, III AND  
RENEE ROBERTS MAURIN**

Instr# 556557  
Filed Tangipahoa Parish  
Date: 01/28/00 Time: 3:04 PM  
Corv Book \_\_\_ Folio \_\_\_  
Mtg Book \_\_\_ Folio \_\_\_

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the Parish and State herein stated, and in the presence of the witnesses hereinafter named and undersigned, personally came and appeared:

**T. C. GARDNER WHITE**, Social Security Number [REDACTED] person of full age and majority and domiciled in Tangipahoa Parish, having a mailing address of 19326 Highway 190, Hammond, Louisiana 70401;

who declared that, for and in consideration of the price of and sum of **FORTY THOUSAND AND NO/100 (\$40,000.00) DOLLARS**, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged and good acquittance and discharge given for the same, he does by these presents grant, bargain, sell, convey, assign, set over, and deliver unto:

**ROBERT A. MAURIN, III AND RENEE ROBERTS MAURIN**, husband and wife, married once and then to each other, persons of full age of majority and domiciled in Tangipahoa Parish, having a mailing address of 19354 Highway 190, Hammond, Louisiana 70401, whose Social Security Numbers are [REDACTED] and [REDACTED], respectively;

here present, accepting, and purchasing for themselves, their heirs, successors, and assigns, all and singular, the following described property, to-wit:

A certain tract of land which is 2765.015 feet North 46 degrees 39 minutes 55 seconds West of the Southeast corner of Section 21, Township 6 South, Range 8 East, Tangipahoa Parish, Louisiana; thence, North 00 degrees 14 minutes 56 seconds West 387.45 feet; thence, North 85 degrees 12 minutes, 43 seconds West 247.38 feet; thence, South 00 degrees 14 minutes 56 seconds East 386.16 feet; thence, South 84 degrees 54 minutes 56 seconds East 247.5 feet to the point of beginning of the tract herein described containing 2.188 acres in all.

TO HAVE AND TO HOLD the above described property and all appurtenances unto the said Purchasers, their heirs, successors and assigns, in full property forever, free from any lien, mortgage, privilege, or encumbrance whatsoever, with full and general warranty of title, and with full subrogation to all rights of warranty and other rights as held therein by said vendor.

All taxes on the above described property for three years preceding passage of this Act have been paid, and the parties agree that taxes for the current year are to be paid by purchaser.

THUS DONE, SIGNED, AND PASSED at my office in Hammond, Louisiana, on this 13<sup>th</sup> day of January, 2000, in the presence of the undersigned competent witnesses, who signed these presents with said Appearers and me, said Notary, after due reading of the whole.

WITNESSES:

*Summer Vaughn*  
*Renee Roberts Maurin*

*T. C. Gardner White*  
T. C. GARDNER WHITE

*Robert A. Maurin, III*  
ROBERT A. MAURIN, III

*Renee Roberts Maurin*  
RENEE ROBERTS MAURIN

**SCANNED**

**CONVEYANCE**

BOOK 891 PAGE 44

*[Signature]*  
NOTARY PUBLIC

ORIGINAL

# Tangipahoa Parish Recording Page

Gary T. Stanga  
Clerk of Court  
P. O. Box 667  
110 North Bay Street, Suite 100  
Amite, LA 70422  
(985) 748-4146

**Received From :**  
STELLAR TITLE LLC  
P O BOX 3063  
HAMMOND, LA 70404-3063

**First VENDOR**  
JAMESTOWN INC

**First VENDEE**  
HAMMOND CITY OF

**Index Type :** CONVEYANCES

**Instrument # :** 1043515

**Type of Document :** DEED

**Book :** 1530      **Page :** 315

**Recording Pages :** 6

## Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for Tangipahoa Parish, Louisiana.

  
Deputy Clerk

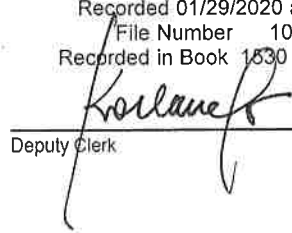
On (Recorded Date) : 01/29/2020

At (Recorded Time) : 4:19:39PM



Doc ID - 013624710006

CLERK OF COURT  
GARY T. STANGA  
Parish of Tangipahoa  
I certify that this is a true copy of the attached  
document that was filed for registry and  
Recorded 01/29/2020 at 4:19:39  
File Number 1043515  
Recorded in Book 1530 Page 315

  
Deputy Clerk

**Return To :**

# CASH DEED

BY: JAMESTOWN, INC.

