

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING

510 DABNEY AVE

PPIN# 017284 Parcel # 108Q 29 308007003500

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanness as to be

a menace to the public health and safety of the community.

You are further notified that if the Mayor and Aldermen determine at that hearing

that your property is in need of cleaning, the City shall proceed to clean the

property and the City is further authorized by law for a period of

one (1) year from the date of the above hearing to re-enter your property without

further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the

owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4-31, 2025



COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

pro-aUMfZHBO.jpeg  Download  Full screen  Print  Show email 





CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Friday, April 11, 2025

**SCOTTY SAXTON
508 DABNEY AVE
VICKSBURG, MS 39180**

NOTICE

Property Identification Number
017284

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 108Q 29 308007003500 510 DABNEY AVE

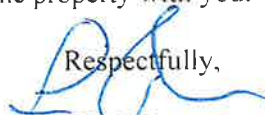
is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

**-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris**

Your hearing date is hereby scheduled for **Monday, May 5, 2025** at 10 a.m. before the Board of Mayor and Aldermen in the Board Room of the City Hall Annex Robert Walker building, located at 1415 Walnut Street, Vicksburg, Mississippi. Said hearing is at the regular meeting of the Board of Mayor and Aldermen of Vicksburg, Mississippi, and you are hereby directed to appear, and show just cause why the City of Vicksburg, Mississippi should not proceed to clean/demolish the herein described parcel, adjudicating the actual cost of cleaning/demolishing said property and assessing the actual cost, including a 25% penalty as provided by law, as a civil debt against the property to be collected as provided by law for the sale of lands for delinquent municipal taxes.

You are further notified that if the Mayor and Aldermen determine at that hearing that your property is in need of cleaning/demolishing, that the City shall proceed to clean/demolish the property and the City is further authorized by law for a period to time as determined by state statute to re-enter your property without further hearing for the purpose of cleaning/demolishing upon posting this property.

If the corrections have been made prior to this letter or if you wish to discuss this property further PLEASE CONTACT OUR OFFICE. Our office hours are 8 a.m. to 5 p.m. weekdays. Our phone number is (601) 218-7103. A representative of the Community Development Department will be available prior to the meeting to discuss the property with you.


Respectfully,

LEROY THOMAS
Code Enforcement Administrator

Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/ 3/2025

Land Roll

Library LANDROLL 2024
Owner Name SCOTT SAXTON
Owner Address 503 DABNEY AVE
 VICKSBURG, MS 39180
Parcel 108Q 29 308007003500
Alternate Parcel 75J11EA29003500
PPIN 017284
Judicial District 0
Tax District 0110
Subdivision 1-3080 WHARF & LAND RESURVEY
Section/Township/Range 29/16 /03
Block 07
Street Address 000508 DABNEY AVE

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		12240				15530	27770	4166
Totals		12240				15530	27770	4166

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 1636/ 321 7/29/2019

Current Building Value 00015530

Prior Building Value 00015530

Current Land Value 00012240

Prior Land Value 00012240

Land Use Code Class 1 1110

Land Use Code Class 2 1110

Legal Information

1 LOTS: 1 & 2

PLAT BOOK 1- 69 PAGE- 140

Deed Book References

Book-Page Date Type

1636- 321 7/29/2019 QCD

1636- 36 7/17/2019 TD

1580- 726 7/31/2015 QCD

1576- 354 3/11/2015 QCD

1246- 413 9/ 5/2001 WD



Property Appraisal Link

WARREN COUNTY, MS

Current Date 3/31/2025

Tax Year 2024

APPRAISAL INQUIRY

PARCEL 108Q 29 308007003500 ALT PARCEL NUMBER 75J11EA29003500
PPIN 017284 SKETCH 1 [VIEW 01](#) [Tax Map](#)
OWNER NAME SCOTT SAXTON
OWNER ADDRESS 503 DABNEY AVE
VICKSBURG MS39180
PROPERTY ADDRESS 508 DABNEY AVE
PROPERTY IS VACANT (Y/N) N
FIELD WORK BY JD DATE: 2/14/2024
CLASSED BY DATE: //
REVIEWED BY AMM DATE: 2/21/2024
REALTOR CODE

