

Exhibit J.

CSX Almonaster Site

Property Deed Report



GREATER NEW ORLEANS
INC
REGIONAL ECONOMIC DEVELOPMENT

No. _____

9175

**CSX Almonaster Site
Property Deed Report**

Louisville & Nashville Railroad Co.

OFFICE OF THE SECRETARY

DEED

ENCLOSURES

- 1 *Charles A. Spitzfaden -* *Mar. 27, 1908*
- 2 *" " " Mar. 27, 1908*
- 3 *Marie Turpan + Husband* *May 9, 1907*
- 4 *Mrs. Clarence B. Franklin* *Feb. 27, 1902*
- 5 *Mrs. A. M. Bass et als - June 7, 1906*
- 6 _____

No. 9175

4

1000-5-12-1531

DEED

This Document must be returned
to the Secretary.

Mrs. Clarence B.

Franklin.

February 27th 1902.

UNITED STATES OF AMERICA,

STATE OF LOUISIANA,

PARISH OF ORLEANS—CITY OF NEW ORLEANS.

February 27th 1902

Sale of Property

BY

Mrs Clarence B. Franklin

of an undivided 1/3 interest

TO

Miss Marie Turpau

Be it Known, That on this Twenty seventh day of the Month of February in the year of our Lord one thousand nine hundred and Two and of the Independence of the United States of America, the one hundred and

Twenty Sixth

Before me, George M. Barnett, a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned:

Personally Came and Appeared:

Mistress Estelle Temple, a minor, duly emancipated by virtue of a judgment of the Honorable the Civil District Court for the Parish of Orleans in the matter of her emancipation No. 66644 of the Docket thereof, now the wife of Clarence B. Franklin Esq of the Parish of Orleans, and of lawful age, herein and hereunto duly aided authorized and assisted by her said husband in the execution of these presents, also here present.

who declare, that she does by these presents, grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which she has or may have against all preceding owners and vendors unto Miss Marie Turpau, also of this Parish

here present, accepting and purchasing for herself + her heirs and assigns, and acknowledging due delivery and possession thereof, all and singular the following described property, to-wit: ==

The undivided one Third $\frac{1}{3}$ interest, ownership, claim and demand of the present Vendor of us and to, the Real Estate as follows; Twelve certain arpents of Land with improvements thereon and all rights ways and privileges thereunto belonging or in anywise appertaining, situated on the Gentilly Road in this Parish in section No. 40, in Township Twelve, south Range Twelve East having a front of Twelve arpents on the right Bank of the said Gentilly Road, by a depth of Twenty arpents and being bounded on the West by Section No. 39 and on the East by the remaining portion of said section No. 40, now or formerly belonging to A. D. Doriocourt, said Twelve Lots of Land comprises the Twelve arpents and being the Twelve arpents on said right Bank of said Gentilly Road of One Arpent front (more or less) as delineated and set forth in a plan made by L. H. Pille, surveyor March 8th 1859, deposited in the office of E. Bourry, then Notary in this city.

Being a portion of the same property acquired by Charles Temple by purchase from Ira Jay Polts during the community of acquets and gains, which existed between him, and his wife Cecilia Scott both deceased by an act passed before Andrew Heroge, 9th of June 1884 Reg. C. O. 121 fo. 6.

The present Vendor, acquired by inheritance in the succession of Charles Temple and Cecilia Scott, his wife, her deceased Parents an undivided one Third $\frac{1}{3}$ Part interest, in all the properties left by the decedants, as appears by the record in their succession opened in the Honorable Civil District Court for this Parish under the No. 66679.

To have and to hold the above described property unto the said purchaser her heirs
and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of Four
Hundred Dollars \$ 400.00 Cash,

which the said purchaser has well and truly paid, in ready and current money, to the
said Vendor who hereby acknowledge the receipt thereof
and grant full acquittance and discharge therefor.

All State and City taxes up to and including the taxes due and exigible in 1901
are paid as per Tax statements annexed, those
of the current year are to be assumed
by the purchaser

By reference to the certificates of the Register of Conveyances and Recorder of Mortgages in
and for the Parish of Orleans annexed hereto
and dated this day.

it does not appear that said property has been heretofore alienated by the _____
or that it is subject to any encumbrance whatever.

Except: Drainage Privileges and
state Tax privileges enumerated in
said Certificate, which the vendor
binds herself to have cancelled imme-
diately.

New Orleans Feb. 27th. 1902

Sale of Property.

By

Mrs. Clarence B. Franklin

of an undivided $\frac{1}{3}$ interest

To

Miss Marie Turpan

Reg. C. O. B. 186 fo. 188.

Geo. M. Barnett,

Notary Public.

THUS DONE AND PASSED, in my office, at the City of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs. *Joseph Henry Forcellé jr. Laurent Auguste and Lick Turpau* competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

Original Signed.

J. H. Forcellé jr.

Estelle Franklin.

L. Auguste.

Clarence B. Franklin.

Lick ^{his} _{mark} Turpau.

Mary Turpau.

*Geo. W. Barnett,
Notary Public.*

Reg. C. O. Book 186 fo 188.

A True Copy.

*Geo. W. Barnett
Not. Pub.*

No. 9175

5

1000-5-12-1531

DEED

This Document must be returned
to the Secretary.

Mrs. A. M. Bass

et al.

June 7th 1906.

June 20th 1906

Sale of $\frac{2}{3}$ Interest in
Real Estate

By

Mrs. W. M. Bass, et al

To

Mrs. Jossent. Reins.

Reg. C. O. BK 205 p. 760

J. Henry Horvath Jr
Notary Public

Very Letter 75

Then 4 aspects front

by 18 aspects & mid

Depth Pile

Plan of Pile Survey
Reported on
Act before J H Fowler
N.P. June 1906

State of Louisiana
Parish of Orleans
City of New Orleans

Be it known that on this twentieth day of the month of June, in the year of our Lord, nineteen hundred and six, and of the Independence of the United States of America, the one hundred and thirtieth

Before me, Henry Porcelle, a Notary Public, duly commissioned, sworn and qualified in and for the Parish of Orleans, State of Louisiana, aforesaid, and in the presence of the witnesses hereinafter named and undersigned

Personally came and appeared

- 1^o Becilia Temple, wife of Arthur W. Bass, a minor duly emancipated by judgment No 74057, Civil District Court, for the Parish of Orleans, July 26th 1904, herein duly aided, authorized and assisted by her said husband and
- 2^o Louzetta Temple, wife of John Hadley, also a minor duly emancipated by judgment of the Civil District Court, for the Parish of Orleans, number No 78923, of its docket, herein duly aided, authorized and assisted by her said husband, all of this city.

Who declared that they do by these presents, grant, bargain, sell, convey, transfer, assign, release, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which they have or may have against all preceding owners and vendors into Mrs. Marie Surfan wife of Jossett Reins, also of this city; here presents accepting and purchasing for herself her heirs and assigns, and acknowledging and delivery and possession thereof, all and singular the following described property to wit: The two thirds, $\frac{2}{3}$ undivided interest, jointly of the present vendors, of, in and to, a certain tract of land with all the buildings and improvements thereon and all the rights, ways, privileges and advantages thereto belonging or in anywise appertaining situated

in the 3rd District of this city, in that part called Gentilly, said tract of land is designated by the letter "H" on a sketch of survey made by Edgar Bille Surveyor, March 9th 1906, annexed to an act passed before me Notary, this day by the present vendor et al. to the Society of the Holy Family and elsewhere according thereto. Four feet front on the right or river side of Gentilly Road by a depth of about Seventeen feet, one hundred and three feet, Ten inches on the side line nearest the city, dividing it from tract "G" in said sketch and a depth of about Eighteen feet and Fifty two feet on the other side the said tract is composed of one hundred and Twenty Six feet, nine inches and one line of lot No. 18 and of the whole of lots Nos. 20, 22 + 24 of the plan of Louis St. Bille City Surveyor, of date March 8th 1859, deposited in the office of E. Boury, late Notary in this city.

Being part of the same property originally acquired by Charles Temple, by purchase from Ira Jay Polts, as per act passed before Andrew Hers Jr., Notary, in this city, on June 9th 1884. Registered in the conveyance office of this Parish in Book 121 folio 6.

