

APPLICATION FOR SPECIAL EXCEPTION
Mining Operation

Name and Address of Applicant: <i>Harold C. Perry 2800 Highway 42 North Canton, MS 39046</i>	Street Address of Property (if different address): <i>Same</i>
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APPLICATION DATE	Present Zoning of Property	Legal Description of Property:	TAX PARCEL NUMBER	FLOOD ZONE	MAP/PLAT OF PROPERTY
<i>3-28-19</i>	<i>A1</i>	See (Exhibit A)	<i>083A-02-012/D-02</i>	X	See (Exhibit B)

Other Comments: As per Article 2605 of the Madison County Zoning Ordinance.

Comments

Respectfully Submitted
Harold C. Perry



Petition submitted to Madison County Planning and Development Commission on _____

Recommendation of Madison County Planning and Development Commission on Petition _____

Public Hearing date as established by the Madison County Board of Supervisors _____

Final disposition of Petition _____

Commencing at the SW corner of Section 2, Township 9 North, Range 3 East, Madison County, Mississippi, go N 89°51'25" W for a distance of 886 70 feet to the POINT OF BEGINNING

From the POINT OF BEGINNING

thence go N 06°04'36"W for a distance of 624 44 feet, thence go S89°59'13"W for a distance of 572 72 feet, thence go N32°45'14"W for a distance of 284 95 feet to the south right of way of Mississippi Highway 43, thence go along said south right of way of Mississippi Highway 43 for a distance of 169 25 feet along a curve to the right having a delta angle of 3°46'53", a radius of 2564 42 feet, and a chord length of 169 22 bearing N61°03'00"E, thence go S15°18'45"E for a distance of 229 70 feet, thence go N89°59'13"E for a distance of 354 70 feet, thence go N11°00'00"W for a distance of 388 69 feet to the south right of way of Mississippi Highway 43, thence go along said south right of way of Mississippi Highway 43 for a distance of 612 50 feet along a curve to the right having a delta angle of 13°36'19", a radius of 2579 42 feet, and a chord length of 611 06 feet bearing N78°08'25"E, thence go S10°35'00"E for a distance of 238 52 feet, thence go S88°10'00"E for a distance of 171 60 feet, thence go N0°00'10"E for a distance of 257 58 feet to the south right of way of Mississippi Highway 43, thence go N84°28'22"E along said south right of way of Mississippi Highway 43 for a distance of 74 23 feet, thence go S0°00'00"W for a distance of 898 73 feet, thence go S21°32'03"W for a distance of 381 84 feet, thence go S0°17'50"W for a distance of 2136 34 feet thence go N89°51'25"W for a distance of 443 35 feet, thence go N0°17'50"E for a distance of 2136 34 feet, to the POINT OF BEGINNING, containing 41 8 acres, more or less, and being situated in the Southeast Quarter of Section 2 and the East Half of Section 11, Township 9 North, Range 3 East, Madison County, Mississippi

LESS AND EXCEPT THE FOLLOWING TRACTS 1 AND 2

TRACT 1 A lot or parcel of land fronting 3 33 chains (or 220 0 feet) on the south side of Highway ROW in the SE1/4 of SE1/4, Section 2, Township 9 North, Range 3 East, Madison County, Mississippi, and being more particularly described as from the NE corner of the Ellie P Perry tract as per deed of record in Book #69 at Page #304 of the records of the office of the Chancery Clerk of Madison County, at Canton, Mississippi, said point being described as being 5 0 chains east of the NE corner of the SE1/4 of SE1/4 Section 2 and from said point as mentioned above run thence N88°10'W for 13 88 chains along the center of said highway, thence running South for 0 60 chains to the South ROW line of said highway to point of beginning being the NW corner of tract being described, and from said point of beginning run thence S10°35' for 263 32 feet, thence running S88°10'E for 171 6 feet, thence running north for 257 4 feet to the south ROW of highway, thence running North 88°10'W for 220 0 Feet along the said south ROW of said highway to the point of beginning, and containing in all 1.16 acres, more or less, in the SE1/4 of SE1/4 Section 2, Township 9 North, Range 3 East, Madison County, Mississippi