LEGAL DESCRIPTION

1 LOTS: 1 & 2
2 PLAT BOOK 1- 69 PAGE- 140
Block 07 Section 29 Township 16 Range 03
Book 1636 Page 321 Type QCD Date 7/29/2019
Book 1636 Page 36 Type TD Date 7/17/2019
Book 1580 Page 726 Type QCD Date 7/31/2015
Book 1576 Page 354 Type QCD Date 3/11/2015
Book 1246 Page 413 Type WD Date 9/ 5/2001

LOT INFORMATION

LOT CODE A LOT SIZE 85.1X136.2 LOT VALUE 12240

CODE	FRONT FT	DEPTH	PRICE	DEPTH TABLE	DEPTH %	ADJ. %	DESCRIPTION	ADJ PRICE	APPRAISED	CLASS
OVER	85.00	136	150.00	9	.96	1.00		144.00	12240	2

ACRE INFORMATION

ACRES TYPE QUAL CLASS PRICE CODE UNCULTIVATED CODE PRICE ADJ. % DESCRIPTION APPRAISED MARKET
*** NO ACREAGE INFO ***

ACREAGE VALUE OVERALL VALUE 12240
LAND USE CODE CLASS 1 1110 RESIDENTIAL
LAND USE CODE CLASS 2 1110 RESIDENTIAL

BUILDING DESCRIPTIONS

NUMBER	CODE	BUILDING DESCRIPTION	VALUE	ELIGIBLE CLASS 1
001	RES	RESIDENTIAL	14060	N
002	RES	RESIDENTIAL	1470	N

TOTAL PARCEL VALUE 27770



WARREN COUNTY, MS

SCOTT SAXTON

BOARDED	20	6 CP
2024	VERY POOR CONDITON	10
	(2) +1	38
40	RES	
		26
		(1) +1
		RES
	10	
10	2	
7	OP. 2	9
	20	24
		4
		6
510 DABNEY ST		508 DABNEY ST

Back

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING

2606 OAK ST

PPIN# 022543 Parcel # 108H 34 021002006102

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanness as to be
a menace to the public health and safety of the community.

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that your property is in need of cleaning, the City shall proceed to clean the
property and the City is further authorized by law for a period of
one (1) year from the date of the above hearing to re-enter your property without
further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the

owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4-11, 2025


COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

pro-7AGgMRA3.jpeg

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Apr 22, 2025 5:06:56 PM
304° NW
2606 Oak Street
Vicksburg
Warren County
Mississippi



CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Monday, April 14, 2025

**JEANINE MIAMI C/O
JERE JABOUR
398 LANDWARF DR
GULF SHORES, AL 36542**

NOTICE

Property Identification Number
022543

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 108H 34 021002006102 2606 OAK ST

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

-Cut grass/weeds, remove trash & debris

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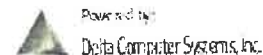
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If the corrections have been made prior to this letter or if you wish to discuss this property further PLEASE CONTACT OUR OFFICE. Our office hours are 8 a.m. to 5 p.m. weekdays. Our phone number is (601) 218-7103. A representative of the Community Development Department will be available prior to the meeting to discuss the property with you.

