- 100 OST page 225

THE HOUSING AUTHORITY OF THE

IN THE PROBATE COURT OF

CITY OF BAY MINETTE, BALDWIN COUNTY, ALABAMA

:

BALDWIN COUNTY, ALABAMA

VS

:

FORREST B. NEWTON

:

APPLICATION TO CONDEMN LANDS

TO THE HONORABLE PROBATE COURT OF BALDWIN COUNTY, ALABAMA, AND TO THE HONORABLE HARRY D'OLIVE, PROBATE JUDGE:

Now comes your applicant, The Housing Authority of the City of Bay Minette, Alabama, a body corporate, and files this, it's application for an Order of Condemnation to acquire and obtain certain lands hereinafter described, and respectfully shows unto this Honorable Court as follows:

T

The Housing Authority of the City of Bay Minette, Baldwin County, Alabama, is organized under the provisions of Chapter II, Title 25, Code of Alabama of 1940, as recompiled in 1958, and as such Housing Authority and in accordance with the laws of the State of Alabama and the Constitution of Alabama is authorized to institute these proceedings and to condemn the lands hereinafter described.

II

The Housing Authority of Bay Minette, Alabama, has by resolution determined that it is necessary in the public interest and for the public use in connection with the execution of an Urban Renewal Plan as part of a Neighborhood Development Project (Project No. AlA-A-1), which project has been approved and legally adopted by the governing body of the City of Bay Minette, Alabama, that the land hereinafter described be condemned. A certified copy of this resolution is attached hereto and marked "EXIHIBIT A" and by reference made a part hereofo

Filed Nov. 4, 1970

Booordod Harry D'Olivie

.r vni -...

The lands necessary for public use for the reasons herein stated are described as follows:

Parcel 1:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

Parcel 2:

Beginning at the Southeast corner of Lot 85, of the original Town of Bay Minette, Alabama, run thence in an Easterly direction along the Southern boundary of said lot 85, 116 feet to a point of said boundary, thence run in a Northerly direction and perpendicular to the Southern boundary of lot 85, lll feet to a point, thence run in a Westerly direction and parallel to the Southern boundary of Lot 85, 50 feet, more or less, to a point situated on the Western boundary of Lot 85, thence run in a Southwesterly direction and along the Western boundary of said lot 85 to the point of Beginning, being part of lot 85 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

IV

That the above described land is owned by Forrest B. Newton, who is over the age of 21 years and is a resident of Bay Minette, Baldwin County, Alabama.

V

The Housing Authority of the City of Bay Minette, Baldwin County, Alabama, is unable to agree with the condemnee, Forrest B. Newton, on the terms of a purchase by the condemnor, The Housing Authority of the City of Bay Minette, Alabama, and therefore, seeks to condemn said lands herein above described by acquiring all the right, title and interest in said property owned by the condemnee. Your applicant does not know of any other person, firm or corporation who owns or claims any right, title or interest in and to the above described lands and has used reasonable deligence to ascertain if any other

person, firm or corporation other than the one named claims to own any right, title or interest in said land.

WHEREFORE, THE PREMISES CONSIDERED, your applicant respectfully prays that this Honorable Court will, on the filing of this application, make and enter an order appointing a day for the hearing hereof and will cause notice of the filing hereof and of the day set for the hearing to be given to the above named person in accordance with the laws of this State in such cases and in the manner provided.

Your applicant FURTHER PRAYS that on the day set for the hearing of this application that this Honorable Court will enter an order granting this application in and by the terms of which order three citizens of this County will be appointed Commissioners by this Court to assess the damages and compensation, if any, to which the said Condemnee is entitled. Your applicant further prays that upon the receipt by this Court of the report of the Commissioners and the certificate in connection therewith that this Honorable Court will enter an order or decree of Condemnation based on the fair and reasonable market value and compensation to be allowed the condemnee and that said decree vest the fee simple title to the said lands free and clear of all liens and encumbrances in the Housing Authority of the City of Bay Minette, Alabama, a corporation, and will make and enter in this cause all such or other and further orders and decrees as may be necessary or proper in the premises.

Respectfully submitted:

Stephen McMillan, Executive Director The Housing Authority of the City of Bay Minette, Alabama.

Taylor Wilkins, Jr.

Attorney for The Housing Authority of the

City of Bay Minette, Alabama

STATE OF ALABAMA

BALDWIN COUNTY

Before me, the undersigned authority within and for said State and County, personally appeared STEPHEN McMILLAN, who first being duly sworn, deposes and says as follows:

That he is Executive Director of The Housing Authority of the City of Bay Minette, Alabama, a corporation; that he has read over the foregoing application and that the matters and facts alleged therein are true and correct.

Sworn to and subscribed before me on this the day of ____

November, 1970.