The present vendor acquired the same by inheritance in the successors of their father and mother, Charles Temple and Cecilia Scott, his wife, as per judgment rendered by the Civil District Court for the Parish of Orleans, on June 18th 1906 under the No. 66679, of its docket, a true copy of which judgment is duly registered in the conveyance office of this Parish in Book 207 folio 777.

To have and to hold the above described property unto the present purchaser her heirs and assigns forever. This sale is made and accepted for and in consideration of the price and sum of Eight Hundred Dollars \$ 800.00 Cash, which the said purchaser has well and truly paid, in ready and current money to the

180
4
720-

said vendor, who hereby acknowledges the receipt thereof, and grants full acquittance and discharge therefor.

All State and City taxes up to and including those of the year 1905 are paid as per tax statements annexed to said act passed before me today, this day, by the present vendor et. al. to the Society of the Holy Family, those of the current year 1906, are assumed by the purchaser on the price of Sale.

By reference to the Certificate from the Register of Conveyances and Recorder of Mortgages, in and for the Parish of Orleans, annexed to said act, and dated this day, it does not appear that said property has been heretofore alienated by the present vendor, or that it is subject to any encumbrance whatever. Except sale to the present purchaser hereinafter referred to.

Reference also being had to the Certificate from the United States Circuit and District Court for the Eastern District of Louisiana, also annexed to said act it appears that there are no unsatisfied judgments, particular or general recorded against said vendor et al. Now to these Presents personally came, appeared and intervened to this act, Mrs. Estelle Scribble, wife of legal age, of Clarence B. Franklin, herein duly authorized by her said husband, who declared that whereas by an act passed before George M. Barnett, today, in this city, on February 27th 1902, she appears to have sold and conveyed to the purchaser herein, her undivided one-third (1/3) interest in and to Twelve certain lots of land on Gentilly Road in the 3rd District of this city, in Section 40 Township 12 South Range 12 East, having a front of 12 feet on the right bank of Gentilly Road by a depth of 20 feet and being bounded on the West by Section No 39, and on the East, by the remaining portion of said section 40 & etc. which in truth and in fact she intended to sell and the purchaser intended to purchase Intervenor one undivided third 1/3 interest

in and to the four Agents herein above described and transferred, which was the true intent and meaning of said act.

And the said Mrs. Marie Surfan declares that the above declaration is true and correct and that such was and is the intention of said act, of date February 27th 1902, as passed before George M. Barnett, Notary, in this city. And the father herein request and authorize the Register of Conveyances of this city and Parish to make mention of this correction in the margin of the registry of said act in Book 186 folio 188 of his office.

This done and passed in my office at New Orleans, on the day, month and year herein first above written in presence of Messrs. Guy Mural and George M. Barnett, competent witnesses residing in this city, who have hereto signed their names with the father and me, Notary, after due reading of the foregoing Instrument herein; declared that he knew not how to write, makes his mark to stand for his

signature

~~Witnesses~~
Guy Mural
George M. Barnett

Original Signed

Estelle Franklin

Clarence B. Franklin

Beulah Bass

Arthur W. Bass

Louzetta Headley

John Headley

Mary Surfan Rein

Josiah ^{his} Rein

H. Borello, Not. Pub.

A True Copy H. Borello, Not. Pub.



No. 9175

1

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

Charles A. Spitzfaden

March 27, 1908.

4000.

No. _____

*with 50¢
norm*

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

March 27th 1908

Sale of Property

BY

CHARLES A. SPITZFADEN

TO

LOUISVILLE & NASHVILLE

RAILROAD COMPANY -----

Be it Known, That on this Twenty seventh day of the Month of MARCH in the year of our Lord one thousand nine hundred and Eight and of the Independence of the United States of America the one hundred and Thirty second

Before me, FELIX JOSEPH PUIG

a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

CHARLES A. SPITZFADEN, of the full age of majority and a resident of this city, who is not and has never been married, as he declared himself under oath to me, Notary;

who declare that he does by these presents grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which he has or may have against all preceding owners and vendors, unto _____

The LOUISVILLE & NASHVILLE RAILROAD COMPANY, a corporation represented by CHARLES MARSHALL, its Superintendent, residing at New Orleans, La. _____

here present accepting, and purchasing for itself ~~hers~~ and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

A CERTAIN TRACT of land with all the buildings and improvements thereon and all the rights, ways, privileges and advantages thereto belonging or in any wise appertaining, situated in the Third District of this city, in that part called Gentilly, said tract of land is designated by the letter "H" on a sketch of survey made by Edgar Pilie, surveyor, May 9th 1906, annexed to an act passed before J. Henry Forcelle Jr. by Mrs. A. M. Bass et als. to the Society of the Holy Family on June 20th 1906 and measures according thereto Four arpents front on the right of River side of Gentilly Road by a depth of about seventeen arpents, one hundred and three feet ten inches on the side line nearest the city, dividing it from tract "G" on said sketch and a depth of about Eighteen arpents and sixty two feet on the other side line, said tract is composed of one hundred and twenty six feet, nine inches and one line of lot No. 18 and of the whole of lots Nos. 20, 22 and 24 of the plan of Louis H. Pilie, city surveyor, of date March 8th 1859, deposited in the office of E. Bouny, late Notary in this city.

Acquired from Mrs. Marie Turpeau wife of Joissent Reins and Joissent Reins her husband, as per act before W. Morgan Gurley, a Notary Public, on May 9th 1907. Registered Conveyance Office Book 210 folio 701.

836f

who declare that he does by these presents grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which he has or may have against all preceding owners and vendors, unto _____

The LOUISVILLE & NASHVILLE RAILROAD COMPANY, a corporation
represented by CHARLES MARSHALL, its Superintendent, residing
at New Orleans, La. _____

here present accepting, and purchasing for itself ~~them~~ and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

18
New Orleans March 27th 1908

Sale of Real Estate

By

(1)

Charles A. Spitzfaden

As

Louisville & Nashville R.R. Co

Copy

FELIX J. PUIG,
NOTARY PUBLIC,
217 CARONDELET STREET,
NEW ORLEANS, LA.

No. 9175

2

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

Charles A Spitzfaden.

March 27 1908.

copy of part 1

4000,

New Orleans March 27th 1908

18

Sale of Real Estate

Pay

①

Charles A. Spitzfaden

to

Louisville + Nashville R.R. Co.

Reg. Conveyances office Book 218 folio 610

Copy

FELIX J. PUIG
LAW AND NOTARIAL OFFICES
219 CARONDELET STREET
NEW ORLEANS, LA.

COPY

United States of America

OFFICE OF District Attorneys

AT New Orleans, La. January 5th, 1945

STATE OF LOUISIANA

Subject: Deed from L. & N. to Board of Levee Commissioners of the Orleans Levee District.

ORLEANS—CITY OF NEW ORLEANS

Sale of Property

Be it Known, That on this Twenty Seventh day of

the Month of March is the year of our Lord

J. J. Ryan, Esq.,
Real Estate Agent,
Louisville and Nashville Railroad Company,
Louisville 1, Kentucky.

Dear Sir:

On receipt of carbon copy of Division Engineer Goldthwaite's letter to you of the 20th ultimo, I got in touch with his office and, yesterday, Assistant Division Engineer Morris went over the ground.

As a result, the location of the three culverts has been changed.

I enclose, for execution if approved, two copies of the grant to the Levee Board, in which the new locations are set forth.

These locations are satisfactory to the Chief Engineer of the Levee Board who informed me that it is more than probable that the Levee Board will construct the one culvert. In view of this fact the location of this one culvert is, as you will note, fixed at 2,050 feet East of the present West line of the Company's Gentilly Yard Property. It was so fixed that it would not be on the land which is to be sold to Mr. May.

In this connection and in view of the fact that it is of material interest to the L. & N. to control the drainage, at least of the portion of the property which is used for its yards at Gentilly, I suggest that a corridor 100 feet wide be left between the east boundary of the property to be sold to Mr. May and the west boundary of any land that may be sold to others.

I further suggest that in the event the Levee Board does not construct the one culvert but does construct the three culverts, that provisions for drainage be inserted in any deed of sale hereafter entered into so that the drainage may be effected through one or more of the three culverts mentioned in the deed.

I am sending to Division Engineer Goldthwaite a copy of the above mentioned deed with the request that he check it and advise you and me whether or not it is in proper form.

Yours very truly,

/s/ Henry H. Chaffe

HHC:NC.
Encls.