LESS AND EXCEPT

Begin at the point of intersection of the east line of the above described with the present southerly right of way line of Mississippi Highway No 43, said point of intersection is 1261 1 feet North of and 350 0 feet West of the southeast corner of Section 2, Township 9 North, Range 3 East, from said point of beginning run thence South along said East property line, a distance of 14 0 feet to the proposed southerly right of way line of a proposed highway project as surveyed and staked by the Mississippi State Highway Department (said proposed highway project being known and designated as Federal Aid Project No 82-1623-00-002-10, being a segment of Mississippi Highway No 43), run thence South 84°29' West along said proposed southerly right of way line, a distance of 114 0 feet to a point (the center of the next circle mentioned in this description bears South 02°38' East, a distance of 2579 42 feet from this point), run thence westerly along the circumference of a circle to the left having a radius of 2579 42 feet and along said proposed southerly right of way line, a distance of 99 5 feet to the westerly line of the above described property, run thence North 10°35' West along said westerly property line, a distance of 39 1 feet to the present southerly right of way line of Mississippi Highway No 43, run thence South 86°13' East along said present southerly right of way line, a distance of 40 4 feet, run thence South 88°38' East along said present southerly right of way line, a distance of 179 7 feet to the point of beginning containing 0 13 acres, more or less and all being situated in and a part of the southeast 1/4 of the Southeast 1/4 of Section 2, Township 9 North, Range 3 East, Madison County, Mississippi

TRACT 2 Commencing at the Southeast corner of Section 2, Township 9 North, Range 3 East, Madison County, Mississippi, go N89°51'25"W for a distance of 443 35 feet to a point, thence go N21°32'03"E for a distance of 381 84 feet to the POINT OF BEGINNING

From the POINT OF BEGINNING, thence go North for a distance of 898 73 feet to the south right of way of Mississippi Highway 43, thence go S84°28'22"W along said south right of way of Mississippi Highway 43 for a distance of 74 23 feet, thence go S00°00'10"W for 257 58 feet, thence go N88°10'00"W for 171 60 feet, thence go N10°35'00"W for 238 52 feet to a point on the south right of way line of Mississippi Highway 43, thence go along said south right of way of Mississippi Highway 43 for a distance of 431 67 feet along a curve to the left having a delta angle of 09°35'18", a radius of 2579 42 feet, and a chord length of 431 16 feet bearing S80°08'55"W, thence go S23°04'24"E for a distance of 582 45 feet, thence go S60°51'15"E for a distance of 553 80 feet, thence go N21°01'46"E for a distance of 5 78 feet to a point said point also being the POINT OF BEGINNING

Containing 8 78 acres, more or less, and being situated in the southeast Quarter of Section 2, Township 9 North, Range 3 East, Madison County, Mississippi

WARRANTY DEED

35019

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00). cash in hand paid, plus other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, Edward A. Percy and Rebecca P. Sycum, do hereby sell, convey, and warrant unto Harold C. Percy, our undivided two-thirds interest in and to the following described tract of real property lying and being situated in Sections 2 and 11, Township 9 North, Range 3 East, Madison County, Mississippi, and being more particularly described as follows:

Commencing at the SW corner of Section 2, Township 9 North, Range 3 East, Madison County, Mississippi, go N 89°51'23" W for a distance of 886.70 feet to the POINT OF BEGINNING:

From the POINT OF BEGINNING:
thence go N 08°04'38" W for a distance of 624.46 feet;
thence go S 89°59'13" W for a distance of 572.72 feet;
thence go N 32°45'14" W for a distance of 284.99 feet to the south right of way of Mississippi Highway 43; thence go along said south right of way of Mississippi Highway 43 for a distance of 169.35 feet along a curve to the right having a delta angle of 3°46'53", a radius of 7364.42 feet, and a chord length of 169.22 feet bearing N 61°03'00" E;
thence go S 15°18'45" E for a distance of 229.70 feet;
thence go N 89°59'13" E for a distance of 334.70 feet;
thence go N 11°00'00" W for a distance of 388.69 feet to the south right of way of Mississippi Highway 43;
thence go along said south right of way of Mississippi Highway 43 for a distance of 612.30 feet along a curve to the right having a delta angle of 13°36'19", a radius of 2579.42 feet, and a chord length of 611.05 feet bearing N 78°08'25" E;
thence go S 10°35'00" E for a distance of 238.52 feet;
thence go S 88°10'00" E for a distance of 171.60 feet;
thence go N 0° 00'10" E for a distance of 237.38 feet to the south right of way of Mississippi Highway 43;
thence go W 82°28'22" E along said south right of way of Mississippi Highway 43 for a distance of 74.23 feet;
thence go S 0° 00'00" W for a distance of 898.73 feet;
thence go S 21°32'03" W for a distance of 181.64 feet;
thence go S 0° 17'30" W for a distance of 2136.34 feet;
thence go N 89°51'23" W for a distance of 443.33 feet;
thence go N 0° 17'50" E for a distance of 2136.34 feet;
to the POINT OF BEGINNING, containing 41.8 acres, more or less, and being situated in the Southeast Quarter of Section 2 and the East Half of Section 11, Township 9 North, Range 3 East, Madison County, Mississippi.

The warranty contained herein is made subject to the following exceptions, to-wit:

1. Advalorem taxes for the year 1990 which will be paid in full by the Grantee.

2. Zoning and subdivision regulation of Madison County, Mississippi.

3. The ownership of oil, gas and other minerals lying in, on and under the above described property is not warranted, however, Grantor is conveying to the Grantee all of the right, title and interest in and to such oil, gas and minerals owned by them lying in, on and under the above described property.

The Grantors herein and the Grantee, are the children and sole and only heirs at law of Ellis P. Perry, Deceased.

WITNESS OUR SIGNATURES this 27th day of March, 1990.

Edward A. Perry
EDWARD A. PERRY
Rebecca F. Perry
REBECCA F. PERRY

STATE OF MISSISSIPPI
COUNTY OF *Carroll*

THIS DAY PERSONALLY APPEARED BEFORE ME, the undersigned notary public, in and for the aforesaid county and state, the within named EDWARD A. PERRY who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and year therein written as and for his act and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this 27th day of March, 1990.

Peter Williamson
NOTARY PUBLIC

(SEAL)

My Commission Expires: _____

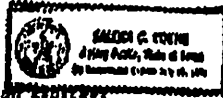


STATE OF TEXAS

COUNTY OF Polk No. 200 50

THIS DAY PERSONALLY APPEARED BEFORE ME, the undersigned notary public in and for the abovesaid county and state the within named REBECCA P. SYMUM who acknowledged that she signed and delivered the above and foregoing Warranty Deed on the day and year therein written as and for her set and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this 21st day of March, 1990.



Saloni C. Young
NOTARY PUBLIC

(SEAL)
My Commission Expires
July 20, 1991

Grantor:

Edward A. Perry
Route 4, Box
Ganton, MS 39068
(601) 859-2749 (Home)
(601) 859-8111 (Business)