Tepland har dullan

CERTIFICATE

I, Stephen A. McMillan	, the duly appointed, qualified
and acting Secretary	of The Housing Authority of the
City of Bay Minette, Alabama,	do hereby certify that the
attached extract from the minutes of th	e <u>Special</u>
meeting of the Commissioners	of said Authority
held on <u>July 27, 1970</u> , is a	true and correct copy of the
original minutes of said meeting on fil	e and of record insofar as said
original minutes relate to the matters	set forth in said attached extract,
and I do further certify that the copy	of the Resolution appearing in said
attached extract is a true and correct	copy of the Resolution adopted at
said meeting and on file and of record.	
IN WITNESS WHEREOF, I have hereunt	o set my hand and the seal of said
Authority this 6th da	ay of November , 19 70.
	Stephent In millan

(SEAL)

The first order of business was to set a recommendation from the Commissioners of a sale price for Parcels 7-19 and 7-20, which will be combined and sold as one parcel. Secretary McMillan pointed out that Mr. M. D. Bell, Sn. had appraised both parcels for a total of \$3,727.00 and that Mr. Cecil Golemon had appraised both parcels for a total of \$3,200.00. Secretary McMillan pointed out that this property is ideally located and some of the most desirable land in the whole community. As a result he recommended that the Commissioners set a price of \$3,725.00. Chairman Faulkner and Commissioner Nassar questioned Secretary McMillan about the possibility of selling the parcel for more. Secretary McMillan explained that based on the appraisals it would be difficult to justify selling the property for more. Commissioner Nassar offered a motion for the adoption of a price of \$3,725.00 which motion was seconded by Commissioner Page. Upon a roll call for vote all present voted "Aye". The Chairman thereupon declared said motion carried and said motion adopted.

Next on the agenda was the establishing of acquisition prices for the Douglasville and South Central Urban Renewal Areas. Secretary told the Commissioners that we are now ready to start acquiring property and that the Commissioners needed to authorize the Executive Director to offer certain sums of money for property. He stated that appraisals of each parcel had been made for both areas. The Secretary and Mr. Wilbur Edwards from the Acquisition Department of Housing and Urban Development had inspected each property individually and discussed prices to be offered to the property owners. The Commissioners were shown a tabulation sheet of both areas. (See the attached list for the areas.) Commissioner Page introduced the following resolution, which was read in full and considered:

RESOLUTION 1970-10

BE IT RESOLVED that the Commissioners of the Housing Authority of the City of Bay Minette, Alabama finds, determines and declares that the acquisition of the lands listed on the attached real estate tabulation sheets and identified by parcel numbers which may further identified by the land ownership map of the Urban Renewal Plan, and is in the public interest and the acquisition is necessary for public use and for the uses and purposes set out in and authorized by the Code of Alabama of 1940 as amended, recompiled 1958 and as amended and by the provisions of Title 42, U.S.C.A. Section 1401-1435, and 1441-1460 as amended and other sections as made and provided, in connection with the execution of the Urban Renewal Program known as Neighborhood Development Program, Project Number Alabama A-1, according to the plan previously duly and legally adopted and approved by the Commissioners of the Housing Authority at a special meeting on October 16, 1968 and by the governing body of the City of Bay Minette, Alabama in regular session on October 15, 1968 and that the Executive Director is hereby authorized to acquire these properties, except parcels numbered 3-5A, 4-1A, 4-12, 4-13, 7-8 in the

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CERTIFICATE AS TO SERVICE OF NOTICE OF SPECIAL MEETING

I, Stephen A. McMillan, the duly appointed, qualified and acting Secretary of The Housing Authority of the City of Bay Minette, Alabama, do hereby certify that on July 27, 1970, I served in the manner provided in the By-Laws of said Authority, upon each of the Commissioners thereof, a true and correct copy of the foregoing Notice of Special Meeting.

Witness my signature this July 27th, 1970.

WAIVER OF NOTICE OF AND CONSENT TO SPECIAL MEETING:

We, the undersigned Commissioners of The Housing Authority of the City of BayMinette, Alabama do hereby accept service of the foregoing notice of special meeting, waiving any and all irregularities in such service and in said notice, and we do hereby consent and agree that said Commissioners shall meet at the time and place named in such notice and for the purposes therein stated. Douglasville Urban Renewal Area and parcels numbered 105-1A, 116-6B, and 117-2, at the price listed on the form as the LPA's recommended price or at any lower price concurred in by the Regional Office of the Department of HUD by whatever means he deems appropriate in order to carry out the orderly execution of the Urban Renewal Plan.

Commissioner Page moved the adoption of the resolution and his motion was seconded by Commissioner Nassar and upon roll call the "Ayes" and "Nays" were as follows:

AYES:

NAYS:

J. H. Faulkner Harlan Page Emile Nassar Cswald Boykin

None

The Chairman thereupon declared said motion carried and said resolution adopted.

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THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN

IN THE PROBATE COURT OF

COUNTY, ALABAMA

BALDWIN COUNTY, ALABAMA

VS

.

ORDER SETTING DAY FOR HEARING CONDEMNATION APPLICATION

FORREST B. NEWTON

On this day came THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN COUNTY, ALABAMA, and files in this Court it's application for an ORDER OF CONDEMNATION of lands and interest in lands which are particularly described in said application located in Baldwin County, Alabama, and for public use as part of an Urban Renewal project and alleging that the property sought to be condemned to be owned by FORREST B. NEWTON.

It appearing to the Court that said application complies with the statutes of the State of Alabama, and such cases made and provided, and that the applicant is entitled to file such application in this Court; IT IS, THERE-FORE, CONSIDERED, ORDERED AND DECREED by the Court that this Honorable Court has and does take jurisdiction of said application and that the day of Nov., 1970, at 10.30 clock 4.m, be and is hereby appointed as the day for hearing thereof.