CC to R. S. Goldthwaite, Esq.,
Division Engineer,
Mobile, Alabama, together with
copy of the deed.

Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

No. _____

March 27th 1908

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

Sale of Property

BY

CHARLES A. SPITZFADEN

TO

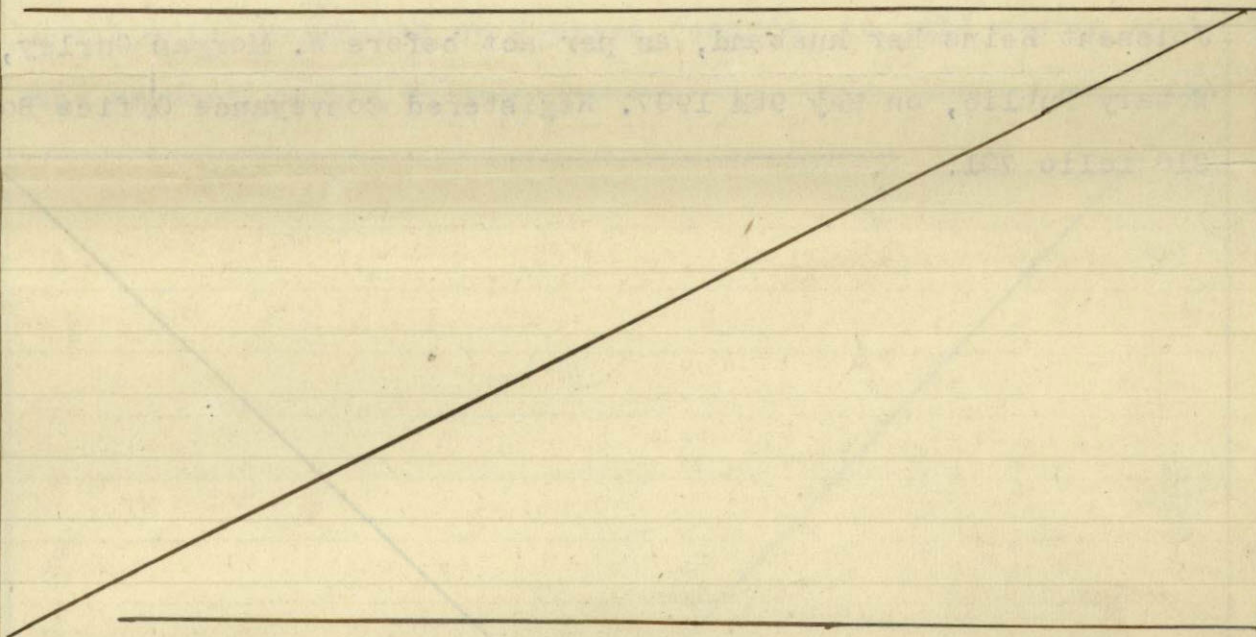
LOUISVILLE & NASHVILLE
RAILROAD COMPANY ---

Be it Known, That on this Twenty Seventh day of the Month of March in the year of our Lord one thousand nine hundred and Eight and of the Independence of the United States of America the one hundred and Thirty Second

Before me, FELIX JOSEPH PUIG a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

CHARLES A. SPITZFADEN, of the full age of majority and a resident of this city, who is not and has never been married, as he declared himself under oath to me, Notary;



who declare that he does by these presents grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which he has or may have against all preceding owners and vendors, unto _____

The LOUISVILLE & NASHVILLE RAILROAD COMPANY, a corporation represented by CHARLES MARSHALL, its Superintendent, residing at New Orleans, La.

here present accepting, and purchasing for itself and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit;

A CERTAIN TRACT of land with all the buildings and improvements thereon and all the rights, ways, privileges and advantages thereto belonging or in any wise appertaining, situated in the Third district of this city, in that part called Gentilly, said tract of land is designated by the letter "H" on a sketch of survey made by Edgar Pilie, surveyor, May 9th 1906, annexed to an act passed before J. Henry Forcelle Jr. by Mrs. A. M. Bass et als. to the Society of the Holy Family on June 20th 1906 and measures according thereto four arpents front on the right or River side of Gentilly Road by a depth of about seventeen arpents, one hundred and three feet, ten inches on the side line nearest the city, dividing it from tract "G" on said sketch and a depth of about eighteen arpents and sixty two feet on the other side line, said tract is composed of one hundred and twenty six feet, nine inches and one line of lot No. 18 and of the whole of lots Nos. 20, 22 and 24 of the plan of Louis H. Pilie, city surveyor, of date March 8th 1859, deposited in the office of E. Bouny, late Notary in this city.

Acquired from Mrs. Marie Turpeau wife of Joissent Reins and Joissent Reins her husband, as per act before W. Morgan Gurley, a Notary Public, on May 9th 1907. Registered Conveyance Office Book 210 folio 701.

To have and to hold the above described property unto the said purchaser ~~meirs~~
and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of _____

FOUR THOUSAND DOLLARS (\$4000.00) Cash,
which the said purchaser has well and truly paid, in ready and current money
to the said Charles A. Spitzfaden, vendor who hereby acknowledge the receipt
thereof, and grant full acquittance and discharge therefor.

All State and City Taxes up to and including the taxes due and exigible in 1907
are paid as per Certificates from the proper authorities annexed
to an act of sale of date May 9th 1907, aforementioned, and
receipts hereto annexed

By reference to the Certificates of the Register of Conveyances and Recorder of Mortgages in
and for the Parish of Orleans annexed hereunto

it does not appear that said property has been heretofore alienated by the vendor
or that it is subject to any encumbrance whatever. _____

By reference to the United States District and Circuit Court
Certificates annexed hereunto it does not appear that there are any
unsatisfied judgments or decrees recorded in said courts against
the present vendor. _____

THUS DONE AND PASSED, in my office, at the city of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs. _____

Andre Lafargue and Frank N. Butler -----

competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

Original Signed

Andre Lafargue
Frank N. Butler

C. A. Spitzfaden
Louisville and Nash..R..R. Co.
by C. Marshall, Supt.

FELIX J. PUIG
Notary Public

A TRUE COPY

Registered Conveyance Book 218 folio 610.



[Handwritten Signature]
Notary Public

EXAMINED and APPROVED

Oct 27th 1911

G. O. Bradford

Real Estate Agent

Approved for

filing
Dec 20

this

19 11

filing

Walter Brantley

General Solicitor.

NOTED.

19

Comptroller

C
O
P
Y

OFFICE OF District Attorneys

AT New Orleans, La. January 5th, 1945

Subject: Deed from L. & N. to Board of Levee
Commissioners of the Orleans Levee District.

J. J. Ryan, Esq.,
Real Estate Agent,
Louisville and Nashville Railroad Company,
Louisville 1, Kentucky.

Dear Sir:

On receipt of carbon copy of Division Engineer Goldthwaite's letter to you of the 20th ultimo, I got in touch with his office and, yesterday, Assistant Division Engineer Morris went over the ground.

As a result, the location of the three culverts has been changed.

I enclose, for execution if approved, two copies of the grant to the Levee Board, in which the new locations are set forth.

These locations are satisfactory to the Chief Engineer of the Levee Board who informed me that it is more than probable that the Levee Board will construct the one culvert. In view of this fact the location of this one culvert is, as you will note, fixed at 2,050 feet East of the present West line of the Company's Gentilly Yard Property. It was so fixed that it would not be on the land which is to be sold to Mr. May.

In this connection and in view of the fact that it is of material interest to the L. & N. to control the drainage, at least of the portion of the property which is used for its yards at Gentilly, I suggest that a corridor 100 feet wide be left between the east boundary of the property to be sold to Mr. May and the west boundary of any land that may be sold to others.

I further suggest that in the event the Levee Board does not construct the one culvert but does construct the three culverts, that provisions for drainage be inserted in any deed of sale hereafter entered into so that the drainage may be effected through one or more of the three culverts mentioned in the deed.

I am sending to Division Engineer Goldthwaite a copy of the above mentioned deed with the request that he check it and advise you and me whether or not it is in proper form.

Yours very truly,

/s/ Henry H. Chaffe

HHC:NC.

Encls.

CC to R. S. Goldthwaite, Esq.,
Division Engineer,
Mobile, Alabama, together with
copy of the deed.