STATE OF LOUISIANA

TO: CITY OF HAMMOND

PARISH OF TANGIPAHOA

---

BE IT KNOWN, that on the date set forth below, before me, the undersigned Notary Public, duly commissioned and qualified in and for the State of Louisiana, and in the presence of the undersigned witnesses, personally came and appeared:

**JAMESTOWN, INC.** (Tax I.D. No. xx-xxx4370), a Louisiana corporation, duly organized, validly existing and in good standing under the laws of the State of Louisiana, domiciled in Tangipahoa Parish, Louisiana, having a mailing address of P.O. Box 1457, Hammond, LA 70404, represented herein by Robert A. Maurin, III, President, duly authorized pursuant to the resolution attached hereto and made a part hereof ("Seller");

who declared that Seller does, by these presents, bargain, sell, convey, assign, grant, transfer, set over and deliver without warranty as to fitness or condition but with full and general warranty of title, and with full substitution and subrogation to all rights and actions of warranty against all former owners and vendors unto:

**CITY OF HAMMOND**, a political subdivision of the State of Louisiana, operating by authority of a Home Rule Charter form of government, having an address of 310 East Charles Street, Hammond, LA 70401, represented herein by Mayor Pete Panepinto pursuant to City of Hammond Ordinance No. 19-5599 C.S. dated December 23, 2019 ("Purchaser");

here present accepting and purchasing for itself and its successors and assigns, and acknowledging due delivery and possession thereof, all and singular, the following described property (the "Property"), to-wit:

That certain tract or parcel of land, together with all the buildings and improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being described as follows:

Commencing at the northeast corner of the Southeast Quarter of Section 21, T6S, R8E, proceed West 855.0 feet, South 00 degrees 45 minutes 00 seconds East 385.0 feet, North 00 degrees 45 minutes 00 seconds West 350.63 feet, South 88 degrees 48 minutes 30 seconds West 470.11 feet and South 89 degrees 00 minutes 07 seconds West 694.81 feet to the Point of Beginning; from said Point of Beginning, proceed South 00 degrees 44 minutes 14 seconds East 308.68 feet to a ½" rebar found; thence North 86 degrees 18 minutes 37 seconds West 247.93 feet to a point within Gahn Lane; thence North 00 degrees 48 minutes 38 seconds West 288.42 feet to a ½" rebar found; thence North 89 degrees 00 minutes 07 seconds East 247.56 feet back to the Point of Beginning; all in accordance with a "Map Showing Survey of a Lot Line Revision Consolidating Tracts Owned by Robert A. Maurin, III and a Tract Owned by Jamestown, Inc., Section 21, T6S, R8E, Tangipahoa Parish, Louisiana," by Mark T. Chemay, PLS, dated May 6, 2019, revised January 15, 2020, a copy of which is attached hereto and made a part hereof.

Municipal address: 19326 Highway 190 East, Hammond, LA 70401

Being the same property acquired by Jamestown, Inc., from Judith White Perrone, et al, by Cash Deed recorded on September 17, 2008, in COB 1158, page 73, as Instrument No. 790474 of the records of Tangipahoa Parish, Louisiana.

SELLER RESERVES A 70' PREDIAL SERVITUDE FOR INGRESS AND EGRESS AND UTILITIES SOUTH FROM U.S. HWY. 190 AND EAST OF THE WEST PROPERTY LINE OF THE PROPERTY ALONG THE ENTIRE LENGTH OF THE PROPERTY. SELLER SHALL HAVE THE RIGHT TO MAKE IMPROVEMENTS TO THE SERVITUDE PROPERTY.

SELLER HEREBY RESERVES AND EXCEPTS FROM THIS SALE ALL SUBSURFACE MINERALS, BUT HEREBY WAIVES ALL SURFACE RIGHTS.

SELLER SHALL HAVE UNTIL JUNE 30, 2020, TO VACATE THE PROPERTY. SELLER'S OCCUPANCY OF THE PROPERTY SHALL BE AT SELLER'S SOLE RISK. SELLER SHALL MAINTAIN LIABILITY INSURANCE ON THE PROPERTY DURING SELLER'S PERIOD OF OCCUPANCY WITH PURCHASER NAMED AS AN INSURED ON THE POLICY. PURCHASER SHALL NOT REMOVE ANY TREES OR STRUCTURES ON THE PROPERTY PRIOR TO JULY 1, 2020. FOR AS LONG AS SELLER OCCUPIES THE PROPERTY, SELLER SHALL HAVE THE RIGHT TO REMOVE ALL OR ANY OF THE IMPROVEMENTS ON THE PROPERTY, AT SELLER'S RISK.