> Honorable Harry D'Olive Judge of Probate

Baldwin County, Alabama

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN

IN THE PROBATE COURT OF

COUNTY, ALABAMA

BALDWIN COUNTY, ALABAMA

VS

1040

FORREST B. NEWTON

NOTICE

TO: FORREST B. NEWTON

YOU WILL PLEASE TAKE NOTICE that an application was filed in this Court by the Housing Authority of the City of Bay Minette, Alabama, alleging that it desires to condemn certain parcels of land set out and described as follows:

Parcel 1:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

Parcel 2:

Beginning at the Southeast corner of Lot 85 of the original Town of Bay Minette, Alabama, run thence in an Easterly direction along the Southern boundary of said lot 85 116 feet to a point of said boundary, thence run in a Northerly direction and perpendicular to the Southern boundary of lot 85 lll feet to a point, thence run in a Westerly direction and parallel to the Southern boundary of Lot 85 50 feet more or less to a point situated on the Western boundary of Lot 85, thence run in a Southwesterly direction and along the Western boundary of said Lot 85 to the point of Beginning, being part of Lot 85 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

And the application prays that a day be appointed for the hearing thereof, and for such further, other and different orders and decrees as may be necessary and proper for the acquisition by the Condemnor.

THIS IS TO NOTIFY YOU that the Probate Court of Baldwin County, Alabama, has appointed the 18th day of _______, 1970, at 10:30 o'clock $\underline{\textit{H.}}$ m, as the day and time upon which said application will be heard,

M. C.
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at which time you may appear and contest the same, if you chose to do so.

Done this the day of _______, 1970.

Honovable Harry D'Olive Probate Judge Baldwin County, Alabama

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AMENDMENT OF APPLICATION TO CONDEMN LANDS

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN

IN THE PROBATE COURT OF

COUNTY, ALABAMA

BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON, GEORGE C. NEWTON, and PEGGY C. NEWTON

TO THE HONORABLE PROBATE COURT OF BALDWIN COUNTY, ALABAMA, AND TO

THE HONORABLE HARRY D'OLIVE, PROBATE JUDGE:

Now comes your applicant, The Housing Authority of the City of
Bay Minette, Alabama, a body corporate, and respectfully amends its Application
to Condemn Lands as follows:

Ι

The applicant amends the description of Parcel II of the lands described in paragraph III of its Application to Condemn Lands as follows:

Beginning at the Southwest corner of Lot 85 of the original Town of Bay Minette, Alabama, run thence in an Easterly direction along the Southern boundary of said Lot 85, 116 feet to a point of said boundary, thence run in a Northerly direction and perpendicular to the Southern boundary of Lot 85, 111 feet to a point, thence run in a Westerly direction and parallel to the Southern boundary of Lot 85, 50 feet, more or less, to a point situated on the Western boundary of Lot 85, thence run in a Southwesterly direction and along the Western boundary of said Lot 85 to the point of Beginning, being part of Lot 85 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

II

The applicant amends paragraph IV of his Application to Condemn Lands by adding George C. Newton and Peggy C. Newton as Condemnees and owners of Parcel II of the above described property, both of whom are over the age of 21 years and are residents of Bay Minette, Baldwin County, Alabama.

Taylor Wilkins, Jr., Attorney for the Housing Authority of the City of Bay Minette, Alabama.

Respectfully Submitted:

Stephen McMillan, Executive Director of the Housing Authority of the City of Bay Minette, Alabama.

THE Nov. 20, 1970

EVOL U. PACE 146 Harry D'Dewy

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN COUNTY, ALABAMA

: IN THE PROBATE COURT OF

: BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON, GEORGE C. NEWTON, and PEGGY C. NEWTON

ORDER GRANTING APPLICATION AND APPOINTING COMMISSIONERS

This being the day appointed by the Court for the hearing of the application heretofore filed in this Court praying that this Court condemns certain lands described therein for the purpose set forth therein, now comes said Applicant, by its attorney, and the Condemnees having had due notice as required by law, the Court proceeds to hear said application, together with all legal evidence touching the same, and it appearing to the Court that the allegations of said application are true and that it is necessary that said lands be condemned for the purpose mentioned in said application, and the Court having considered all of the above, it is, therefore

ORDERED, ADJUDGED and DECREED by the Probate Court of Baldwin County, Alabama, that said application be, and the same is hereby, granted.

It is further appearing to the Court that W. E. Long
B. K. Mills and Ray Stephens
are three (3) citizens of the County possessing the qualifications of jurors, and
who are disinterested, and that the above named citizens are proper and com-
petent persons to act as Commissioners to view the land described in said
application, and, after hearing all the evidence offered, to assess the damages
and compensation to which the owners of the land are entitled, and they are
hereby appointed as Commissioners for the purpose aforesaid.
Done this 3 nd day of December 1970

Honorable Harry D'Olive Judge of Probate

Baldwin County, Alabama

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN

NEWTON, and PEGGY C. NEWTON

: IN THE PROBATE COURT OF

COUNTY, ALABAMA

: BALDWIN COUNTY, ALABAMA

CONDEMNOR

VS

FORREST B. NEWTON, GEORGE C.