No. 3189

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

July 22nd 1907

Sale of Property

BY

JOHN NOEL FRANCIS

TO

LOUISVILLE & NASHVILLE

RAILROAD COMPANY -----

Be it Known, That on this Twenty Second day of the Month of J U L Y in the year of our Lord one thousand nine hundred and S e v e n and of the Independence of the United States of America the one hundred and Thirty second

Before me, F E L I X J O S E P H P U I G

a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

JOHN NOEL FRANCIS of the full age of majority and a resident of this city;

who declare that he does by these presents grant, bargain sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which he has or may have against all preceding owners and vendors, unto

— LOUISVILLE & NASHVILLE RAILROAD COMPANY, a corporation organized under the laws of the state of Kentucky and herein represented by CHARLES MARSHALL, Superintendent;

here present accepting, and purchasing for itself and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

A CERTAIN PORTION of GROUND or TRACT of LAND situated in the Third district of the City of New Orleans, in that part called Gentilly, measuring forty three feet eight inches front on the right of way of the Louisville & Nashville Railroad Company by about fifteen arpents in depth to the extreme rear limit of said property. Being all that part or portion of lot Number Three on a plan made by C. U. Lewis, Deputy Surveyor, dated February 25th 1899 and annexed to an act of partition between the heirs of Norbert Francis and wife, passed before Antoine Doriocourt, late Notary in this city, on March 20th 1899, which lies and is situated south of the right of way of the Louisville & Nashville Railroad Company. The portion of said above described lot which lies between the right of way of said Louisville & Nashville Railroad Company and the Gentilly Road is not included in this sale.

It is understood and agreed and the present vendor declares that the portion of the above described property lying south of the right of way of said Louisville & Nashville Railroad Company and covered by the depot grant of said company is transferred and quitclaimed to said company and without warranty, the warranty however, remaining in full force and effect as to the remaining portion of the property presently sold.

B E I N G part of the same property which was acquired by the present vendor, by a certain act of redemption passed before me, the undersigned Notary Public, on July 19th 1907. Registered C. O. Book _____ folio _____.

To have and to hold the above described property unto the said purchaser..... his heirs
and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of.....

THREE HUNDRED and TWENTY ONE DOLLARS and 40/100 (\$321.40) Cash,
which the said purchases..... has well and truly paid, in ready and current money
to the said JOHN NOEL FRANCIS..... who hereby acknowledge the receipt
thereof and grant full acquittance and discharge therefor.

All State and City taxes up to and including the taxes due and exigible in..... 1906
are paid as per..... Certificates annexed to said act of redemption
aforementioned, of date July 19th 1907. The taxes of 1907 are
to be equally divided among the parties hereto.

By reference to the Certificates of the Register of Conveyances and Recorder of Mortgages in
and for the Parish of..... O r l e a n s..... annexed..... hereunto

it does not appear that said property has been heretofore alienated by the.....
or that it is subject to any encumbrance whatever. _____

U. S. Court Certificates hereto annexed will show that
there are no unsatisfied judgments or decrees recorded in said
courts against the present vendor. _____

NOTED.

.....19.....
.....

THUS DONE AND PASSED, in my office, at the city of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs.

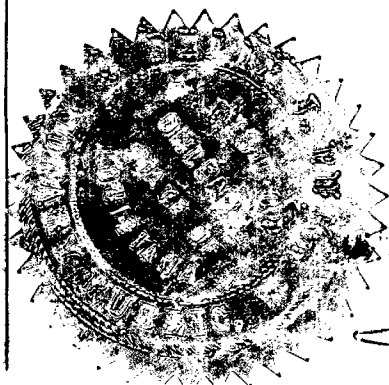
ANDRE LAFARGUE and DANIEL A. BAUDIER -----

competent witnesses, who hereunto sign their names with the said appearers, and me, Notary, after reading of the whole.

Andre Lafargue
Daniel A. Baudier

Original Signed
J. N. Francis
Louisville & Nashville R. R. Co.
by C. Marshall
Superintendent

FELIX J. PUIG
Notary Public
Reg. C.O. Book 215 folio 94.



A TRUE COPY

[Handwritten signatures]

No. 9189

4

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

John Noel Francis

July 22nd 1907

321 40
2396 June

321 40
96 4.70

42

New Orleans July 19th 1907

Sale of Real Estate

By

John Noel Francis

As

Louisville & Nashville R R Co

Copy

FELIX J. PUIG;
NOTARY PUBLIC,
217 CARONDELET STREET,
NEW ORLEANS, LA.

In the partition of the lands of Norbert Gramis, one of which the land conveyed in this deed is one of the lots the heir who drew # 3 went into actual physical possession of lot # 5. This error was discovered when we went to purchase the lot and when deed was taken it was made for lot # 3. which the record showed had been acquired at the partition. See correspondence in the R. E. Agt's file. The lot actually taken possession of under this deed being lot # 5

Lot 3.

EXAMINED and APPROVED

Oct 20th 1911

G. O. Bradford

Esq

Real Estate Agent

Approved for

file

file

Dec - 20 - 1911

Arthur B. Bauder

General Solicitor

United States of America

RENUNCIATION

State of Louisiana

BY

Parish of Orleans

Mrs. SAMUEL LEVY

City of New Orleans

in favor of

JOHN N. FRANCIS

July 19th 1907

— B E I T K N O W N, That on this Nineteenth day of the month of J U L Y in the year of our Lord One Thousand Nine Hundred and Seven and of the Independence of the United States of America, the One Hundred and Thirty Second, _____

— B E F O R E M E : _____

_____ F E L I X J O S E P H P U I G, a Notary Public, duly commissioned and qualified in and for the Parish of Orleans, State of Louisiana, and in the presence of the witnesses hereinafter named and undersigned, _____

— P E R S O N A L L Y C A M E _____

— A N D A P P E A R E D : _____

— Mrs. HATTIE ROSENTHAL wife of lawful age of SAMUEL LEVY, herein and hereto duly aided, authorized and assisted by her said husband, who declared: _____

— That whereas it appears by an act passed before the undersigned Notary Public this day, that her said husband, SAMUEL LEVY, for and in consideration of the price and sum of One Hundred and Ten Dollars (\$110.00) cash, sold and transferred to John Noel Francis the following described property, to-wit: _____

— A certain lot of ground in the Third District of this city with all the buildings and improvements thereon etc. situated on the Gentilly Road, designated on a sketch by C. Uncas Lewis, Deputy City Surveyor, dated February 25th 1899, by the Number THREE (3) measuring forty three feet eight inches front on the Gentilly Road by eighteen arpents in depth, through which lot or portion of ground passed the New Orleans, Mobile & Chattanooga R. R. Co. now the Louisville & Nashville R. R. Co. and which said sketch is annexed to an act of partition before Ant. Doricourt, N. P.

of date March 20th 1899. _____

— A N D whereas there is recorded in the Mortgage Office of this city in Book 817 folio 374 the following general mortgage in her favor; to-wit: _____

— The general mortgage in favor Miss H. Rosenthal for the sum of Twenty Five Hundred Dollars (\$2500.00), resulting from his marriage contract, as per act before F. J. Dreyfous, Notary Public, dated December 16th 1905, and which was recorded in the mortgage office of this city in Book 817 folio 374 on December 26th 1905.

And the said appearer declared that after having taken cognizance of the said above mentioned act of sale, which I, the said Notary, care fully read and explained to her, declared that she approves and ratifies the same and further, that it is her wish and intention to release in favor of John Noel Francis, the purchaser therein, from the matrimonial, dotal and paraphernal and other rights, and from any claims, mortgages or privileges, to which she is or may be entitled, whether by virtue of her marriage to her said husband or otherwise. _____

— W H E R E U P O N, I, the said Notary, did inform the said Mrs. Hattie Rosenthal wife of Samuel Levy, apart and out of the presence and hearing of her said husband, that she had by law a legal mortgage on the property of her said husband, _____

— F I R S T: For the restitution of her dowry, and for the reinvestment of the dotal property sold by her husband, and which she brought in marriage, reckoning from the celebration of the marriage. S E C O N D L Y: For the restitution and the reinvestment of the dotal property by her acquired since marriage, whether by succession or donation, from the day the succession was opened, or the donation perfected. T H I R D L Y: For nuptial presents. F O U R T H L Y: For debts by her contracted with her said husbands. F I F T H L Y: For the amount of her paraphernal property alienated by her and received by her said husband or otherwise disposed of for the individual interest of her said husband, a n d S I X T H L Y: For the General Mortgage in her favor for the sum of \$2500.00 resulting from her marriage contract with the said Samuel Levy, her said husband, as per act

before F. J. Dreyfous, Notary Public, dated December 16th 1905, and which was recorded in the Mortgage Office of this city in Book 817 folio 374 on December 26th 1905. _____

