

ARKANSAS STATE HIGHWAY COMMISSION

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LORIE H. TUDOR, P.E.
DIRECTOR

October 8, 2024

Ms. Marty Garrity, Director
Bureau of Legislative Research
Arkansas Legislative Council
State Capitol Building, Room 315
Little Rock, Arkansas 72201

Dear Ms. Garrity:

As required by Act 1315 of 1997, transmitted is the quarterly report on the following land conveyances for the period of July 1, 2024 through September 30, 2024.

If you need additional information, please contact Kevin White, Division Head of Right of Way, at (501) 569-2311.

Sincerely,

A handwritten signature in blue ink that reads "Lorie H. Tudor". The signature is fluid and cursive.

Lorie H. Tudor, P.E.
Director

c: Chief Engineer – Preconstruction
Assistant Chief Engineer – Design
Right of Way



ARKANSAS DEPARTMENT OF TRANSPORTATION

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10324 Interstate 30 | P.O. Box 2261 | Little Rock, AR 72203-2261 | Phone: 501.569.2000

INTEROFFICE MEMORANDUM

October 10, 2024

TO: Mr. Kevin T. White, P.E., Division Head – Right of Way

THROUGH: Cathy Mitchell, Section Head – Right of Way *CM*

FROM: Katie Gilbertson, Property Management – Right of Way *KG*

SUBJECT: Quarterly Land Conveyance Report
July 1, 2024 through September 30, 2024

Land conveyances for the period from July 1, 2024 to September 30, 2024 are summarized below. Attached to the report are the supporting minute orders and deeds.

<u>Job</u>	<u>Tract</u>	<u>MO Date</u>	<u>Deed Filed</u>	<u>Grantee</u>	<u>Amount</u>
040376	116H	6/19/2024	7/2/2024	Marcus and Amanda Booker	\$1,000.00
009999	9R1	6/19/2024	8/13/2024	Trenton & Leah Edwards	\$14,700.00

ARKANSAS STATE HIGHWAY COMMISSION

MINUTE ORDER

District: Four

Page 1 of 3 Pages

County: Sebastian

Category: Surplus Property

WHEREAS, the Arkansas State Highway Commission (Commission) acquired property known as Job No. 040376, Tract No. 116H, from Ethel Lucille Hall, by Warranty Deed with Control of Access dated May 22, 2003, and filed of record on June 2, 2003, as Document No. 7104997, in the Circuit Clerk's office for Sebastian County, Arkansas; and

WHEREAS, the Commission acquired Tract No. 116H for SIXTY-THREE THOUSAND AND NO/100 DOLLARS (\$63,000.00) as right of way by the Commission and is not exempt from reacquisition by the former owners under Ark. Code Ann. § 27-67-322; and

WHEREAS, Marcus N. Booker and Amanda R. Booker, husband and wife, of Fort Smith, Arkansas have requested to purchase a portion of Job No. 040376, Tract No. 116H, identified as Tract No. 116HR, which the District Engineer for District 4 has determined is not now, nor in the foreseeable future will be, needed for highway purposes; and

WHEREAS, Mr. and Mrs. Booker, husband and wife, offered to purchase the tract for ONE THOUSAND AND NO/100 DOLLARS (\$1,000.00), representing the Fair Market Value as determined by three qualified appraisers; and

WHEREAS, the surplus tract identified as Tract No. 116HR is more particularly described as follows:

Part of the Northeast Quarter of the Northeast Quarter of Section 25, Township 7 North, Range 32 West, Sebastian County, Arkansas, and being more particularly described as follows:

ARKANSAS STATE HIGHWAY COMMISSION

MINUTE ORDER

District: Four
County: Sebastian
Category: Surplus Property

Page 2 of 3 Pages

Starting at a 2 ½" Arkansas State Land Surveyors Division aluminum capped monument found at the Northeast corner of Section 25; thence South 2°56'37" West along the East line of Section 25 a distance of 43.86 feet to a 2 ½" Arkansas State Land Surveyors Division aluminum capped monument; thence South 2°48'36" West along the East line of Section 25 a distance of 966.95 feet to a point on the Westerly right of way line of Relocated U. S. Highway 71 as established by AHTD Job 040376; thence South 19° 48' 33" West along said right of way line a distance of 58.04 feet to the POINT OF BEGINNING; thence continue South 19° 48' 33" West along said right of way line a distance of 165.79 feet to a point; thence North 77° 36' 34" West along said right of way line a distance of 78.57 feet to a point; thence North 19° 34' 58" East a distance of 60.80 feet to a point; thence North 70° 50' 37" West a distance of 5.00 feet to a point; thence North 03° 01' 19" East a distance of 84.86 feet to point; thence South 87° 41' 16" East a distance of 112.88 feet to the point of beginning and containing 0.32 acres (13,923 sq.ft.) more or less as shown on plans prepared by the Department and referenced as Job 040376.

NOW THEREFORE, the above-described property is declared surplus and upon receipt and consideration of the sum of ONE THOUSAND AND NO/100 DOLLARS (\$1,000.00) from Mr. & Mrs. Booker of Fort Smith, Arkansas, the Chairman of the Commission is authorized and directed to execute a Quitclaim Deed conveying the right, title, interest or equity of the above-described properties to Marcus N. Booker and Amanda R. Booker, husband and wife; and hereby releasing the same from the State Highway System, that the Right of Way Division is directed and authorized to record a copy of this Minute Order and the Quitclaim Deed in the records of Sebastian County, Arkansas; and, if necessary, the right of way shall be remonumented to reflect

ARKANSAS STATE HIGHWAY COMMISSION

MINUTE ORDER

District: Four

Page 3 of 3 Pages

County: Sebastian

Category: Surplus Property

the boundaries designated herein. Any Federal-Aid funds from this disposal shall be credited to Federal-Aid funds or otherwise credited as permitted by Federal Law.

Approved:

Alec Lamer
Philip Tabor

Chairman

Vice-Chairman

Member

Member

Member

ROW

Form 19-456

Rev. 5/24/2023

\\esd5\ROW\ARCHIVE\MIN. ORDERS - DRAFT\DISTRICT 4\MO040376-11611.docx

Submitted By:

[Signature]

Assistant Chief Engineer - Design

Approved:

Lorie H. Tudor

Director

Minute Order No.

2024-033

JPW

Date Passed

JUN 19 2024

STATE OF ARKANSAS)

)ss

C E R T I F I C A T E

COUNTY OF SALINE)

I, Christie Heidelberg, Secretary and Custodian of the Records of Proceedings of the Arkansas State Highway Commission, do hereby certify, and state under oath, that the foregoing written matter contains a true, complete and perfect transcript of Minute Order No. 2024-033 adopted by the Commission on the 19th day of June, 2024, as set forth therein, and as the same appears in the records of the Arkansas State Highway Commission.

Christie Heidelberg

Christie Heidelberg, Commission Secretary
Arkansas State Highway Commission

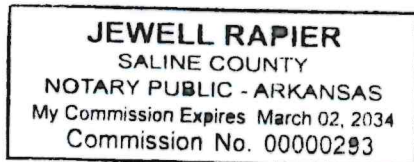
Subscribed and sworn to before me this 19th day of June, 2024.

My Commission Expires:

3/2/2034

Jewell Rapiere

Notary Public



Job No. 040376
Tract No. 116H


QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Alec Farmer, Chairman of the Arkansas State Highway Commission, for and in behalf of the **Arkansas State Highway Commission, Grantor**, in consideration of the sum of ONE THOUSAND AND NO/100 DOLLARS (\$1,000.00) cash in hand paid to the Arkansas State Highway Commission, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and by direction of a Resolution of the Arkansas State Highway Commission incorporated in Minute Order No. 2024-032 dated the 19th day of June, 2024, authorizing and directing the execution of this instrument as an act of the Commission, do hereby grant, bargain, sell, convey, quitclaim, and relinquish unto, **Marcus N. Booker and Amanda R. Booker, husband and wife, Grantees**, and unto their heirs and assigns forever, all of the right, title, interest and equity of the Arkansas State Highway Commission in and to the following lands, lying and being situated in the County of Sebastian, State of Arkansas, to-wit:

Part of the Northeast Quarter of the Northeast Quarter of Section 25, Township 7 North, Range 32 West, Sebastian County, Arkansas, and being more particularly described as follows:

Starting at a 2 ½" Arkansas State Land Surveyors Division aluminum capped monument found at the Northeast corner of Section 25; thence South 2°56'37" West along the East line of Section 25 a distance of 43.86 feet to a 2 ½" Arkansas State Land Surveyors Division aluminum capped monument; thence South 2°48'36" West along the East line of Section 25 a distance of 966.95 feet to a point on the Westerly right of way line of Relocated U. S. Highway 71 as established by AHTD Job 040376; thence South 19° 48' 33" West along said right of way line a distance of 58.04 feet to the POINT OF BEGINNING; thence continue South 19° 48' 33" West along said right of way line a distance of 165.79 feet to a point; thence North 77° 36' 34" West along said right of way line a


This instrument was prepared by
David S. Long, Title Attorney
Arkansas Department of Transportation
P.O. Box 2261, Little Rock, Arkansas 72203-2261

distance of 78.57 feet to a point; thence North 19° 34' 58" East a distance of 60.80 feet to a point; thence North 70° 50' 37" West a distance of 5.00 feet to a point; thence North 03° 01' 19" East a distance of 84.86 feet to point; thence South 87° 41' 16" East a distance of 112.88 feet to the point of beginning and containing 0.32 acres (13,923 sq.ft.) more or less as shown on plans prepared by the AHTD and referenced as Job 040376.
WHK 09-22-2023

IN WITNESS WHEREOF, I have hereunto set my hand on this 19th day of June, 2024.

BY: Alec Farmer
Alec Farmer, Chairman
Arkansas State Highway Commission

THIS PORTION LEFT INTENTIONALLY BLANK

ACKNOWLEDGMENT

STATE OF ARKANSAS)) SS
COUNTY OF PULASKI)
Saline

BE IT REMEMBERED, that on this day before the undersigned, a Notary Public, duly commissioned, qualified and acting within and for the County and State, appeared in person the within named Alec Farmer, to me personally well known, who stated that he was Chairman of the Arkansas State Highway Commission, and was duly authorized in that capacity to execute the foregoing instrument for and in the name and behalf of said Arkansas State Highway Commission, pursuant to Minute Order No. 2024- 033, Minutes of June 19, 2024, and further stated and acknowledged that he had so signed, executed and delivered the foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 19th day of June, 2024.

(seal)

Christie Heidelberg
Christie Heidelberg, Notary Public

ARKANSAS STATE HIGHWAY COMMISSION

MINUTE ORDER

District: Nine

Page 1 of 2 Pages

County: Boone

Category: Surplus Property

WHEREAS, the Arkansas State Highway Commission (Commission) acquired property known as Tract No. 9R1, Job No. 009999, from Arthur George Kriesel and Frances Geraldine Kriesel, husband and wife, by Warranty Deed dated March 18, 1996, and filed of record on April 11, 1996, in Deed Book 296, Page 98, in the Circuit Clerk's office for Boone County, Arkansas; and

WHEREAS, Trenton Edwards and Leah Edwards of Hollister, Missouri have requested to purchase Tract No. 9R1, Job No. 009999, which the District Engineer for District 9 has determined is not now, nor in the foreseeable future will be, needed for highway purposes; and

WHEREAS, Tract No. 9R1 was acquired as surplus by the Commission and is exempt from reacquisition by the former owners under Ark. Code Ann. § 27-67-322; and

WHEREAS, Trenton Edwards and Leah Edwards offered to purchase the tract for FOURTEEN THOUSAND SEVEN HUNDRED AND NO/100 DOLLARS (\$14,700.00), representing the Fair Market Value as determined as of January 29, 2024 by one qualified appraiser; and

WHEREAS, the Commission acquired Tract No. 9R1 for TWO THOUSAND ONE HUNDRED TWENTY-FIVE DOLLARS (\$2,125.00), which Tract No. 9R1 is more particularly described as follows:

Part of the Southwest quarter of the Northwest quarter (SW 1/4 NW 1/4) of Section 21, Township 21 North, Range 21 West, Boone County, Arkansas, described as follows:

STATE OF ARKANSAS)

)ss

C E R T I F I C A T E

COUNTY OF SALINE)

I, Christie Heidelberg, Secretary and Custodian of the Records of Proceedings of the Arkansas State Highway Commission, do hereby certify, and state under oath, that the foregoing written matter contains a true, complete and perfect transcript of Minute Order No. 2024-037 adopted by the Commission on the 19th day of June, 2024, as set forth therein, and as the same appears in the records of the Arkansas State Highway Commission.

Christie Heidelberg

Christie Heidelberg, Commission Secretary
Arkansas State Highway Commission

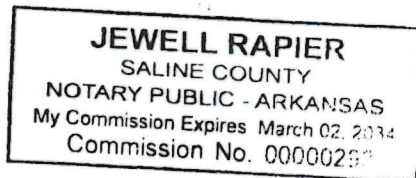
Subscribed and sworn to before me this 19th day of June, 2024.

My Commission Expires:

3/2/2034

Jewell Rapien

Notary Public



Job No. 009999
Tract No. 9R1

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Alec Farmer, Chairman of the Arkansas State Highway Commission, for and in behalf of the Arkansas State Highway Commission, Grantor, in consideration of the sum FOURTEEN THOUSAND, SEVEN HUNDRED AND NO/100 DOLLARS (\$14,700.00) cash in hand paid to the Arkansas State Highway Commission, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and by direction of a Resolution of the Arkansas State Highway Commission incorporated in Minute Order No. 2024-037 dated the 19th day of June, 2024, authorizing and directing the execution of this instrument as an act of the Commission, do hereby grant, bargain, sell, convey, quitclaim, and relinquish unto, **Trenton Edwards and Leah Edwards, husband and wife, Grantees**, and unto its heirs and assigns forever, all of the right, title, interest and equity of the Arkansas State Highway Commission in and to the following lands, lying and being situated in the County of Boone, State of Arkansas, to-wit:

Tract 9R1

Part of the Southwest quarter of the Northwest quarter (SW 1/4 NW 1/4) of Section 21, Township 21 North, Range 21 West, Boone County, Arkansas, DESCRIBED AS FOLLOWS:

BEGINNING at the Southwest corner of said Southwest quarter of the Northwest quarter; THENCE North 72 degrees 28 minutes 41 seconds East along the center line of County Road 20 for a distance of 792.05 feet to the proposed Westerly Right of Way of Hwy. 65; THENCE South 03 degrees 45 minutes 19 seconds West along the proposed Westerly Right of Way of Hwy. 65 for a distance of 280.98 feet to the South line of said Southwest quarter of the Northwest quarter; THENCE North 86 degrees 44 minutes 42 seconds West along said South line for a distance of 738.09 feet TO THE POINT OF BEGINNING, containing 2.94 acres, more or less.



This instrument was prepared by
Stephen P. Lowman, Title Attorney
Arkansas Department of Transportation
P.O. Box 2261, Little Rock, AR 72203-2261

IN WITNESS WHEREOF, I have hereunto set my hand on this 19th day of June, 2024.

BY: Alec Farmer
Alec Farmer, Chairman
Arkansas State Highway Commission

ACKNOWLEDGMENT

STATE OF ARKANSAS) SS
COUNTY OF PULASKI
Saline

BE IT REMEMBERED, that on this day before the undersigned, a Notary Public, duly commissioned, qualified and acting within and for the County and State, appeared in person the within named Alec Farmer, to me personally well known, who stated that he was Chairman of the Arkansas State Highway Commission, and was duly authorized in that capacity to execute the foregoing instrument for and in the name and behalf of said Arkansas State Highway Commission, pursuant to Minute Order No. 2024-037, Minutes of June 19, 2024, and further stated and acknowledged that he had so signed, executed and delivered the foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 19th day of June, 2024.

(seal)



Christie Heidelberg
Christie Heidelberg, Notary Public