CONDEMNEES

NOTICE OF APPOINTMENT OF COMMISSIONERS

TO: Taylor Wilkins, Sheriff of Baldwin County, Alabama:

YOU ARE HEREBY NOTIFIED that the undersigned Judge of Probate of Bladwin County, Alabama, has, in the above styled cause now pending in said Court, appointed W. E. Long B. R. Mills and RAY Stephens as Commissioners to assess the damages and compensation, if any, to which Forrest B. Newton, George C. Newton and Peggy C. Newton, as the owners of the following described lands situated in Baldwin County, Alabama, to-wit:

> Beginning at the Southwest corner of Lot 85 of the original Town of Bay Minette, Alabama, run thence in an Easterly direction along the Southern boundary of said Lot 85, 116 feet to a point of said boundary, thence run in a Northerly direction and perpendicular to the Southern boundary of Lot 85, 111 feet to a point, thence run in a Westerly direction and parallel to the Southern boundary of Lot 85, 50 feet, more or less, to a point situated on the Western boundary of Lot 85, thence run in a Southwesterly direction and along the Western boundary of said Lot 85 to the point of Beginning, being part of Lot 85 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

are entitled.

AND you are hereby required to serve a copy of this notice upon each of the persons designated herein as Commissioners within five (5) days of the receipt of this notice, which said Commissioners must, within twenty (20) days

of this date, make a report in writing, to the Court stating the amount of damages and compensation ascertained and assessed by them for the owners of the above described land.

AND you are required to make due return on this notice to this Court.

Judge of Probate

Baldwin County, Alabama

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Sheriff claims ______ miles at

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TAYLOR WILKINS, Sheriff

BY ______ DEPUTY SHERIFF

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THE HOUSING AUTHORITY OF THE

CITY OF BAY MINETTE, BALDWIN

COUNTY, ALABAMA

IN THE PROBATE COURT OF

BALDWIN COUNTY, ALABAMA

CONDEMNOR

VS

:

FORREST B. NEWTON, GEORGE C. NEWTON, and PEGGY C. NEWTON

CONDEMNEES

AMENDMENT TO NOTICE OF APPOINTMENT OF COMMISSIONERS

TO: Taylor Wilkins, Sheriff of Baldwin County, Alabama:

Comes now the Condemnor, The Housing Authority of the City of Bay Minette, Alabama, a body corporate, and respectfully amends its Notice of Appointment of Commissioners as follows:

Ι

The Condemnor amends the description of the lands described in its Notice as follows:

Parcel 1:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

Parcel 2:

Beginning at the Southwest corner of Lot 85 of the original Town of Bay Minette, Alabama; run thence in an Easterly direction along the Southern boundary of said Lot 85, 116 feet to a point of said boundary; thence run in a Northerly direction and perpendicular to the Southern boundary of Lot 85, 111 feet to a point; thence run in a Westerly direction and parallel to the Southern boundary of Lot 85, 50 feet, more or less, to a point situated on the Western boundary of Lot 85; thence run in a Southwesterly direction and along the Western boundary of said Lot 85 to the point of Beginning, being part of Lot 85 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

STATE OF ALABAMA, BALDWIN COUNTY

Secordod.

Judge of Probate

Respectfully submitted:

Taylor Wilkins, Jr. Atterney for the Housing Authority of the City of Bay Minette, Alabama.

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AMENDMENT OF APPLICATION TO CONDEMN LANDS

THE HOUSING AUTHORITY OF THE

IN THE PROBATE COURT OF

CITY OF BAY MINETTE, BALDWIN

COUNTY, ALABAMA

BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON, GEORGE C. NEWTON, and PEGGY C. NEWTON

:

TO THE HONORABLE PROBATE COURT OF BALDWIN COUNTY, ALABAMA, AND TO THE HONORABLE HARRY D"OLIVE, PROBATE JUDGE:

Now comes your applicant, The Housing Authority of the City of Bay Minette, Alabama, a body corporate, and respectfully amends its Application to Condemn Lands as follows:

Ι

The applicant strikes George C. Newton and Peggy C. Newton , condemnees, who were heretofore added to this condemnation proceedings by amendment.

II

The applicant strikes Parcel II of the lands heretofore described in its application filed with the Probate Court of Baldwin County, leaving Parcel I, Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106, as the only land being condemned in this application.

Respectfully Submitted:

Taylor Wilkins, Jr., Antorney for the Housing Authority of the City of Bay Minette, Alabama.

Stephen McMillan, Executive Director of the Housing Authority of the City of Bay Minette, Alabama

Filed ALABAMA. BALDWIN COUNTY

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O PAGE 151

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, ALABAMA, BALDWIN COUNTY, ALABAMA

IN THE PROBATE COURT OF

BALDWIN COUNTY, ALABAMA

CONDEMNOR

VS

FORREST B. NEWTON, GEORGE C. NEWTON, AND PEGGY C. NEWTON

CONDEMNEES

NOTICE OF REAPPOINTMENT OF COMMISSIONERS

:

TO: Taylor Wilkins, Sheriff of Baldwin County, Alabama:

YOU ARE HEREBY NOTIFIED that the undersigned Judge of Probate of Baldwin County, Alabama, has, in the above styled cause now pending in said Court, appointed W. E. Long, B. K. Mills, and Ray Stephens as Commissioners to assess the damages and compensation, if any, to which Forrest B. Newton, as the owner of the following described land situation in Baldwin County, Alabama, to-wit:

> Lot 84 of the original Town of Bay Minette, Alabama as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

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is entitled.

AND it being necessary in this proceedings to reappoint said Commissioners to assess the damages and compensation , if any, to which Forrest B. Newton may be entitled, you are hereby required to serve a copy of this notice upon each of the persons designated herein as Commissioners within five (5) days of the receipt of this notice, which said Commissioners must, within twenty (20) days of this date, make a report in writing, to the Court stating the amount of damages and compensation ascertained and assessed by them for the owner of the above described land.

