

MADISON COUNTY SCHOOLS

476 Highland Colony Parkway
Ridgeland, Mississippi 39157

Receptionist: (601) 879-3000
16th Section Dept.: (601) 879-3005

June 26, 2017

Mr. Minor Norman, Director
Madison County, Mississippi
Emergency Management Agency
1633 West Peace Street
Canton, MS 39046

RE: Parcel #081E-16-002; 5± acres, more or less, in S16-8N-1E
(Mannsdale Section)

Dear Mr. Norman:

Enclosed please find a copy of the Surrender and Quitclaim document conveying the above referenced property back to Madison County School District. After you have received approval from the Board of Supervisors at their July 5th, 2017 meeting, you will need to sign the document. Cynthia Parker will have the original document, so please get with her to sign it and she can notarize your signature. I should be picking up this document, along with others, on July 6th.

I will present it to the Board of Education at its July 14th meeting, and after I obtain their approval and signatures, I will bring it back to Cynthia Parker/Ronny Lott for recording in land records. I'll make sure to get a copy of the recorded release to you for your files.

Please contact me if you have any questions

Sincerely,



Letitia H. Reeves,
16th Section Land Manager

\lr
Enclosures

MADISON COUNTY SCHOOLS

476 Highland Colony Parkway
Ridgeland, Mississippi 39157

Receptionist (601) 879-3000
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June 26, 2017

Madison County Board of Supervisors
ATTN: Ms. Cynthia Parker, Board Secretary
P.O. Box 404
Canton, MS 39046

COPY

RE: Documents for Board Approval

Dear Cynthia:

Enclosed please find the following documents:

1. Commercial Lease to NAV JASH, LLC, regarding 7 acres, more or less, located in Section 16, Township 8 North, Range 2 East, Madison County, Mississippi (Gluckstadt section); and
2. Surrender and Quitclaim of 16th Section Leasehold regarding 5± acres in Section 16, Township 8 North, Range 1 East, Madison County, Mississippi (Mannsdale Section) from the Madison County, Mississippi Emergency Management Agency back to Madison County Schools. NOTE: This is the former highway patrol tower property next to Highway 463.

It is requested that the Board of Supervisors approve the enclosed documents at the upcoming Board of Supervisors' meeting to be held July 5, 2017.

Should you have any questions or need anything further in this regard, please let me know. Thank you.

Sincerely,



Letitia Reeves

16th Section Land Manager

/lr

Enclosures

cc: Ronnie L. McGehee, Ph.D., Superintendent
Mr. Minor Norman, Director, MMEIA

COPY

INDEXING: 5 acres, more or less, situated in the NW1/4 NW1/4 of Section 16, Township 8 North, Range 1 East, Madison County, Mississippi (Parcel #081E-16-002/00.00)

LESSOR:
Madison County, Mississippi Board
of Education Trustees of the Madison
County School District 16th Section
School Lands Trust
476 Highland Colony Parkway
Ridgeland, MS 39157
Telephone: 601-499-0800

LESSEE:
Madison County, Mississippi
Emergency Management Agency
ATTN: Minor Norman, Director
1633 West Peace Street
Telephone: 601-859-4188

PREPARED BY:
Madison County School District
476 Highland Colony Parkway
Ridgeland, MS 39157
Telephone: 601-499-0800

SURRENDER AND QUITCLAIM OF 16TH SECTION LEASEHOLD

WHEREAS, by instrument dated January 21, 2005, the Madison County, Mississippi, Board of Education ("Lessor") granted a Sixteenth Section Lease Contract ("Lease Contract") to the Mississippi Department of Public Safety/Mississippi Highway Safety Patrol by document recorded in Book 1885 at Page 591, amended in Book 3136 at Page 752, recorded in the office of the Chancery Clerk of Madison County, Mississippi, regarding property in Section 16, Township 8 North, Range 1 East, Madison County, Mississippi described as follows, to wit

Parcel A

Commence at the southwest corner of the NW1/4 of Section 16, Township 8 North, Range 1 East, Madison County, Mississippi, and run thence North 0 degrees 49 minutes 36 seconds East, 2,030.27 feet along the West line of the said Section to the POINT OF BEGINNING for the parcel herein described; thence continue North 00 degrees 49 minutes 36 seconds East, 207.49 feet along the said West line of Section 16 to a point; thence North 60 degrees 00 minutes 00 seconds East, 208.71 feet to a point on the westerly right-of-way line of Miss. Highway No. 463; thence run Southerly, 197.275 feet along the arc of a 5.2281 degree curve to the right in the said right-of-way line, said arc having a chord bearing and length of South 12 degrees 38 minutes 39 seconds East, 197.009 feet; thence South 62 degrees 12 minutes 18 seconds West, 256.46 feet to the POINT OF BEGINNING, containing 1.0 acre, more or less.