— That in making her intended renunciation she would deprive her self irrevocably and forever, of all rights of reclamation against the property hereinbefore enumerated and described whether under mortgage, privilege or otherwise. _____

— A N D the said Mrs. Hattie Rosenthal wife of Samuel Levy did therefore declare unto me, Notary, that she was fully aware of and acquainted with the nature and extent of the matrimonial, dotal, paraphernal and other rights and privileges thus secured to her by law on the property of her said husband, and that she nevertheless did persist in her intention of renouncing, not only all the rights, claims, mortgages and privileges hereinbefore enumerated and described, but all others, of any nature or kind whatever to which she is or may be entitled by any laws now or heretofore in force in the State of Louisiana. _____

— A N D the said Samuel Levy being now present, aiding and authorizing the said Mrs. Hattie Rosenthal, his said wife, in the execution of these presents, she the said Mrs. Hattie Rosenthal wife of Samuel Levy did again declare that she did and does hereby make a formal renunciation and relinquishment of all her said matrimonial, dotal, paraphernal and other rights, claims, mortgages and privileges in favor of the said John Noel Francis, binding herself and her heirs at all times to sustain and acknowledge the validity of this renunciation. _____

— THUS DONE AND PASSED in my office in the City of New Orleans, Parish and state aforesaid, on the day and in the month and year herein first above written in the presence of

Messieurs Andre Lafargue - and Louis S. Hyde -----
competent male witnesses who have signed these presents with the
said appearers and me, Notary, after due reading of the whole.

Original Signed

L. S. Hyde

Hattie Rosenthal Levy

Andre Lafargue


Samuel Levy

FELIX J. P U I G

Notary Public

A TRUE COPY




Felix Puig

No. 9189

3

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

Mrs. Sanders to

John N. Francis.

July 19th 1907.

New Orleans July 19th 1908

Renunciation of Rights

By

M^{rs} Samuel Lery

Do

John Noel Francis

Copy

FELIX J. PUIG,
NOTARY PUBLIC,
217 CARONDELET STREET,
NEW ORLEANS, LA.

No. 9183

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

JULY 19th 1907

Sale of Property

BY

SAMUEL LEVY

TO

JOHN NOEL FRANCIS

Be it Known, That on this Nineteenth day of the Month of J U L Y in the year of our Lord one thousand nine hundred and S e v e n and of the Independence of the United States of America the one hundred and Thirty Second

Before me, F E L I X J O S E P H P U I G a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

S A M U E L L E V Y of the full age of majority and a resident of this city, who was married once and his wife still living and residing with him in this city, as he declared himself under oath to me, Notary;

who declare that he does by these presents grant, bargain sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which he has or may have against all preceding owners and vendors, unto

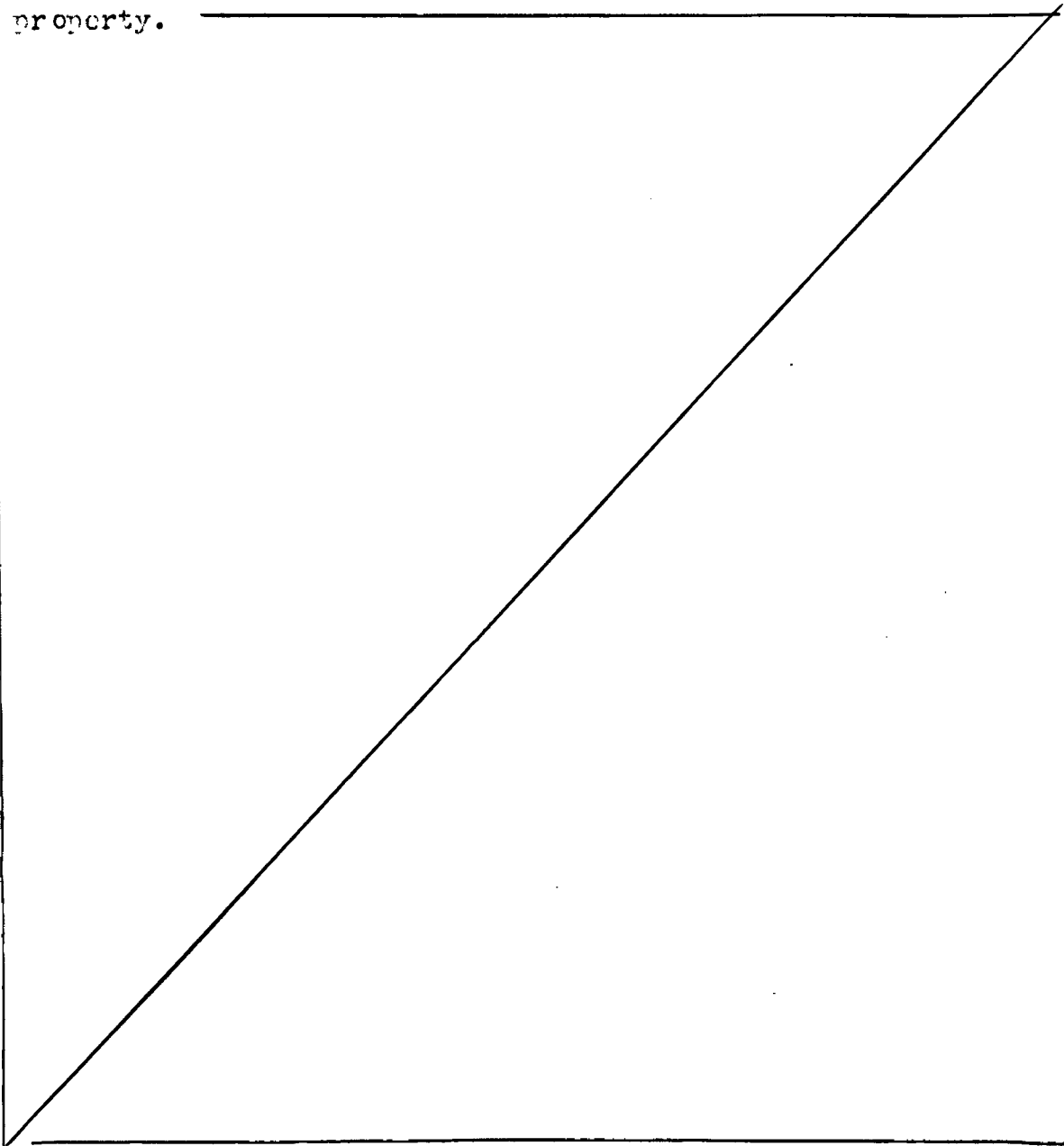
J O H N N O E L F R A N C I S, of the full age of majority and a resident of this city;

here present accepting, and purchasing for himself heirs and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

A CERTAIN portion of ground with all the buildings and improvements thereon and all the rights, ways, privileges, servitudes and advantages thereunto belonging or in any wise appertaining, situated in the Third district of this city, on the Gentilly Road, designated on a sketch by C. Uncas Lewis, Deputy City Surveyor, of date February 25th 1899, annexed to an act of partition passed before Antoine Doriocourt, Notary Public, March 20th 1899, by the number THREE (3), measuring forty three feet eight inches front on the Gentilly Road by eighteen arpents in depth, through which lot or portion of ground passes the N. O. & Mobile & Chattanooga R. R. now the Louisville & Nashville Railroad Company. _____

_____ Acquired from the present purchaser by act before Hunter G. Stewart, N. P. of date July 31st 1906. Registered in Conveyance Office Book 213 folio 80. _____

_____ And the said vendor declares that this being a redemption sale, he sells and conveys the above described property without warranty on his part, but with full substitution and subrogation to all the rights and actions of warranty which he has or may have against all preceding owners or vendors of said property. _____



THUS DONE AND PASSED, in my office, at the city of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs. _____

ANDRE LAFARGUE and LOUIS S. HYDE -----
competent witnesses, who hereunto sign their names with the said appearers, and me, Notary, after reading of the whole.