> AND you are required to make due return on this notice of this Court. Done this the 21st day of December, 1970.

> > Honorable Hårry D'Olive

Judge of Probate

Baldwin County, Alabama

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THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, ALABAMA, BALDWIN COUNTY, ALABAMA

: IN THE PROBATE COURT OF

BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON, GEORGE C. NEWTON, AND PEGGY C. NEWTON

ORDER REAPPOINTING COMMISSIONERS

The Commissioners in this cause having been appointed heretofore for the purpose set forth therein, now comes said applicant, by its attorney, and files an amendment requesting the Reappointment of said Commissioners, it is, therefore,

ORDERED, ADJUDGED and DECREED that said Commissioners be reappointed, and the same are hereby reappointed as Commissioners to view the land described in said application, and , after hearing all the evidence offered, to assess the damages and compensation to which the owner of the land is entitled, and they are hereby appointed as Commissioners for the purpose aforesaid.

Done this 21st day of December, 1970.

Honorable Harry D'Olive

Judge of Probate

Baldwin County, Alabama

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, ALABAMA,

: IN THE PROBATE COURT OF

BALDWIN COUNTY, ALABAMA

BALDWIN COUNTY, ALABAMA

CONDEMNOR

VS

FORREST B. NEWTON

CONDEMNEE

OATH OF COMMISSIONERS

STATE OF ALABAMA

BALDWIN COUNTY

We, and each of us, do solemnly swear that we will well and truly try all issues submitted to us in the cause now pending in the Probate Court of Baldwin County, Alabama, between the Housing Authority of the City of Bay Minette, Alabama, Petitioner, and Forrest B. Newton, Defendant, the issue submitted to us being the amount of damages and compensation to which the said Forrest B. Newton is entitled for the condemnation of certain lands.

So help us, God.

Subscribed and sworn to before me this the

1971.

Honorable Harry D'Olive

Judge of Probate

Baldwin County, Alabama

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, ALABAMA,

IN THE PROBATE COURT OF

CITY OF BAY MINETTE, ALABAMA, BALDWIN COUNTY, ALABAMA.

BALDWIN COUNTY, ALABAMA

CONDEMNOR

VS

FORREST B. NEWTON

CONDEMNEE

REPORT OF COMMISSIONERS

TO THE HONORABLE HARRY D'OLIVE, JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA:

The undersigned Commissioners who were heretofore appointed by the Probate Court of Baldwin County, Alabama, to assess the damages and compensation to with Forrest B. Newton, as owner, is entitled by reason of the condemnation of certain lands by the Housing Authority of the City of Bay Minette, Alabama, do hereby report as follows:

That after being sworn as required by law, that after viewing the land and receiving all evidence offered by any of the parties touching the amount of damages and compensation to which the owners of same will sustain, and hereby assessed the amount of damages and compensation to which the owners of each tract are entitled, which amounts are set out and shown in Parcel I, to-wit:

Parcel No. I Claimant: Forrest B. Newton

1. The property to be appropriated and condemned is more particularly described as follows, to-wit:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

2. Owners: Forrest B. Newton

The amount of damages and compensation awarded to Forrest B. Newton as owner of the above parcel of land being (\$ V5.476.).

And the undersigned do further state that in making said assessments, they have proceeded in strict conformity to the Commission heretofore issued to and serveupon them as such Commissioners and the undersigned do further file with this report and award a certificate showing that the undersigned Commissioners have no interest in said proceeding.

Done this 2th day of January, 1971.

P. M. M. Ma

COMMISSIONERS

Subscribed and sworn to before me on this the day of

1971.

Hon. Harry D'Olive Judge of Probate Baldwin County, Alabama

The undersigned Commissioners do hereby file in the Probate Court of Baldwin County, Alabama, with the foregoing report, this written certificate and do hereby state and certify that none of the undersigned Commissioners have ever been consulted, advised with, or approached by any person in reference to the value of the lands involved in the proceeding by the Housing Authority of the City of Bay Minette, Alabama, certain lands owned by Forrest B. Newton, which lands are more particularly set forth in the petition of the Condemnation filed in the above referred cause and that neither of them have ever been consulted, advised with, or approached by any person with reference to said proceedings to condemn said land prior to the assessment of damages and that they knew nothing of the same prior to their appointment, and have no interest of any kind in said proceedings to condemnation of said, lands.

B. N. mill

0 PAGE 156

SUBSCRIBED AND sworn to before me on this the day of January,

1971.

Honorable Harry D'Olive

Judge of Probate

Baldwin County, Alabama

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, ALABAMA, BALDWIN COUNTY, ALABAMA

IN THE PROBATE COURT OF

CONDEMNOR

BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON

CONDEMNEE

NOTICE OF APPEAL

Comes now the Housing Authority of the City of Bay Minette, Alabama, the Condemnor in the above entitled cause and prays for and takes an Appeal to the Circuit Court of Baldwin County, Alabama, from the final Order and Decree of Condemnation rendered by the Probate Court of Baldwin County, Alabama, in the above entitled cause, on the 8th day of January, 1971, insofar as said final cause or Decree of Condemnation relates to the land described as Parcel No. 1 of said Petition and to Forrest B. Newton, owner, and as to the amount of compensation awarded to Forrest B. Newton of that part of the lands described in the original Petition filed in this cause and as described in the final Order or Decree of Condemnation rendered in this cause as referred to above which land is described as follows, to-wit:

> Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

The Housing Authority of the City of Bay Minette, Alabama, does herewith file in the Probate Court of Baldwin County, Alabama, the Court rendering the final Order or Decree of Condemnation, this It's written Notice of Appeal to the Circuit Court of Baldwin County, Alabama, and said Appeal is taken against each and all claimants to said land described herein, namely Forrest B. Newton.