Parcel B

Commence at the southwest corner of the NW1/4 of Section 16, Township 8 North, Range 1 East, Madison County, Mississippi, and run thence East, 355.40 feet to a point; run thence North, 2,161.95 feet to a concrete right-of-way marker which marks the Easterly right-of-way line of Miss. Highway No. 463 and also marks the POINT OF BEGINNING for the parcel herein described; thence run Northerly, 514.319 feet along the arc of a 4.7910 degree curve to the left in the said right-of-way line, said arc having a chord bearing and length of North 19 degrees 46 minutes 17 seconds West, 510.365 feet; thence North 89 degrees 00 minutes 39 seconds East, 371.55 feet along the North line of the said Section 16 to a point; thence South 21 degrees 00 minutes 23 seconds East, 521.34 feet to a point; thence West, 385.74 feet to the POINT OF BEGINNING, containing 4.0 acres, more or less;

and

WHEREAS, the lease was assigned to Madison County, Mississippi, Emergency Management Agency ("Lessee") by document dated July 14, 2014 recorded in Book 3136 at Page 747 in the office of the hereinbefore mentioned Chancery Clerk; and

WHEREAS, it is the desire of the Lessee to release its interest in and to said leasehold estate consisting of 7 acres, and quitclaim same to the school trust so as to

permit use of said property by the Madison County School District; and

WHEREAS, Madison County, Mississippi Emergency Management Agency will remove all structures from the leasehold property.

THEREFORE, the Lessee does hereby release, quitclaim and convey unto the Madison County Board of Education, Trustees of the Madison County School District's 16th Section School Lands Trust, all of its right, title and interest in and to the following described property, to wit:

Parcel A

Commence at the southwest corner of the NW1/4 of Section 16, Township 8 North, Range 1 East, Madison County, Mississippi, and run thence North 0 degrees 49 minutes 36 seconds East, 2,030.27 feet along the West line of the said Section to the POINT OF BEGINNING for the parcel herein described; thence continue North 00 degrees 49 minutes 36 seconds East, 207.49 feet along the said West line of Section 16 to a point; thence North 60 degrees 00 minutes 00 seconds East, 208.71 feet to a point on the westerly right-of-way line of Miss. Highway No. 463; thence run Southerly, 197.275 feet along the arc of a 5.2281 degree curve to the right in the said right-of-way line, said arc having a chord bearing and length of South 12 degrees 38 minutes 39 seconds East, 197.009 feet; thence South 62 degrees 12 minutes 18 seconds West, 256.46 feet to the POINT OF BEGINNING, containing 1.0 acre, more or less.

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AND, FURTHER, the Lessee will remove all structures from the subject property.

WITNESS MY HAND this the ___ day of _____, 2017.

LESSEE:

**MADISON COUNTY, MISSISSIPPI
EMERGENCY MANAGEMENT AGENCY**

By: _____
Minor Norman, Director

LESSOR:

**MADISON COUNTY, MISSISSIPPI,
BOARD OF EDUCATION**

By: _____
William R. Grissett, Jr., President

ATTEST:

Ronnie L. McGehee, Madison County
Superintendent Of Education

Reviewed and approved by the Madison County Board of Supervisors, this the ___ day of _____, 2017.

Trey Baxter, President

ATTEST:

Ronny Lott, Clerk

STATE OF MISSISSIPPI
COUNTY OF _____

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this ____ day of _____, 2017, within my jurisdiction, the within named **Minor Norman**, who acknowledged to me that he is the Director of **Madison County, Mississippi Emergency Management Agency**, and that for and on behalf of the said Madison County, Mississippi Emergency Management Agency, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized so to do.

NOTARY PUBLIC

My Commission Expires:

[SEAL]

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this ____ day of _____, 2017, within my jurisdiction, the within named **Trey Baxter**, who acknowledged to me that he is President of the **Madison County Board of Supervisors**, and that for and on behalf of the said Madison County Board of Supervisors, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized so to do.

NOTARY PUBLIC

My Commission Expires:

[SEAL]

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this ____ day of _____, 2017, within my jurisdiction, the within named **William R. Grissett, Jr.** and **Ronnie L. McGehee**, who acknowledged to me that they are President and Superintendent, respectively, of the **Madison County Board of Education**, and that for and on behalf of the said Madison County Board of Education, and as its act and deed, they executed the above and foregoing instrument, after first having been duly authorized so to do.

NOTARY PUBLIC

My Commission Expires:

[SEAL]