Andre Lafargue
L. S. Hyde

Original Signed

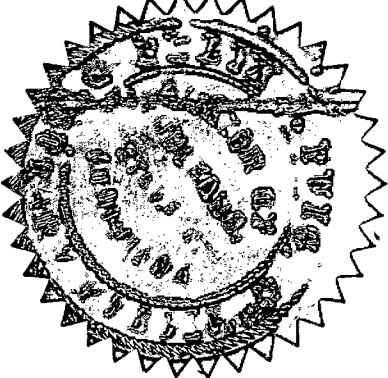
Samuel Levy
J. N. Francis

FELIX J. PUIG

Notary Public

Registered 217 folio 68.

A TRUE COPY



A handwritten signature in cursive script, appearing to read "Felix J. Puig", written over a horizontal line. Below the signature, the words "Notary Public" are written in a similar cursive style.

To have and to hold the above described property unto the said purchaser his heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of _____

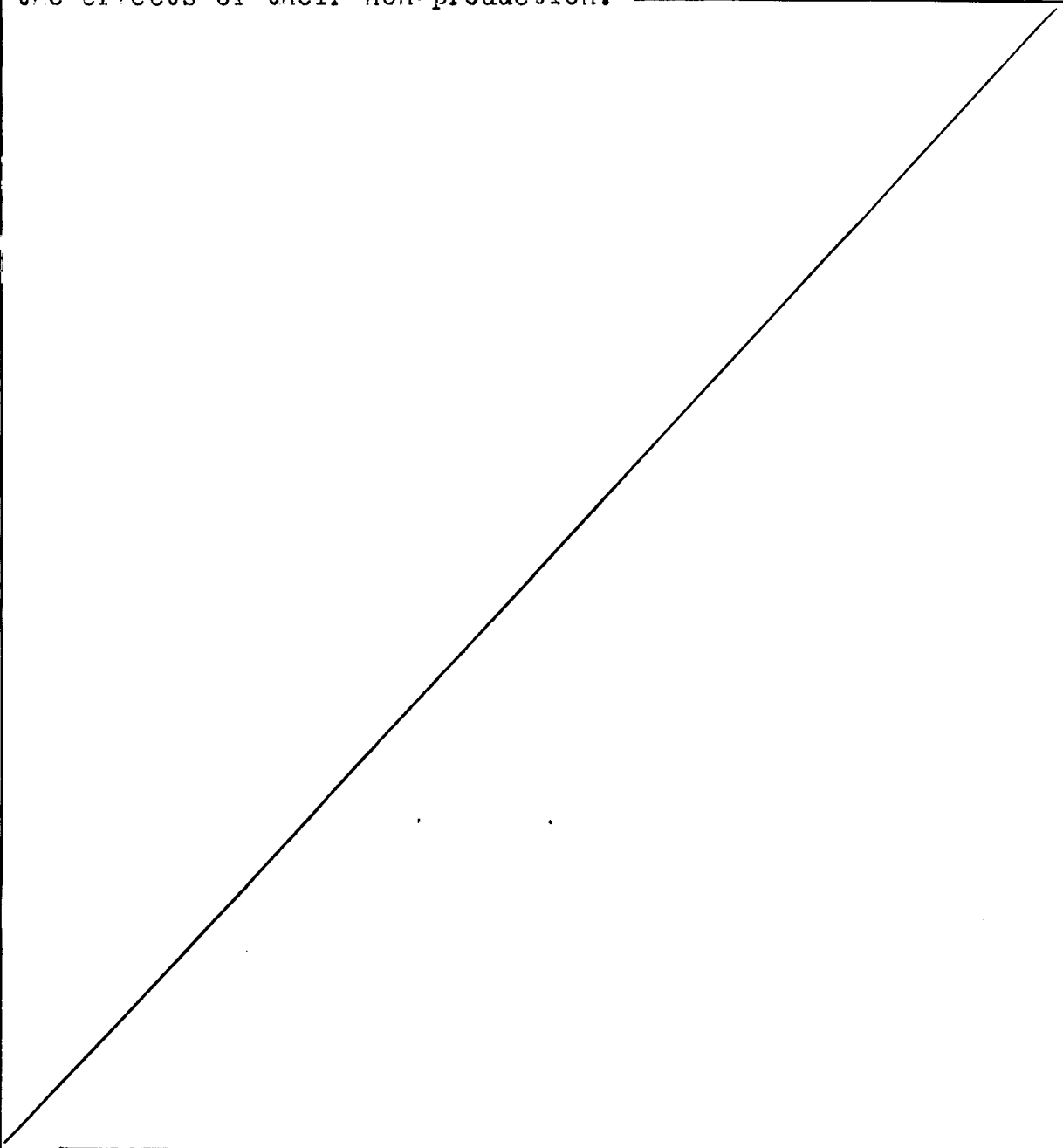
ONE HUNDRED and TEN DOLLARS (\$110.00) Cash, which the said purchases has well and truly paid, in ready and current money to the said Samuel Levy who hereby acknowledge the receipt thereof and grant full acquittance and discharge therefor. _____

All State and City taxes up to and including the taxes due and exigible in 1906 are paid as per Certificates from the proper officers hereto annexed and made part hereof. The taxes of 1907 to be paid by the purchaser. _____

By reference to the Certificates of the Register of Conveyances and Recorder of Mortgages in and for the Parish of Orleans annexed hereunto _____

it does not appear that said property has been heretofore alienated by the _____ or that it is subject to any encumbrance whatever. _____

— The U. S. Circuit and District Court certificates are waived by the parties hereto and I, Notary, held harmless from the effects of their non-production. _____



No. 9189

2

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

Sanitary to John W.

Francis.

July 19th 1907.

New Orleans July 4th 1907

Sale of Real Estate

By

Samuel Levy

or

John Stoll Francis

Copy

FELIX J. PUIG,
NOTARY PUBLIC,
217 CARONDELET STREET,
NEW ORLEANS, LA.

Approved for filings
this Dec-25 - 19 11
Albert S. Muder
General Solicitor,

EXAMINED and APPROVED
Dec 1st 1911
C. O. Bradford
Real Estate Agent

In the partition of the lands of Norbert Francis (col) of which the land conveyed in this deed is one of the lots the heir who drew #3, went into physical possession of lot # 5. This error was discovered when we went to purchase the lot and when deed was taken it was made for lot # 3, which the record showed had been acquired at the partition. ^{see correspondence in the R. E. Co's file.} The lot ^{actually} taken possession of under this deed being lot # 5,
C. O. B.

No. 9189

190

Sale of Property

BY

TO

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

Be it Known, That on this 31st. day of the Month of July in the year of our Lord one thousand nine hundred and six and of the Independence of the United States of America the one hundred and

Before me, Henry G. Stewart, a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