This sale is made and accepted free and clear of all mortgages, liens and encumbrances, except: (i) liens for property taxes not yet due and payable; (ii) recorded public purpose, access, sewerage or utility servitudes or rights-of-way affecting the Property; (iii) restrictions of record affecting the Property; (iv) discrepancies, conflicts or shortages in area or boundary lines, encroachments, or overlapping of improvements; (v) building setback lines affecting the Property; (vi) building and zoning ordinances affecting the Property; (vii) riparian rights; and (viii) mineral leases, mineral servitudes and other mineral rights affecting the Property.

To have and to hold the Property unto Purchaser and Purchaser's successors and assigns in full ownership forever.

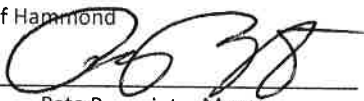
The consideration for this sale and conveyance is the price and sum of ONE HUNDRED SEVENTY THOUSAND AND NO/100 DOLLARS (\$170,000.00), which Purchaser has paid cash in hand in current money to Seller, who acknowledges the receipt thereof and grants full acquittance and discharge therefor.

All parties hereto declare themselves to be of full capacity to contract and to enter into this act of sale.

The Seller stipulates that the Property has not heretofore been sold or alienated by Seller.

Seller and Purchaser acknowledge and agree that the Property is being sold and purchased in "AS IS" condition; and further, Purchaser does hereby waive, relieve, and release the Seller 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 the sales price pursuant to Louisiana Civil Code Article 2541, *et seq.* Additionally, Purchaser acknowledges that this sale is made without warranty of fitness for ordinary or particular use pursuant to Louisiana Civil Code Article 2524.

By signing below, Purchaser expressly acknowledges all such waivers and Purchaser's exercise of Purchaser's right to waive warranty pursuant to Louisiana Civil Code Articles 2520 through 2548, inclusive, and further acknowledges that the foregoing waivers have been called to Purchaser's attention and explained to Purchaser and that they are a material and integral consideration for this act of sale.

City of Hammond  
By:   
Pete Panepinto, Mayor

Taxes and charges for three years preceding the execution and passage of this act are paid, and the parties agree that the taxes for the current year are to be paid by Purchaser.

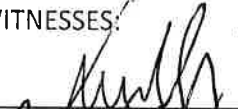
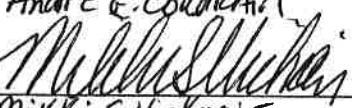
The parties hereto waive any conveyance, mortgage and any other certificate required by law and relieve and release me, Notary, from any and all responsibility in connection therewith.

(Signature page follows)

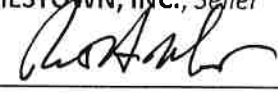


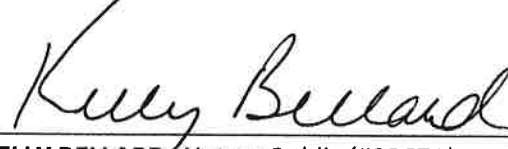
THUS DONE AND PASSED in Hammond, Louisiana, on the 29<sup>th</sup> day of January, 2020, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearer and me, Notary, after due reading of the whole.

WITNESSES:

  
Andre E. Courdeira  
  
Mikki S. Vicknair

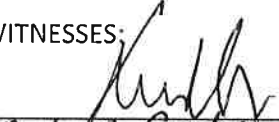
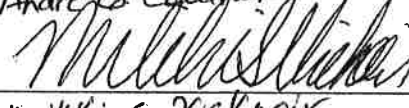
JAMESTOWN, INC., Seller

By:   
Robert A. Maurin, III, President

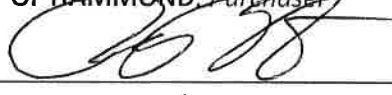
  
KELLY BELLARD, Notary Public (#83671)

THUS DONE AND PASSED in Hammond, Louisiana, on the 29<sup>th</sup> day of January, 2020, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearer and me, Notary, after due reading of the whole.

WITNESSES:

  
Andre E. Courdeira  
  
Mikki S. Vicknair

CITY OF HAMMOND, Purchaser

By:   
Pete Panepinto, Mayor

  
KELLY BELLARD, Notary Public (#83671)

**EXTRACT OF MINUTES**  
**OF MEETING OF THE BOARD OF DIRECTORS**  
**OF JAMESTOWN, INC.**

BE IT RESOLVED, that Robert A. Maurin, III, President of Jamestown, Inc. (the "Corporation"), be and he is hereby authorized, directed and empowered, for and on behalf of the Corporation, to sell to the City of Hammond for the price of \$170,000.00 on such other terms and conditions as said officer shall, in his sole discretion, deem advisable and proper, the following described property, to-wit:

That certain tract or parcel of land, together with all the buildings and improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being described as follows:

Commencing at the northeast corner of the Southeast Quarter of Section 21, T6S, R8E, proceed West 855.0 feet, South 00 degrees 45 minutes 00 seconds East 385.0 feet, North 00 degrees 45 minutes 00 seconds West 350.63 feet, South 88 degrees 48 minutes 30 seconds West 470.11 feet and South 89 degrees 00 minutes 07 seconds West 694.81 feet to the Point of Beginning; from said Point of Beginning, proceed South 00 degrees 44 minutes 14 seconds East 308.68 feet to a ½" rebar found; thence North 86 degrees 18 minutes 37 seconds West 247.93 feet to a point within Gahn Lane; thence North 00 degrees 48 minutes 38 seconds West 288.42 feet to a ½" rebar found; thence North 89 degrees 00 minutes 07 seconds East 247.56 feet back to the Point of Beginning; all in accordance with a "Map Showing Survey of a Lot Line Revision Consolidating Tracts Owned by Robert A. Maurin, III and a Tract Owned by Jamestown, Inc., Section 21, T6S, R8E, Tangipahoa Parish, Louisiana," by Mark T. Chemay, PLS, dated May 6, 2019, revised January 15, 2020

Municipal address: 19326 Highway 190 East, Hammond, LA 70401

Being the same property acquired by Jamestown, Inc., from Judith White Perrone, et al, by Cash Deed recorded on September 17, 2008, in COB 1158, page 73, as Instrument No. 790474 of the records of Tangipahoa Parish, Louisiana.

BE IT FURTHER RESOLVED, that Robert A. Maurin, III, President of the Corporation, be and he is hereby authorized and empowered, for and on behalf of the Corporation, to appear before a Notary Public and execute a Cash Sale, Settlement Statement and any and all other documents associated with and necessary for the sale and delivery of said property, which documents shall contain such amounts, terms, conditions and provisions as said officer, in his sole discretion, deems advisable and proper, and further to pay and discharge all charges, expenses and encumbrances in connection therewith and to receive and receipt for the selling price;

BE IT FURTHER RESOLVED, that Robert A. Maurin, III, President of the Corporation, be and he is hereby authorized, empowered and directed, for and on behalf of the Corporation, to execute any and all other instruments and/or documents and to do and perform any other actions which she, in her sole discretion, may deem necessary in order to carry out the purposes of this resolution.

**CERTIFICATE**

I, Robert A. Maurin, III, certify that the above and foregoing is a true and correct copy of a resolution adopted at a meeting of the Board of Directors of Jamestown, Inc., held at its office on the 24th day of January, 2020, at which meeting a quorum of said Board was present and voted, and that the said resolution has not been revoked or rescinded and remains in full force and effect.

Hammond, Louisiana, this 24th day of January, 2020.