Fileld

VOL 0 PAGE 161

Housing Authority of the City of Bay

Minette, Alabama

Attory of the Housing Authority of the City of Bay Minette, Alabama

The Housing Authority of the City of Bay Minette, Alabama, demands a Trial by Jury of this cause.

the Housing Authority of the

City of Bay Minette, Alabama

Jelfis Ex1

THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN COUNTY, ALABAMA CONDEMNOR	X X	IN THE CIRCUIT COURT OF BALDWIN COUNTY, ALABAMA
VS	χ	
FORREST B. NEWTON	χ	
CONDEMNEE	χ	CASE NO: 9786

STIPULATION

It is hereby stipulated by and between the Petitioner, The Bay
Minette Housing Authority, Bay Minette, Alabama, and Forrest B. Newton,
Condemnee, both parties to the above styled cause, through their respective
attorneys of record, each acting with full authority and stipulating as follows:

I.

That the Petitioner is authorized to institute condemnation proceedings to acquire that certain parcel of property known as Parcel #122-IA, more particularly describes as follows:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

II.

That the date of the taking of said property interest was the 4th day of November, 1970, the date on which the application for condemnation was filed in the Probate Court of Baldwin County, Alabama, and devaluation of said property has remained constant since that date.

III

That these proceedings are properly before this Court, and a trial by jury of question of damages and compensation has been properly demanded and the Petitioner, and Condemnee, Forrest B. Newton, are the only parties to have

or assert any right, title or interest in or to the lands or interest therein sought to be acquired.

IV.

That the Condemnee has due notice of this trial and all proceedings herein and expressly enters their appearance in this Court.

٧.

That the only issue in this proceeding is the damages and compensation, if any, to which the Condemnee is entitled for the lands and interest in lands sought to be acquired by the Condemnor for the uses herein stated.

ttorney for Coheemnor

James R. Owen Attorney for Condemnee

We, the Juney, find for the landowner and assess Fis. Chirages at \$23,500.00 Iwenty The Human and five Hundred

VOL 0 PAGE 165

THE HOUSING AUTHORITY OF THE

CITY OF BAY MINETTE, ALABAMA, BALDWIN COUNTY, ALABAMA

IN THE PROBATE COURT OF

CONDEMNOR

BALDWIN COUNTY, ALABAMA

VS

FORREST B. NEWTON

CONDEMNEE

DECREE OF CONDEMNATION

This cause coming on to be heard on report of W. E. Long, B. K. Mills and Ray stephens, Commissioners in this cause.

And Petitioner in this cause having filed in this Court its Petition to condemn certain lands owned by Forrest B. Newton, as owner.

And the Court having heretofore made an order granting said Petition, and said order having been made only after due and legal notice of the filing of said Petition and of the appointment of a day for hearing the same had been given to the owner and other persons alleged to have any interest in the lands described in this Petition and said order having been made only after the proof by legal and competent evidence of the averments of said Petition.

And the Court having in its order made on the 3rd day of December, 1970, appointed W. E. Long, B. K. Mills and Ray Stephens, Commissioners to assess and appraise the damages and compensation to which the owner of said land is entitled, and said Commissioners having filed in this Court their report showing that after having first been sworn as jurors are required to be sworn, they proceeded to assess the damages and compensation to which the owner of the tract of land described in said report and in the original petition, in this cause, for use by the Housing Authority of the City of Bay Minette, Alabama, and for such other purposes as are stated in said Petition and that after they had viewed said lands and had received all evidence offered touching the amount of damages and compensation to which said owner is entitled:

And it further appearing from said report that:

The amount of compensation awarded to:

Forrest B. Newton, Owner

on account of the lands described in the original petition and said report of said Commissioners being required by the Housing Authority of the City of Bay Minette, Alabama, Baldwin County, Alabama, identified in the Condemnation Petition as Parcel No. 1 and being more particularly described as follows, to-wit:

Lot 84 of the original Town of Bay Minette, Alabama, as per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

was Jwenty- Fine Thousand, Four Hundred (#25, 426).

And it further appearing to the satisfaction of the Court that Petitioner is entitled to have all of the lands described in said report condemned for the uses and purposes stated in the Petition, in this cause.

And it appearing to the satisfaction of the Court that Petitioner has already paid into Court the amount of money awarded by said Commissioners to said owner, which said awards are subject to all outstanding valid claims, liens, and leases forthe condemnation of the lands described in said report of said Commissioners and described in the original Petition, in this cause, and has also paid all of the Court costs in this cause.

It is, therefore, ORDERED, ADJUDGED AND DECREED by the Court that the lands described herein and in the petition filed herein be and the same is hereby condemned for such uses as are set out in the original petition filed herein and that the Petitioner shall have the right to immediate possession and right of entry in and to said lands and to subject said lands for uses and purposes set forth in the original petition herein and said lands are condemned for the uses and purposes herein and above stated as against all parties having an interest therein, and who are made party respondents in this proceeding and are especially condemned against the interest of Forrest B. Newton.