Respectfully,


LEROY THOMAS
Code Enforcement Administrator

Warren County Mississippi



Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 3/ 5/2025

Land Roll

Library LANDROLL 2024
Owner Name MIAMI JEANINE
Owner Address C/O JERE JABOUR
 398 LANDWARD DR NORTH
 GULF SHORES, AL 36542
Parcel 108H 34 021002006102
Alternate Parcel 75J11CC34006102
PPIN 022543
Judicial District 0
Tax District 0110
Subdivision 1-0210 BOWMAR AVE. ADDITION
Section/Township/Range 34/16 /03
Block 02
Street Address 002606 OAK ST

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		8350				30320	38670	5801
Totals		8350				30320	38670	5801

Eligible for Class 1 (Y/N) N**Last Deed Book/Page** 1684/ 718 11/ 9/2022**Current Building Value** 00030320**Prior Building Value** 00030320**Current Land Value** 00008350**Prior Land Value** 00008350**Land Use Code Class 1** 1110**Land Use Code Class 2** 1110**Legal Information**

1 LOTS: 2

PLAT BOOK 1- 116 PAGE- 197

Deed Book References**Book-Page Date Type**

1684- 718 11/ 9/2022 QCD

1612- 258 10/ 6/2017 QCD

1388- 522 8/15/2005 WD

pro-T4WVFjuu.jpeg

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Prepared by:

Return to: *no*

JAN
Jeanine Miami
2238 Cherry St
Vicksburg, MS 39180
MS 39180
732-768-5743

JAN
Jeanine Miami
2238 Cherry St
Vicksburg,

732-768-5743

Indexing Instructions: Lot 2, Block Two, Bowmar Ave. Add.
Warren Co. MS

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten
(\$10.00) Dollars, cash in hand paid, and other good and valuable
consideration, the receipt and sufficiency of which is hereby
acknowledged, the undersigned,

Grantor:
Cynthia Miani
1630 Paula Dr
Yuba City, CA 95993
971-645-6482

Hereinafter ("Grantor"), does hereby quit claim and convey unto

Grantee:
Jeanine Miami
2238 Cherry St
Vicksburg, MS 39180
732-768-5743

that certain lot, tract or parcel of land lying and being situated in
the City of Vicksburg, County of Warren, State of Mississippi,

. more particularly described as follow, to-wit:

Lot 2, Block Two of Bowmar Avenue Addition, as shown by plat of record in Plat Book 116 at Page 1097 of the Land Records of Warren County, Mississippi

This property has a street address of 2606 Oak Street Vicksburg, MS 39180 and is tax parcel number 108H 34 02100 2006102.

WITNESS the signature of the undersigned on this the _____ day of August, 2022.

9th day of November 2022



Cynthia Miani, Grantor

SEE ATTACHED NOTARY ACKNOWLEDGMENT.
STATE OF _____

COUNTY OF _____

PERSONALLY appeared before me, the undersigned Notary Public in and for said County and State, the within named Cynthia Miani who acknowledge that she executed, signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned.

GIVEN under my Hand and Official Seal this the _____ day of August, 2022.

Notary Public

My Commission Expires.

Special Note: The preparer of this document did not examine title.

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
COUNTY OF BUTTE) ss.

On November 9, 2022, before me, KELLY ALBRECHT, Notary Public, personally appeared

CYNTHIA MIANI

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature


Notary Public



(Seal)

*****FILED*****

NOVEMBER 14 2022 10:39 AM

Instrument 401724

Book 1684 Page 718

Warren County Mississippi

Donna F. Hardy, Chancery Clerk

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING
2618 1/2 ROOSEVELT AVE

PPIN# 005027 Parcel # 1081 27 1370 029700

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanliness as to be

a menace to the public health and safety of the community.

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one (1) year from the date of the above hearing to re-enter your property without

further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the






owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4-22, 2025


COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

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CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Tuesday, April 15, 2025

M & R FARMS OF MERIDIAN LLC
8984 MASSEY ESTATE DR
MERIDIAN, MS 39305

NOTICE

Property Identification Number
005027

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 1081 27 1370 029700 2618 1/2 ROOSEVELT AVE

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris

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Respectfully,

LEROY THOMAS

Code Enforcement Administrator

Chancery Clerk s Conveyance
Land Sold for Taxes
(Title 39, Div 10, Mississippi Code 1942. As Amended)