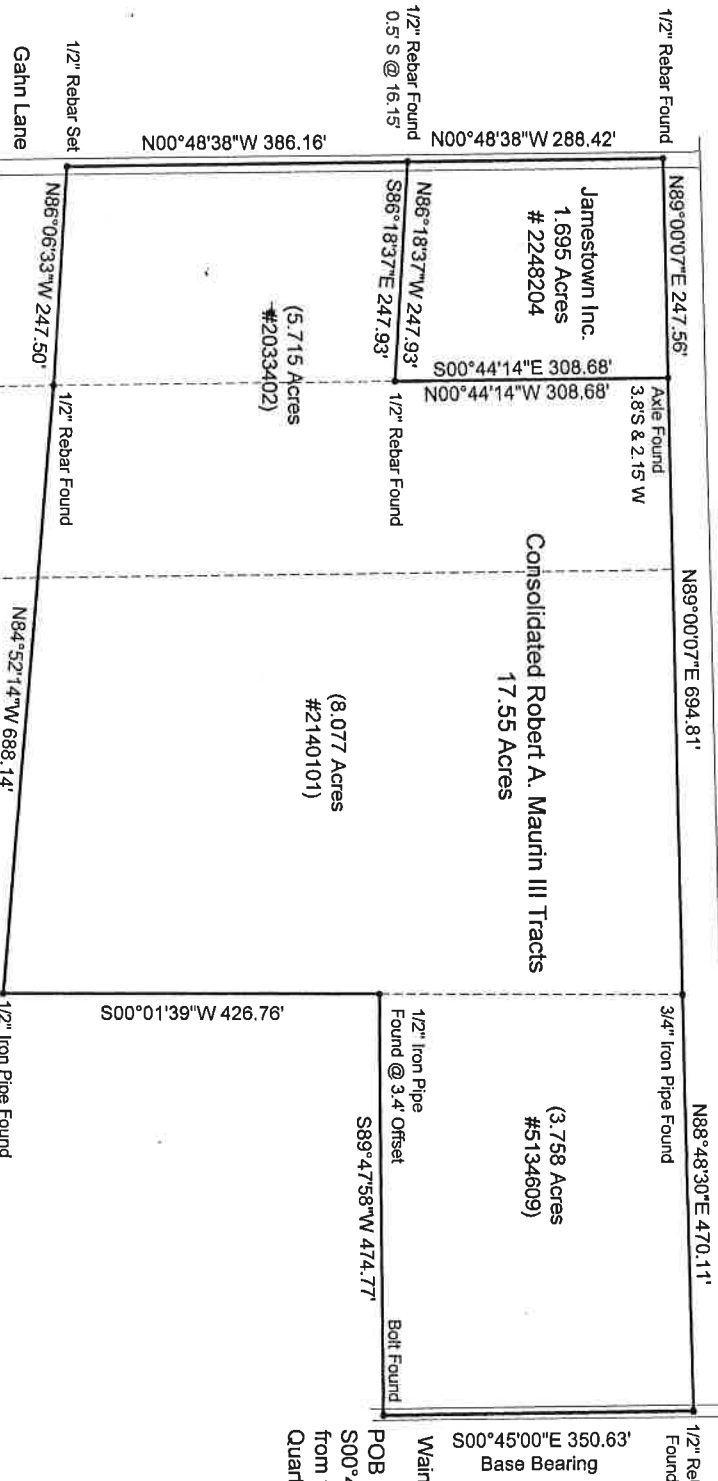
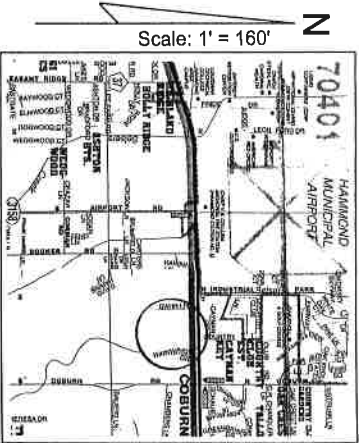


\_\_\_\_\_  
Robert A. Maurin, III

Map Showing Survey of a Lot Line Revision  
 Consolidating Tracts Owned by Robert A. Maurin III  
 and a Tract Owned by Jamestown, Inc.  
 Section 21, T6S, R8E  
 Tangipahoa Parish, Louisiana

US Hwy 190

Tangipahoa Parish Planning Commission  
 APPROVED: *[Signature]*  
 Community Development Representative  
 Date: *1/21/2020*



Mainwright Road  
 POB is called West 855.0' and  
 S00°45'00\"/>



*Mark T Chemery*  
 Mark T. Chemery PLS 4560  
 May 6, 2019  
 Revised January 21, 2020

I certify that this map represents an actual ground survey made by me and conforms to the Standards of Practice for Property Boundary Surveys as defined in LAC 46: LXI Chapter 29 for a Class C Survey.

Reference, Bearing Basis and POB:  
 Survey of 3.76 Acres by Gilbert Sullivan, February 11, 1988  
 COB 668, page 866.  
 Additional surveys by Gilbert Sullivan March 17, 1992 (COB 948-770)  
 and August 22, 2008 (COB 1158, p. 73).  
 Survey by Robert G. Barrilleaux, January 25, 2000 (COB 842 p 3-49)  
 Deed at COB 891, p. 44.  
 Discrepancies found in descriptions and surveys of record. Found  
 monumentation held to determine boundaries of the individual tracts.  
 Boundary shown is proposed for sale to the City of Hammond.  
 Buildings not shown.

Robert Barrilleaux  
 and Associates, Inc.  
 Engineers-Land Surveyors

42333 Deluxe Plaza #8  
 Hammond, La. 70403  
 985-542-0391

Drawing: Maurin-City of Hammond Lot Line Revision 21-6-8

Tangipahoa Parish Recording Page

205601

Gary T. Stanga  
Clerk of Court  
P. O. Box 667  
110 North Bay Street, Suite 100  
Amite, LA 70422  
(985) 748-4146

Received From :  
STELLAR TITLE LLC  
P O BOX 3063  
HAMMOND, LA 70404-3063

First VENDOR

MAURIN, ROBERT A III

First VENDEE

HAMMOND CITY OF

Index Type : CONVEYANCES

Instrument # : 1043514

Type of Document : DEED

Book : 1530 Page : 310

Recording Pages : 5

Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for Tangipahoa Parish, Louisiana.