John Noel Francis, of this city and state,

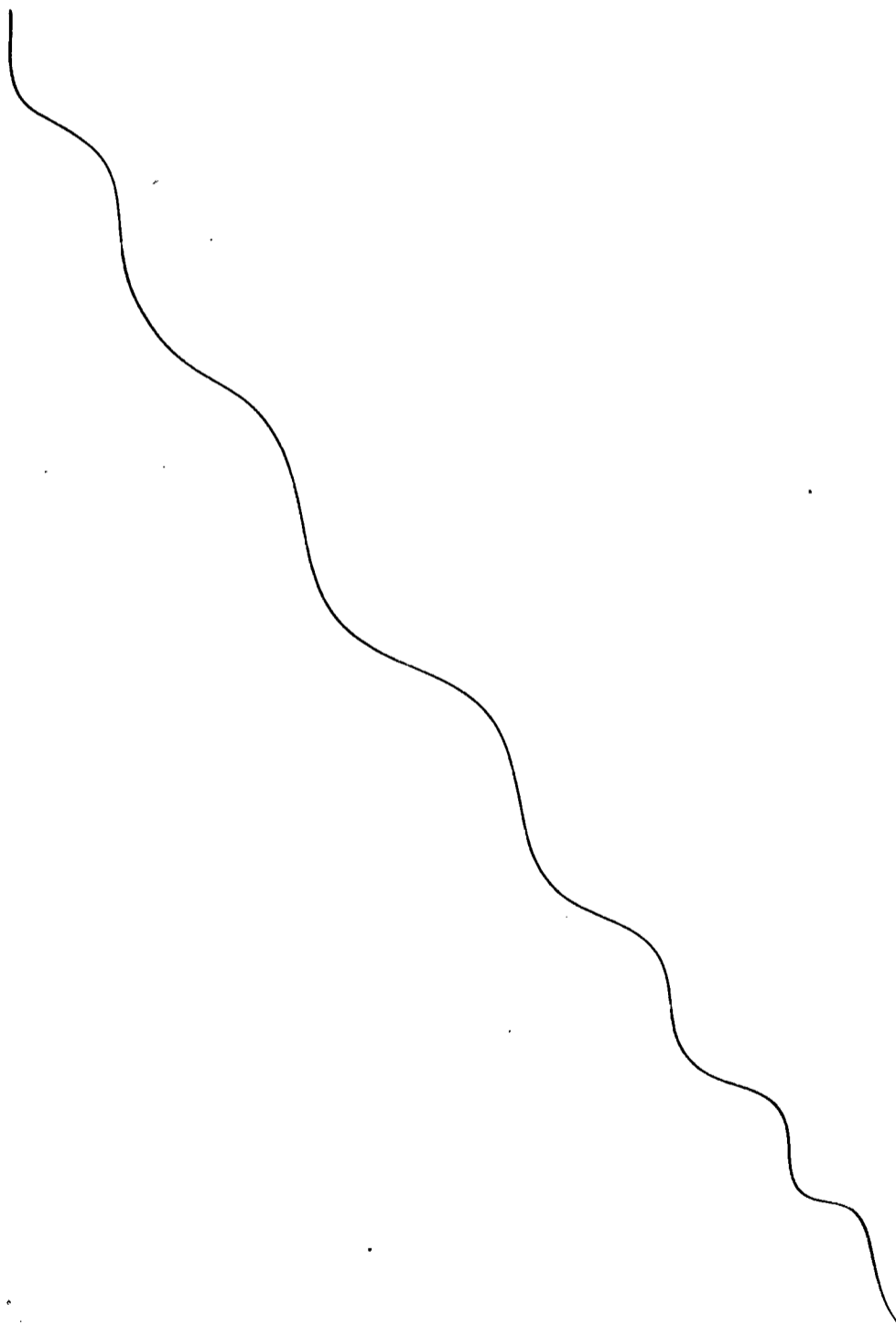
who declare that he do es by these presents, grant, bargain sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which or may have against all preceding owners and vendors, unto

Samuel Levy, of this city and state,

here present accepting, and purchasing for his heirs and assigns, and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

A certain tract of land and improvements situated in the Third Dist. of the city of New Orleans, on Gentilly Road, designated by the No. 3, on a plan made by C. U. Lewis, Dy. City Surveyor, on the 25th. day of Feby. 1899, and attached to an act of partition passed before A. Dericourt, late Notary-Public, of this Parish, which said lot measures 43 feet 8 inches wide by a depth of 18-Arpents.

Being the same property the said vendor acquired by act of partition between himself and his other co-heirs of the late Mr. and Mrs. Nohert Francis, their father and mother, by act passed before A. Dericourt, late N.P. of this Parish, on the 20th. day of March 1899, and recorded in C.O.B. 171-fol 261.



To have and to hold the above described property unto the said purchaser his heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of.....

\$110.00, One Hundred and ten Dollars.

..... In Cash,
which the said purchaser has well and truly paid, in ready and current money to the said Vendor who hereby acknowledge the receipt thereof and grant full acquittance and discharge therefor.

All State and City taxes up to and including the taxes due and exigible in..... are paid as per.....

By reference to the certificates of the Register of Conveyances and Recorder of Mortgages in and for the Parish of..... annexed.....

it does not appear that said property has been heretofore alienated by the..... or that it is subject to any encumbrance whatever.

Tax certificates and Mortgage and Conveyance certificates, as well as the U.S. Courts certificates have been waived, and said parties agree to exonerate me, Notary from any liability or responsibility in the premises.

The said vendor declared to me notary, that he has been married only once, and that his wife is living and residing with him.

20/10/02
No. in C.L.D. 213 - 4782

1/2

THUS DONE AND PASSED, in my office, at the city of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs.

August Chabaud and Charles Gonzales.

competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

Witnesses.

Aug. Chabaud
Chas. Gonzales

Wm. H. Francis
Sam. Levy
Henry G. Stewart

A true Copy
Henry G. Stewart
N.P.

No. 9189

1

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

John Noel Francis to

Sam Levy.

July 31st 1906

No. 206
407101

United States of America,

STATE OF LOUISIANA.

PARISH OF ORLEANS—CITY OF NEW ORLEANS

July 29th 1907

Sale of Property

BY

ROSA FRANCIS

wife of WILLIAM CORNISH

TO

LOUISVILLE & NASHVILLE

R. R. Co.

Be it Known, That on this Twenty Ninth day of the Month of J u l y in the year of our Lord one thousand nine hundred and s e v e n and of the Independence of the United States of America the one hundred and thirty second

Before me, F E L I X J O S E P H P U I G

a Notary Public, duly commissioned and qualified, in and for this City and the Parish of Orleans, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally Came and Appeared:

R O S A F R A N C I S wife of lawful age of WILLIAM CORNISH her husband, who appears herein for the purpose of aiding, authorizing and assisting his said wife, residents of this city

who declare that she does by these presents grant, bargain sell, convey, transfer, assign, set over, abandon and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which she has or may have against all preceding owners and vendors, unto

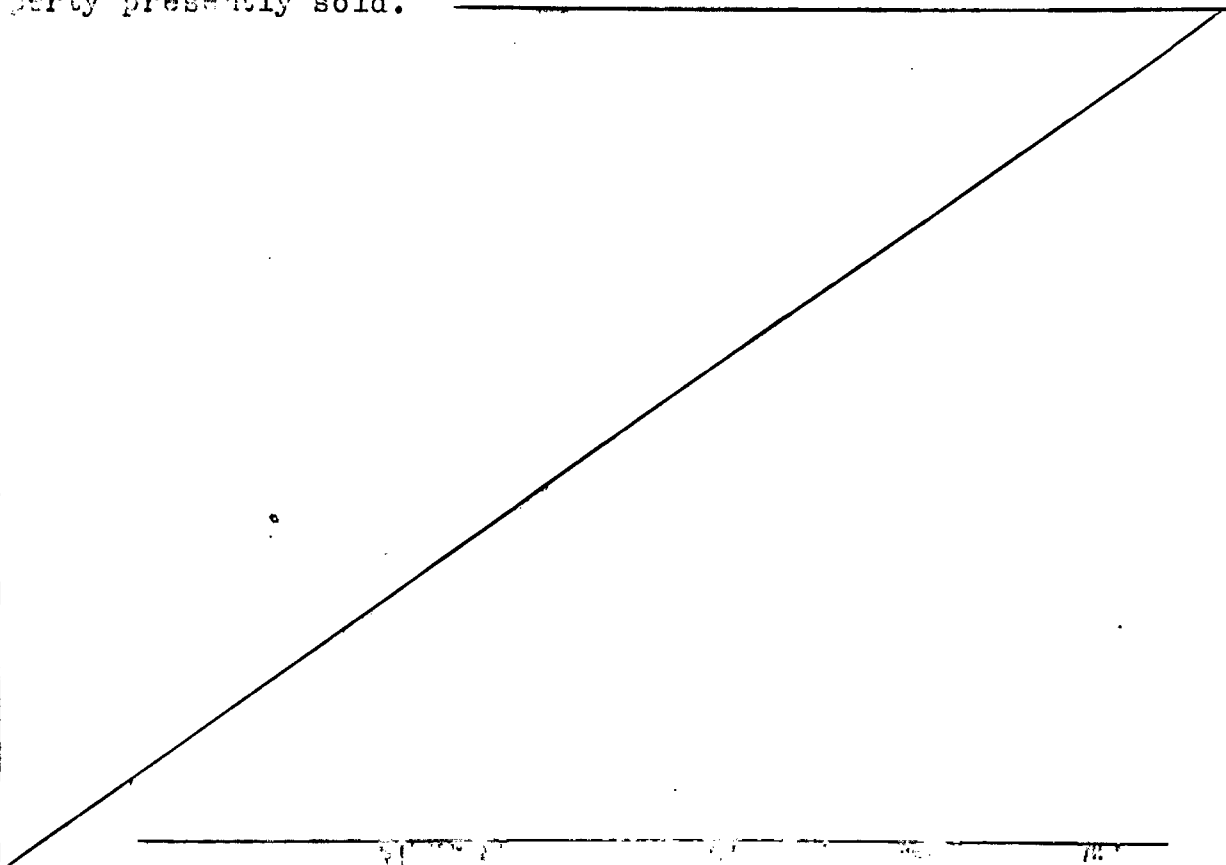
The LOUISVILLE & NASHVILLE RAIL ROAD COMPANY a corporation organized under the laws of the State of Kentucky, and herein represented by Charles Marshall, its Superintendent in this city

here present accepting, and purchasing for s a i d corporation heirs and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

A CERTAIN TRACT or portion of ground together with all the rights, ways, privileges, servitudes and advantages thereunto belonging or appertaining situated in the Third District of this city in that part called Gentilly, measuring more or less forty three feet eight inches front on the right of way of the Louisville & Nashville Railroad Company by about fifteen arpents deep, and to the extreme rear limit of said land, being all the portion of lot Number Six on a sketch or plan made by C. Uncas Lewis, surveyor, dated February 25th 1899, annexed to an act of partition between the present vendor and her co-heirs passed before Antoine Doriocourt a Notary Public in this city on March 20th 1899, which lies south of the right of way of said Louisville & Nashville Railroad Company. That portion of said lot Number Six which lies between said Railroad Company's track and the Gentilly Road is not included in this sale.