*****FILED*****
APRIL 17 2023 12:58 PM
Instrument 404443
Book 1690 Page 369
Warren County Mississippi
Donna F. Hardy, Chancery Clerk
35459

The State of Mississippi
County of Warren

Be it known that ANTONIA FLAGGS-JONES, Tax Collector of said
County of Warren, did on the 26TH day of AUGUST A.D., 2019
according to law, sell the following described land, situated in said
county and assessed to LIGGINS ELENA P ESTATE to wit:

Description of Land: *Ken Canyl Park Enlarged*

LOTS: 39 PLAT BOOK 1- 69 PAGE- 144
PLAT BOOK 2- 69 PAGE- 145
Parcel No: 1081 27 1370 029700 S-T-R: 27- 16-03 PPIN 5027 YR 2018
Deed Book 616 Page 683

For the taxes assessed thereon for the year, A.D., 2018, when
M & R FARMS OF MERIDIAN LLC became the best bidder therefore, at
and for the sum of 596.98 dollars and the same not having been redeemed
I therefore sell and convey said above described land to the said
M & R FARMS OF MERIDIAN LLC 8984 MASSEY ESTATE DRIVE
MERIDIAN, MS 39305

Given under my hand and official seal of said office, this 17TH day of
APRIL A.D., 2023.

Donna F. Hardy
Chancery Clerk



The State Of Mississippi
County of Warren

Personally appeared before me, the undersigned authority of law in and
for the county and state aforesaid, the within named
DONNA F. HARDY, CHANCERY CLERK
in and for the said county and state, who acknowledged that he signed
and delivered the foregoing instrument on the day and year therein
mentioned.

Given under my hand and official seal of office at my office at
VICKSBURG, Mississippi, this 17TH day of APRIL A.D., 2023.

Keith Shum
CLERK CIRCUIT COURT Warren County, Mississippi



County actual postage fee (Section 27-43-3)	13.92
Publishers fee (if paid by county) (Section 25-7-21)	1.50
Served 1st Sheriff Notice (Section 27-43-3)	35.00
Served 2nd Sheriff Notice (Section 27-43-3)	
Identify record owners (Section 27-43-3)	50.00
Recording list, each subdivision (Section 25-7-21(4)(a))	1.00
Issue 1st sheriffs notice (Section 27-43-3)	2.00
Mail 1st owners notice (Section 27-43-3)	1.00
Issue 2nd sheriffs notice (Section 27-43-3)	
Mail 2nd owners notice (Section 27-43-3)	2.50
Issue each lienor notice (Section 27-43-11)	
Recording each conveyance (Section 25-7-21(4)(d))	10.00
Abstracting each subdivision (Section 25-7-21(4)(e))	1.00
Certify amount to redeem (Section 25-7-9(1)(a))	1.00
Certify release from sale (Section 25-7-9(1)(a))	1.00
Redemption fee 3% x line 32 (Section 25-7-21(4)(f))	3.60
Archive	1.00
Affidavit	2.00
TOTAL (to be collected from purchaser) Charge against said land	126.52

Grantor:
DONNA F. HARDY, CHANCERY-CLERK
P. O. BOX 351
VICKSBURG, MS 39181

Grantee:
M & R FARMS OF MERIDIAN LLC
8984 MASSEY ESTATE DRIVE
MERIDIAN, MS 39305
601-513-2677

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Warren County Mississippi

Powered by
Delta Computer Systems, Inc.

Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/15/2025

Land Roll

Library LANDROLL 2024
Owner Name M & R FARMS OF MERIDIAN LLC
Owner Address 8984 MASSEY ESTATE DR
 MERIDIAN, MS 39305
Parcel 1081 27 1370 029700
Alternate Parcel 75J11A027029700
PPIN 005027
Judicial District 0
Tax District 0110
Subdivision 1-1370 KEN CARYL PARK ENLARGED
Section/Township/Range 27/16 /03
Street Address 002618 ROOSEVELT AVE (1/2)

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		2940				12750	15690	2354
Totals		2940				12750	15690	2354

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 1690/ 369 4/17/2023

Current Building Value 00012750

Prior Building Value 00012750

Current Land Value 00002940

Prior Land Value 00002940

Land Use Code Class 1 1110

Land Use Code Class 2 1110

Legal Information

1 LOTS: 39

PLAT BOOK 1- 69 PAGE- 144

PLAT BOOK 2- 69 PAGE- 145

Deed Book References**Book-Page Date Type**

1690- 369 4/17/2023 TD

1656- 638 1/13/2021 QCD

1654- 704 12/ 9/2020 TD

616 - 683 8/31/1979

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING

2620 ROOSEVELT AVE

PPIN# 005028 Parcel # 1081 27 1370 029800

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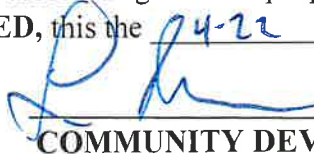
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COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

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601-634-4528**

MAY 5TH, 2025

pro-6Pfr4c5X.jpeg

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CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Tuesday, April 15, 2025

**URA LEE WATTS
118 LINDA DR
VICKSBURG, MS 39180**

NOTICE

Property Identification Number
005028

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Parcel # 1081 27 1370 029800 2620 ROOSEVELT AVE

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Your hearing date is hereby scheduled for **Monday, May 5, 2025** at 10 a.m. before the Board of Mayor and Aldermen in the Board Room of the City Hall Annex Robert Walker building, located at 1415 Walnut Street, Vicksburg, Mississippi. Said hearing is at the regular meeting of the Board of Mayor and Aldermen of Vicksburg, Mississippi, and you are hereby directed to appear, and show just cause why the City of Vicksburg, Mississippi should not proceed to clean/demolish the herein described parcel, adjudicating the actual cost of cleaning/demolishing said property and assessing the actual cost, including a 25% penalty as provided by law, as a civil debt against the property to be collected as provided by law for the sale of lands for delinquent municipal taxes.

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If the corrections have been made prior to this letter or if you wish to discuss this property further PLEASE CONTACT OUR OFFICE. Our office hours are 8 a.m. to 5 p.m. weekdays. Our phone number is (601) 218-7103. A representative of the Community Development Department will be available prior to the meeting to discuss the property with you.

Respectfully,

LEROY THOMAS
Code Enforcement Administrator

Warren County Mississippi

Power by
Delta Computer Systems, Inc.

Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/15/2025

Land Roll

Library LANDROLL 2024
Owner Name WATTS URA LEE
Owner Address 118 LINDA DRIVE
 VICKSBURG, MS 391800000
Parcel 1081 27 1380 029800
Alternate Parcel 75J11A027029800
PPIN 005028
Judicial District 0
Tax District 0110
Subdivision 1-1380 KEN CARYL PARK ENLARGED
 HENNESSEY
 ADDITION
Section/Township/Range 27/ 16/03
Street Address 002620 ROOSEVELT AVE

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		3900				29430	33330	5000
Totals		3900				29430	33330	5000

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 556 /29 10/12/1976

Current Building Value 00029430

Prior Building Value 00029430

Current Land Value 00003900

Prior Land Value 00003900

Land Use Code Class 1 1110

Land Use Code Class 2 1110

Legal Information

1 LOTS: 74 & PT 75

PLAT BOOK 1- 116 PAGE- 30

Deed Book References

Book-Page Date Type

556 - 29 10/12/1976

DOCUMENTS

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING
2630 ROOSEVELT AVE

PPIN# 013072 Parcel # 1084 27 1280 000400

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanness as to be

a menace to the public health and safety of the community.