*Gary Stanga / KOS*  
Deputy Clerk

On (Recorded Date) : 01/29/2020

At (Recorded Time) : 4:19:39PM

SCANNED  
NO



Doc ID - 013624700005

Return To :

Do not Detach this Recording Page from Original Document

Book: 1530 Page: 310 File Number: 1043514 Seq: 1

# CASH DEED

BY: ROBERT A. MAURIN, III

STATE OF LOUISIANA

TO: CITY OF HAMMOND

PARISH OF TANGIPAHOA

BE IT KNOWN, that on the date set forth below, before me, the undersigned Notary Public, duly commissioned and qualified in and for the State of Louisiana, and in the presence of the undersigned witnesses, personally came and appeared:

**ROBERT A. MAURIN, III** (S.S. No. xxx-xx-7905), a person of the full age of majority and a resident of Tangipahoa Parish, Louisiana, who declared that he has been married twice, first to Renee Roberts, from whom he was divorced, and second to Alison M. Garlepied Maurin, with whom he is presently living and residing but from whom he is separate in property pursuant to that certain Marriage Contract recorded in COB 1227, page 289, as Instrument No. 841668 of the records of Tangipahoa Parish, Louisiana, and that his current mailing address is P.O. Box 1457, Hammond, LA 70404 ("Seller");

who declared that Seller does, by these presents, bargain, sell, convey, assign, grant, transfer, set over and deliver without warranty as to fitness or condition but with full and general warranty of title, and with full substitution and subrogation to all rights and actions of warranty against all former owners and vendors unto:

**CITY OF HAMMOND**, a political subdivision of the State of Louisiana, operating by authority of a Home Rule Charter form of government, having an address of 310 East Charles Street, Hammond, LA 70401, represented herein by Mayor Pete Panepinto pursuant to City of Hammond Ordinance No. 19-5599 C.S. dated December 23, 2019 ("Purchaser");

here present accepting and purchasing for itself and its successors and assigns, and acknowledging due delivery and possession thereof, all and singular, the following described property (the "Property"), to-wit:

That certain tract or parcel of land, together with all the buildings and improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being described as follows:

Beginning at a point which is West 855.0 feet and South 00 degrees 45 minutes 00 seconds East 385.0 feet from the northeast corner of the Southeast Quarter of Section 21, T6S, R8E, proceed South 89 degrees 47 minutes 58 seconds West 474.77 feet to a ½" iron pipe found @ 3.4' offset; thence South 00 degrees 01 minutes 39 seconds West 426.76 feet to a ½" iron pipe found; thence North 84 degrees 52 minutes 14 seconds West 688.14 feet to a ½" rebar found; thence North 86 degrees 06 minutes 33 seconds West 247.50 feet to a ½" rebar set within Gahn Lane; thence North 00 degrees 48 minutes 38 seconds West 386.16 feet to a ½" rebar found; thence South 86 degrees 18 minutes 37 seconds East 247.93 feet to a ½" rebar found; thence North 00 degrees 44 minutes 14 seconds West 308.68 feet; thence North 89 degrees 00 minutes 07 seconds East 694.81 feet to a ¾" iron pipe found; thence North 88 degrees 48 minutes 30 seconds East 470.11 feet to a ½" rebar found within Wainwright Road; thence South 00 degrees 45 minutes 00 seconds East 350.63 feet to the Point of Beginning; all in accordance with a "Map Showing Survey of a Lot Line Revision Consolidating Tracts Owned by Robert A. Maurin, III and a Tract Owned by Jamestown, Inc., Section 21, T6S, R8E, Tangipahoa Parish, Louisiana," by Mark T. Chemay, PLS, dated May 6, 2019, revised January 15, 2020, a copy of which is attached hereto and made a part hereof.

Being a portion of the same property acquired by Robert A. Maurin, III, from Leonard L. Wainwright by Cash Deed dated October 13, 1971, recorded in COB 357, page 340, as Instrument No. 187847 of the records of Tangipahoa Parish, Louisiana. Being the same property acquired by Robert A. Maurin, III, and Renee Roberts Maurin, from T.C. Gardner White by Cash Deed dated January 13, 2000, recorded in COB 891, page 44, as Instrument No. 556557 of the records of Tangipahoa Parish, Louisiana. Being a portion of the same property acquired by Robert A. Maurin, III, and Renee Roberts Maurin from Henry R. Drott, et al, by Cash Deed dated February 18, 2000, recorded in COB 892, page 346, as Instrument No. 557716 of the records of Tangipahoa Parish, Louisiana. Being a portion of the same property acquired by Robert A. Maurin, III, from Renee Roberts Maurin by Consent Judgment recorded in COB 948, page 769, as Instrument No. 620272 of the records of Tangipahoa Parish, Louisiana. Being the same property acquired by Robert A. Maurin, III, from Utica Rental Systems, Inc., by Cash Deed dated February 6, 2003, recorded in COB 954, page 579, as Instrument No. 628408 of the records of Tangipahoa Parish, Louisiana.