	IT IS	FURTHER	ORDERED	by the	Court	that a	ll papers	on tl	his	proceed-
ings be reco	orded.		a			_				

Done this 8 day of _______, 1971

Honorable Harry D'Olive Judge of Probate Baldwin County, Alabama

No. 1040

In the matter of Housing Administrator, Executor, or Guardian. Residence B. New Attorneys Harry J. Wieters, S. Docket Page Fee Book AMOUNT DATE AMOUNT FEES WILL-Orders on Presentation, \$1.00 BROUGHT FORWARD, SALE OF PERSONAL PROP .- Petition, 25c Affidavit in Petition for Probate, 25c Recording same, per 100 words, 15c Recording Pctition, per 100 words, 15c Granting Order of Sale, 50c Issuing Citation, entering Sheriff's Returns, 50c Issuing Order of Sale, 25c Appointing, Notifying Guardian ad Litem, 50c Order to Publish Notice of Sale, 50c Issuing Subpoena for Witnesses, 50c Affidavit to Report, 25c Affidavit of Witnesses, 25c Recording, per 100 words, 15c Examining Witnesses and Order Probating, \$2.00 Appointing Com'r to Divide, and Writ, \$2.00 Issuing Commission to take Deposition, 50c Appointing and Notifying Guardian ad Litem, 50c Filing Interrogatories, 10c Copy of same, per hundred words, 15c Recording Will, per hundred words, 15c Recording Testimony, per hundred words, 15c PARTIAL SETTLEMENT-Affi. in Account, 25c Certificate, without Seal, 25c Certificate, with Seal, 50c
Presiding at Trial of Contested Will,
per day, \$2.50 Examin's, Stating Acc't, and App. Hearing, \$1.00 Order to Publish Notice of Sale, 50c Appointing and Notifying Guardian ad Litem, 50c Court Costs 186.75 year Administering Affidavits, 25c Making Decree and Order to Record, \$1.50 Recording same, per 100 words, 15c Filing Claims and Giving Receipt, 15c LETTERS-Affidavit in Petition, 25c Recording Petition, per hundred words, 15c INSOLVENCY-Affidavit in Report, 25c Granting Letters of Administration, 50c Recording Report and State., per 100 words, 15c Order Appointing Day for Hearing, 25c Issuing and Recording same, 50c Granting Letters of Guardianship, 75c Order to Publish Notice of same, 25c Order for Citations, 25e Issuing, Filing, and Recording same, 50c Issuing Notice to Creditors, Day of Hearing, 50c Taking App., Filing, Rec. Adm. Bond, \$1.50 Order Sustaining Report, 25c Taking App., Filing, Rec. Guard. Bond, \$1.00 Order for Settlement, 25c Affidavit of Justification, 50c Granting Order of Appraisement, 50c Order to Publish Day of Settlement, 25c Issuing Order of Appraisement, 25c Issuing Notice of Day of Settlement, 25c Recording same, per hundred words, 15c Affidavit to Amount of Claims, 25c Certified Copy Letters, 50c Appointing, Notifying Guardian ad Litem, 25c 25,42600 Rd. to SALE OF REAL ESTATE-Affi. in Petition, 25c Recording Petition, per 100 words, 15c HOMESTEAD-Rec. Petition for Com-Order App. Day of Hearing and Notice, \$1.00 Rec. Order for Applicant, per 100 words, 15c Order to Publish Notice of same, 50c Recording Order for Com., per 100 words, 15c Issuing Citation, entering Sheriff's Return, 50c Notice to Commissioners, 50c Appointing and Notifying Guardian ad Litem, 50c Recording Report of Com., per 100 words, 15c Issuing Commission to take Deposition, 50c Rec. Order Setting Apart, per 100 words, 15c Filing Interrogatories, per 100 words, 15c INVENTORY-Order to App. and Rec., 50c Copy of Interrogatories, per 100 words, 15c Affidavit to same, 25c Appointing Com'r to Divide and Issue Writ, \$2.00 Recording same, per 100 words, 15c Affidavit in Report of same, 25c Recording Decree, per 100 words, 15c Order Approving Division and Report, \$1.00 Recording same, per 100 words, 15c Hearing Application for Dower, Issuing Writ, \$4.00 APPRAISEMENT-Order Approving Rec., 50c Exam. Testimony and Granting Order to Sell, \$2.00 Affidavit to same, 25c Recording Depositions, per 100 words, 15c Recording same, per 100 words, 15c Recording Relinquishment of Dower, 100 wds., 15d Issuing Order of Appraisement, 25c Recording Report, per 100 words, 15c Recording Warrant, per 100 words, 15c Rec. Payment Purchase Money, per 100 words, 15c Order to Approve Appraisement, 50c Making Order on Report Sale of Land, 75c Affidavit to Appraisement, 25c Recording same, per 100 words, 15c Recording Decree, per 100 words, 15c FINAL SETTLEMENT-Affidavit in Acc's, 25c Examining, Stating, and Reporting Account, \$1.00 SALE OF PERISHABLE PROPERTY— Petition, 25c Order to Publish Notice of same, 50c Recording same, per 100 words, 15c Appointing and Notifying Guardian ad Litem, 50c Examining Vouchers, 10c Granting Order of Sale, 50c Issuing Order of Sale, 25c Administering Affidavits, 25c Appointing, Notifying Guardian ad Litem, 50c Recording same, per 100 words, 15c Affidavit to Report, 25c Decrees in Final Settlement, 50c Recording, per 100 words, 15c CARRIED FORWARD:

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THE HOUSING AUTHORITY OF THE CITY OF BAY MINETTE, BALDWIN COUNTY, ALABAMA.	X X	IN THE CIRCUIT COURT OF BALDWIN COUNTY, ALABAMA
Condemnor	χ	AT LAW
vs	χ	
FORREST B. NEWTON	χ	CASE NO: 9786
Condemnee	χ	OADII NO. 3700

FINAL JUDGMENT AND ORDER OF CONDEMNATION

This cause coming on to be heard by the Court on the 12th day of April, 1971, and it appearing to the Court that said cause was tried under a stipulation filed by the respective attorneys of record, and that the only issue in this proceeding is the damages and compensation, if any, which the Defendant Landowner is entitled and that an order of condemnation should be here entered condemning the land described as:

> Lot 84 of the original Town of Bay Minette, Alabama, at per plat thereof recorded in the Office of the Probate Judge of Baldwin County, Alabama, in Miscellaneous Book 1, Page 106.

for the uses and purposes set forth in the application, which is now on file in this Court.

And a jury of twelve (12) men and women having rendered a verdict in favor of the Landowner in the amount of TWENTY-THREE THOUSAND FIVE HUNDRED (\$23,500.00) DOLLARS, and the Court having considered all of the above is of the opinion and judgment that an order or judgment of condemnation should be here entered conditioned upon the payment by the Housing Authority of the City of Bay Minette, Alabama, for the use and benefit of the Defendant Landowner of the sum aforesaid; it is, therefore,

ORDERED, ADJUDGED AND DECREED by the Circuit Court of Baldwin County, Alabama, as follows:

I.

That the application of the Housing Authority of the City of Bay

Minette, Alabama, for the condemnation of the lands herein above described, be granted, and that the property is hereby condemned for the use of the Housing Authority of the City of Bay Minette, Alabama, for the uses as set forth in the application aforesaid, and the rights therein are hereby divested out of the Landowner and into the Housing Authority of the City of Bay Minette, Alabama, upon the payment by said Authority of the sum herein above ordered and decreed to be paid.

II.

That the damages and compensation to which the Defendant Landowner in this case, Forrest B. Newton, is entitled, is hereby fixed at the sum
of TWENTY-THREE THOUSAND FIVE HUNDRED (\$23,500.00) DOLLARS, which
said sum is hereby ordered to be paid by the Housing Authority of the City of
Bay Minette, Alabama, to said Defendant Landowner, and that upon the payment
of said amount by said Authority, the condemnation of the lands herein above
described shall be and become effective.

III.

That the Housing Authority of the City of Bay Minette, Alabama, pay the costs of this proceeding in the amount of TWENTY-SIX AND 95/100 (\$26.95) DOLLARS.

ORDERED AND ADJUDGED this 20 th day of April, 1971.

FILED

APR 20 1971

EUNICE B. BLACKMON CIRCULTE

Honorable Telfair J. Mashburn
Circuit Judge
Baldwin County, Alabama, At Law

JURY LIST - BALDWIN COUNTY, ALABAMA - SPRING TERM - APRIL 12, 1971 Alford, Ann B., Beldwin Times, Bay Minette Bellerd, Lloyd J., Merchant, Bay Minette

Becker, Barl V., Mailman, Bay Minette

Becker, Ina H., Bookkeeper, Bay Minette

Page, Cornellia B., Housewife, Bay Minette

Levis Glan M. Salagnan, Foirkane Pago, Cornellia B., Housewife, Bay Minette

Lewis, Glen M., Salesman, Fairhope

Keevan, Jean D., Housewife, Fairhope

Malbis, George, Garage Operator, Spanish Fort

10. Melton, Estelle, Housewife, Spanish Fort

11. Nelson, Clarence A., Merchant, Fairhope

12. Blackwell, Earl, Merchant, Foley

13. Brantley, Doris Schart, Housewife, Day Minette

Lipseomb, Edward, Farmer, Foley

15. Teem, Keeneth, Linesman, Föley

16. Pumphrey, Rex. Valeen Signs Foley 16. Pumphrey, Rex, Vulean Signs, Poley
17. Rada, Gus F., Farmer, Silverhill D?
18. Ryan, Dorothy L., Housewife, Bay Minette P3
19 Stallworth, F. W., Painter, Summerdale 19 Stallworth, F. W., Painter, Summerdale

10 Strong, Cherles W., Jr., Morchant, Day Minette

21 Tenison, Ralph Bruce, Monuments, Bay Minette

22 Chesteng, Pleham, D. Brookley Field, Bay Minette

23 Coleman, Daisy Nell, Venity Fair, Perdido

24 Coleman, Maynerd, Civil Service, Perdido

25 Cooper, Claude, Farmer, Rosinton

26 Russell M. Crawford, Electrician, Bay Minette

27 Deal, Harold L., State Of Alabama, Foley

29 Henry, J. W., Salesman, Fairhope

30 Nocues, William B., Office Work, Fairhope

31 Holman, Walter C., Printer, Fairhope

32 Huett, James S., Retired Farihope

33 Invin, E. L. Termer, Foley

24 Themes, Grady, Farmer Robertsdale 4. Thames, Grady, Fermer Robertsdale 35. Tenscall, Solomen, Laborer, Stockton

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