Being part of the same property which was acquired by the present vendor by means of a certain partition between herself and her brothers and sisters as heirs of their deceased father and mother, by act passed before Antoine Doriocourt, late Notary in this city on March 20th 1899. Registered in the Conveyance Office of this city in Book 171 folio 261.

It is understood between the parties hereto and the present vendor declares that the portion of ground herein sold which is covered by the right of way and grant of the present purchaser is quitclaimed and transferred only, and without warranty, the warranty however extending to the remaining portion of the property presently sold.



To have and to hold the above described property unto the said purchaser..... heirs
and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of.....

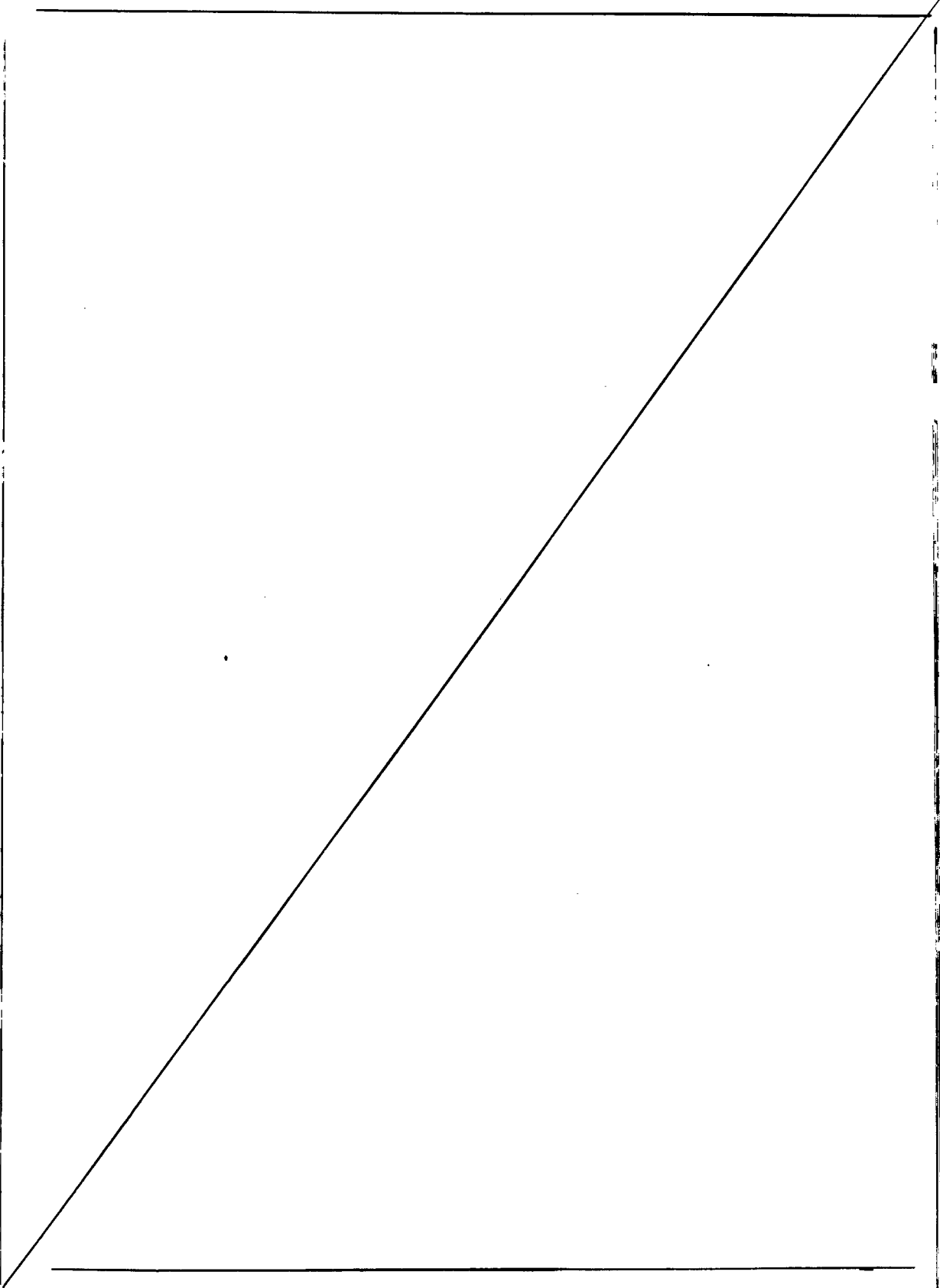
THREE HUNDRED and TWENTY 40/100 Dollars (\$320.40) Cash,
which the said purchases has well and truly paid, in ready and current money
to the said ROSA CORNISH who hereby acknowledge the receipt
thereof and grant full acquittance and discharge therefor.

All State and City taxes up to and including the taxes due and exigible in 1906
are paid as per Certificates from the proper officers hereto an-
nexed for reference, the taxes for the year 1907 to be equally
divided between vendor and purchaser

By reference to the Certificates of the Register of Conveyances and Recorder of Mortgages in
and for the Parish of Orleans annexed to the margin hereof

it does not appear that said property has been heretofore alienated by the vendor
or that it is subject to any encumbrance whatever.

By reference to the certificates from the Clerks of the
United States Circuit Court and the United States District
Court for the Eastern District of Louisiana and sitting in
New Orleans, it does not appear that there are any unsatisfied
judgments or decrees recorded in said courts against the pre-
sent vendor.



THUS DONE AND PASSED, in my office, at the city of New Orleans, on the day, month and year herein first above written, in the presence of Messieurs.

ALBERT DALBI and ANDRE LAFARGUE

competent witnesses, who hereunto sign their names with the said appearers, and me, Notary, after reading of the whole, and the said William Cornish declaring that he know not how to write or sign his name has affixed his ordinary mark in lieu of his signature. _____

Original Signed

Albert Dalbi
Andre Lafargue

Rose Cornish
his
William X Cornish
mark

Louisville & Nashville R.R.Co.

SEBASTIAN J. PUGH
Notary Public
Superintendent
REC. C.O. Book 217 folio 111

A true copy



[Handwritten signature]
Notary Public

In the partition of the lands of Norbert Francis (col) of which the land conveyed in this deed is one of the lots the heir who drew lot # 6. went into actual possession of lot of lot # 2. This error was discovered when we went to buy the lot and when deed was taken it was made for lot # 6. which the record showed had been acquired at the partition. See correspondence in R.E. agts file. The lot actually taken possession of under this deed being lot # 2 of the partition plat

EXAMINED and APPROVED

Oct 20th 1911

G.O. Bradford

Esno Real Estate Agent

Approved for filing
this Dec-20

1911
Albert Kypurick

General Solicitor

NOTED.
COB

6
New Orleans July 29th 1907

Sale of Real Estate

By

Rose Francis Cornish

As

Louisville & Nashville RR Co

copy

FELIX J. PUIG;
NOTARY PUBLIC,
217 CARONDELET STREET,
NEW ORLEANS, LA.

MAR 31 1915

No. 9187

1000-5-10-1531.

DEED

This Document must be returned
to the Secretary.

Rosa Francisco

July 29th 1907

32040

David S