SELLER RESERVES A 70' PREDIAL SERVITUDE FOR INGRESS AND EGRESS AND UTILITIES SOUTH FROM U.S. HWY. 190 AND EAST OF THE WEST PROPERTY LINE OF THE PROPERTY ALONG THE ENTIRE LENGTH OF THE PROPERTY. SELLER SHALL HAVE THE RIGHT TO MAKE IMPROVEMENTS TO THE SERVITUDE PROPERTY.

SELLER HEREBY RESERVES AND EXCEPTS FROM THIS SALE ALL SUBSURFACE MINERALS, BUT HEREBY WAIVES ALL SURFACE RIGHTS.

SELLER SHALL HAVE UNTIL JUNE 30, 2020, TO VACATE THE PROPERTY. SELLER'S OCCUPANCY OF THE PROPERTY SHALL BE AT SELLER'S SOLE RISK. SELLER SHALL MAINTAIN LIABILITY INSURANCE ON THE PROPERTY DURING SELLER'S PERIOD OF OCCUPANCY WITH PURCHASER NAMED AS AN INSURED ON THE POLICY. PURCHASER SHALL NOT REMOVE ANY TREES OR STRUCTURES ON THE PROPERTY PRIOR TO JULY 1, 2020. FOR AS LONG AS SELLER OCCUPIES THE PROPERTY, SELLER SHALL HAVE THE RIGHT TO REMOVE ALL OR ANY OF THE IMPROVEMENTS ON THE PROPERTY, AT SELLER'S RISK.

This sale is made and accepted free and clear of all mortgages, liens and encumbrances, except: (i) liens for property taxes not yet due and payable; (ii) recorded public purpose, access, sewerage or utility servitudes or rights-of-way affecting the Property; (iii) restrictions of record affecting the Property; (iv) discrepancies, conflicts or shortages in area or boundary lines, encroachments, or overlapping of improvements; (v) building setback lines affecting the Property; (vi) building and zoning ordinances affecting the Property; (vii) riparian rights; and (viii) mineral leases, mineral servitudes and other mineral rights affecting the Property.

To have and to hold the Property unto Purchaser and Purchaser's successors and assigns in full ownership forever.

The consideration for this sale and conveyance is the price and sum of ONE MILLION ONE HUNDRED THIRTY THOUSAND AND NO/100 DOLLARS (\$1,130,000.00), which Purchaser has paid cash in hand in current money to Seller, who acknowledges the receipt thereof and grants full acquittance and discharge therefor.