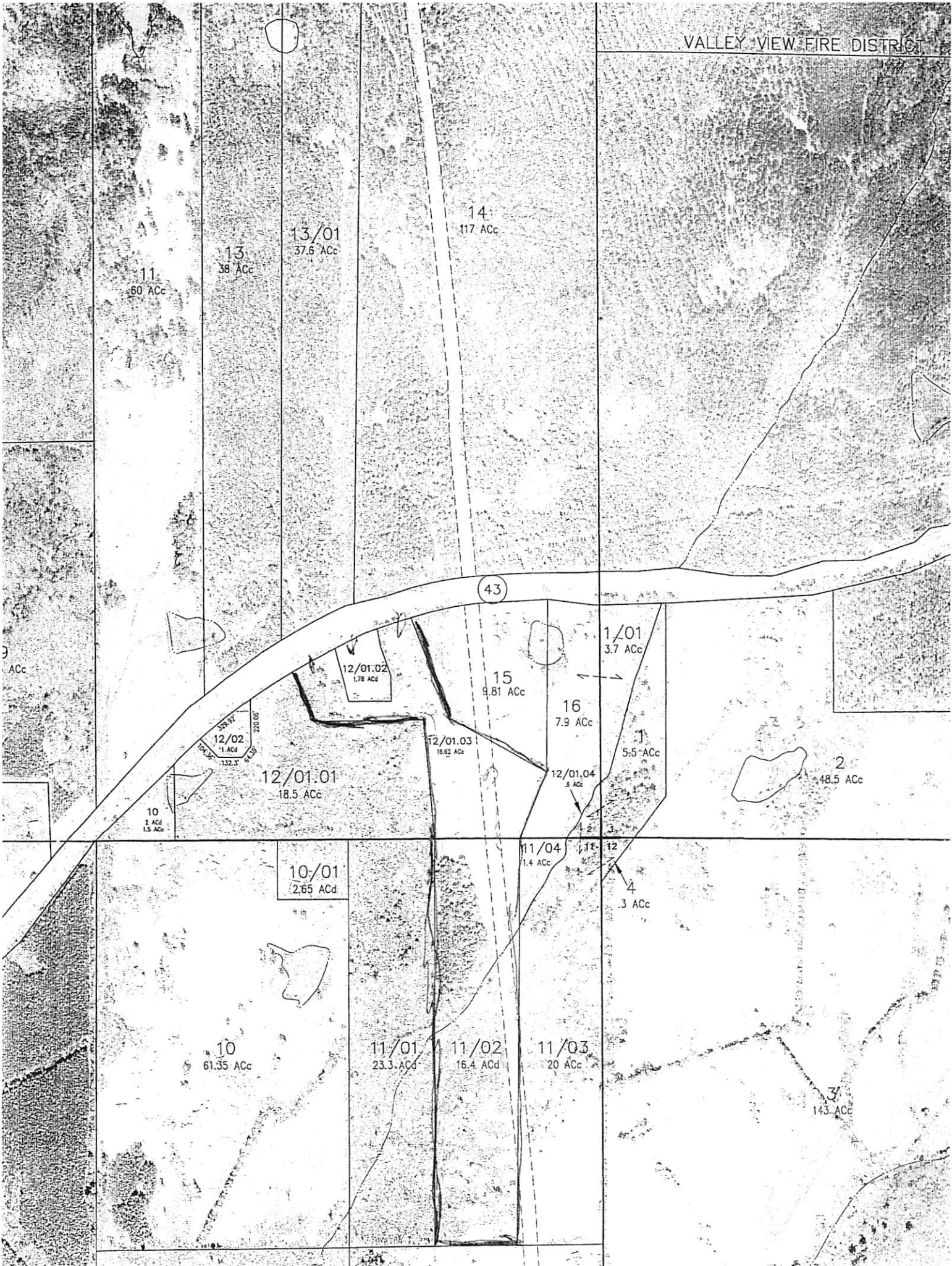
Rebecca P. Symum
3901 ~~Highway~~ Highway
~~Highway~~ Highway
Phone: ~~859-2749~~ 859-2749



STATE OF MISSISSIPPI, County of Madison:

I certify that the within instrument was filed for record in my office this 22 day of March, 1990, at 6:00 o'clock P. M., and was duly recorded on the MAR 22 1990 Book No. 200 Page 48.

BILLY V. COOPER, CHANCERY CLERK BY: J. Cole D.C.





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Find address or place

Parcel boundaries are shown in red. A popup window displays the following information:

Parcels: 093A-11 -011/02.00

Parcel ID: 093A-11 -011/02.00
Owner: PERRY HAROLD C
Address: 0
Deed Record: [Click Here to See Deed](#)

[Zoom to](#)

0.3mi

-89.960 32.651 Degrees

Madison County GIS