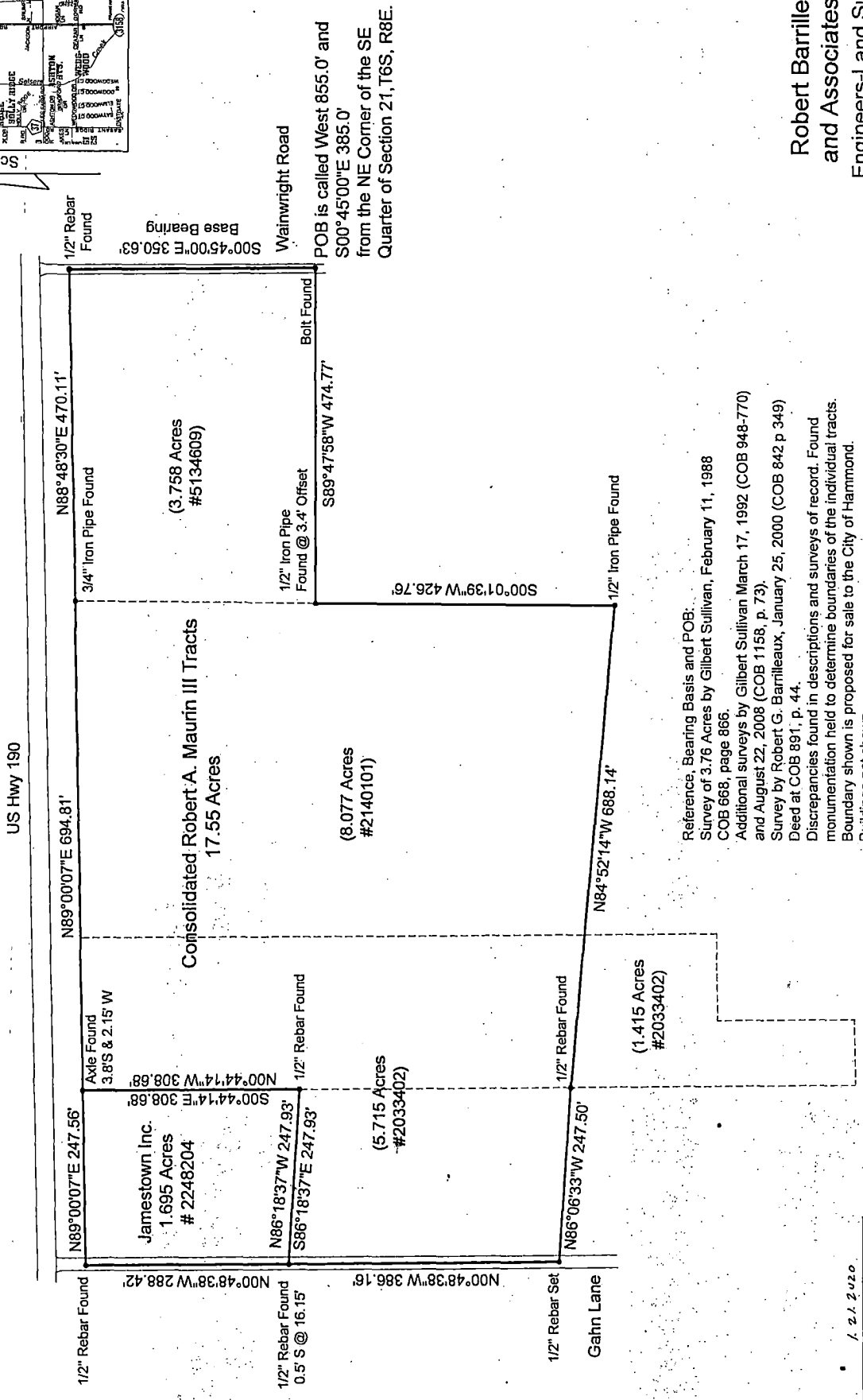
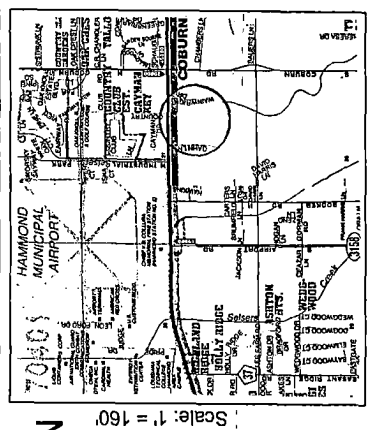
All parties hereto declare themselves to be of full capacity to contract and to enter into this act of sale.

The Seller stipulates that the Property has not heretofore been sold or alienated by Seller.

Seller and Purchaser acknowledge and agree that the Property is being sold and purchased in "AS IS" condition; and further, Purchaser does hereby waive, relieve, and release the Seller 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 the sales price pursuant to Louisiana Civil Code Article 2541, *et seq.* Additionally, Purchaser acknowledges that this sale is made without warranty of fitness for ordinary or particular use pursuant to Louisiana Civil Code Article 2524.

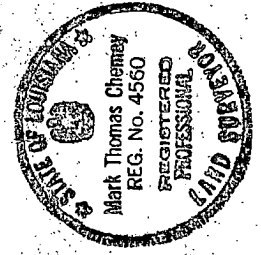
Map Showing Survey of a Lot Line Revision  
 Consolidating Tracts Owned by Robert A. Maurin III  
 and a Tract Owned by Jamestown, Inc.  
 Section 21, T6S, R8E  
 Tangipahoa Parish, Louisiana

Tangipahoa Parish Planning Commission  
 APPROVED  
*Bill*  
 Community Development Representative  
 Date: 1/24/2020



Reference, Bearing Basis and POB:  
 Survey of 3.76 Acres by Gilbert Sullivan, February 11, 1988  
 COB 668, page 866.  
 Additional surveys by Gilbert Sullivan March 17, 1992 (COB 948-770)  
 and August 22, 2008 (COB 1158, p. 73).  
 Survey by Robert G. Barrilleaux, January 25, 2000 (COB 842 p 349)  
 Deed at COB 891, p. 44.  
 Discrepancies found in descriptions and surveys of record. Found  
 monumentation held to determine boundaries of the individual tracts.  
 Boundary shown is proposed for sale to the City of Hammond.  
 Buildings not shown.

Revised January 21, 2020 to add Parish signature block.



Mark T. Chemay PLS 4560  
 May 6, 2019  
 Revised January 21, 2020

I certify that this map represents an actual ground survey made by me and conforms to the Standards of Practice for Property Boundary Surveys as defined in LAC 46:XXI Chapter 29 for a Class C Survey.

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