You are further notified that if the Mayor and Aldermen determine at that hearing

that your property is in need of cleaning, the City shall proceed to clean the

property and the City is further authorized by law for a period of

one (1) year from the date of the above hearing to re-enter your property without

further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the

owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4th, 2025


COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

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CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Tuesday, April 15, 2025

**ROBERT JONES JR
1418 MARTIN LUTHER KING DR
VICKSBURG, MS 39180**

NOTICE

Property Identification Number
013072

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 1084 27 1280 000400 2630 ROOSEVELT AVE

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

**-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris**

Your hearing date is hereby scheduled for **Monday, May 5, 2025** at 10 a.m. before the Board of Mayor and Aldermen in the Board Room of the City Hall Annex Robert Walker building, located at 1415 Walnut Street, Vicksburg, Mississippi. Said hearing is at the regular meeting of the Board of Mayor and Aldermen of Vicksburg, Mississippi, and you are hereby directed to appear, and show just cause why the City of Vicksburg, Mississippi should not proceed to clean/demolish the herein described parcel, adjudicating the actual cost of cleaning/demolishing said property and assessing the actual cost, including a 25% penalty as provided by law, as a civil debt against the property to be collected as provided by law for the sale of lands for delinquent municipal taxes.

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If the corrections have been made prior to this letter or if you wish to discuss this property further PLEASE CONTACT OUR OFFICE. Our office hours are 8 a.m. to 5 p.m. weekdays. Our phone number is (601) 218-7103. A representative of the Community Development Department will be available prior to the meeting to discuss the property with you.

Respectfully,

LEROY THOMAS
Code Enforcement Administrator



CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Tuesday, April 15, 2025

**HEAT MANAGEMENT LLC
22589 THREE NOTCH ROAD
CALIFORNIA, MD 20619**

NOTICE

Property Identification Number
013072

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 1084 27 1280 000400 2630 ROOSEVELT AVE

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

**-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris**

Your hearing date is hereby scheduled for **Monday, May 5, 2025** at 10 a.m. before the Board of Mayor and Aldermen in the Board Room of the City Hall Annex Robert Walker building, located at 1415 Walnut Street, Vicksburg, Mississippi. Said hearing is at the regular meeting of the Board of Mayor and Aldermen of Vicksburg, Mississippi, and you are hereby directed to appear, and show just cause why the City of Vicksburg, Mississippi should not proceed to clean/demolish the herein described parcel, adjudicating the actual cost of cleaning/demolishing said property and assessing the actual cost, including a 25% penalty as provided by law, as a civil debt against the property to be collected as provided by law for the sale of lands for delinquent municipal taxes.

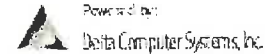
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Respectfully,

LEROY THOMAS
Code Enforcement Administrator

Warren County Mississippi



Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/15/2025

Land Roll

Library LANDROLL 2024

Owner Name HEAT MANAGEMENT LLC

Owner Address 22589 THREE NOTCH RD
CALIFORNIA, MD 20619

Parcel 1084 27 1280 000400

Alternate Parcel 75J11H027000400

PPIN 013072

Judicial District 0

Tax District 0110

Subdivision 1-1280 JOHN HUTCHINSON SUB

Section/Township/Range 27/16N/03E

Street Address 002630 ROOSEVELT AVE

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		3670				17020	20690	3104
Totals		3670				17020	20690	3104

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 1566/ 397 7/21/2014

Current Building Value 00017020

Prior Building Value 00017020

Current Land Value 00003670

Prior Land Value 00003670

Land Use Code Class 1 1110

Land Use Code Class 2 1110

Legal Information

1 LOTS: B

PLAT BOOK 1- 394 PAGE- 344

Deed Book References

Book-Page Date Type

1566- 397 7/21/2014 QCD

1564- 608 6/ 4/2014 SWD

1548- 204 3/20/2013 SWD

1542- 490 10/22/2012 STD

1386- 375 8/ 8/2005 QC

C. Peters

BOOK 1386 PAGE 375

224875

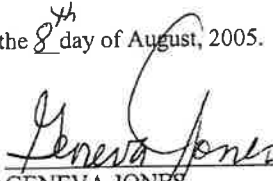
QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten(\$10.00)Dollars, cash in hand this day paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, **GENEVA JONES**, do hereby convey and quitclaim unto **ROBERT JONES, JR** all of my right, title and interest in and to the following described tract or parcel of land lying and situate in Warren County, Mississippi, more particularly described as follows:

PART OF SECTION 27, TOWNSHIP 16 NORTH, RANGE 3 EAST MORE PARTICULARLY DESCRIBED ON EXHIBIT A ATTACHED HERETO

It is the intention of the undersigned to convey, and hereby conveyed real property of record in Book 1122, page 688 of said Land Records and identified as Roosevelt Street, Vicksburg, MS.

IN WITNESS WHEREOF I have affixed my signature this the 8th day of August, 2005.


GENEVA JONES

STATE OF MISSISSIPPI
COUNTY OF WARREN

PERSONALLY appeared before me, the undersigned authority in and for County and State aforesaid, the within named Geneva Jones, who after being duly sworn state on oath that she signed, executed and delivered the foregoing instrument of writing on the day, month and year therein mentioned.

GIVEN under my hand and official seal this the 8th day of August, 2005.


NOTARY PUBLIC

My commission Expires:
CYNTHIA L. PETERS
Mississippi State Notary Public
My Commission Expires April 1, 2008



GRANTOR: - *Preparer*

Geneva Jones
1418 Martin Luther King Drive
Vicksburg, MS 39180
Home #: 601-619-7795

GRANTEE:

Robert Jones, Jr.
1418 Martin Luther King Drive
Vicksburg, MS 39180
Home #: 601-619-7795

INDEXING INSTRUCTIONS:
Sec.27, T 16 N, R 3 E

To get to the point of beginning, commence at the southeast corner of Lot Seventy-seven (77) of P. L. Hennessey & Brothers Addition to Ken Karyl Enlarged, the plat of which is duly recorded in Book 116, Page 30 of the Land Records of Warren County, Mississippi, said point being the northeast corner of the lot conveyed of Livingston Wilmore, et al by Inez Millsap by deed of November 1, 1950, recorded in Book 286 Page 453 of the Land Records aforesaid, run thence South 04 degrees 32 minutes West along the east line of said tract, being the west line of Roosevelt Street a distance of One Hundred Twenty (120) feet to an iron pipe marking the northeast corner of the tract conveyed by Livingston Wilmore, et al to John C. Hutchinson by deed dated March 23, 1964 of record in Book 388 Page 277 of said Land Records; thence Continue South 05 degrees 14 minutes West along the west line of Roosevelt Street (or avenue) a distance of Fifty (50) feet to an iron pipe marking the point of beginning of the tract herein described and hereby conveyed; thence from said point of beginning, continue along the west line of Roosevelt Street (or Avenue) South 05 degrees 14 minutes West a distance of Forty-five (45) feet to an iron pipe; thence North 85 degrees 05 minutes West a distance of 162.25 feet to a point; thence North 04 degrees 21 minutes East a distance of 45.0 feet to a point; thence South 85 degrees 06 minutes East a distance of 163.0 feet to the point of beginning, and being Lot "B" of a survey by John E. Hanson of July 27, 1964.

Exhibit A

FILED
05 AUG - 8 PM 1:54
DOT MOORE
CHANCERY CLERK
WARREN CO. MISS.

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING

1010 SPEED ST

PPIN# 017196 Parcel # 108J 34 2610 010300

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanness as to be

a menace to the public health and safety of the community.

You are further notified that if the Mayor and Aldermen determine at that hearing

that your property is in need of cleaning, the City shall proceed to clean the

property and the City is further authorized by law for a period of

one (1) year from the date of the above hearing to re-enter your property without

further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the

owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4-21, 2025

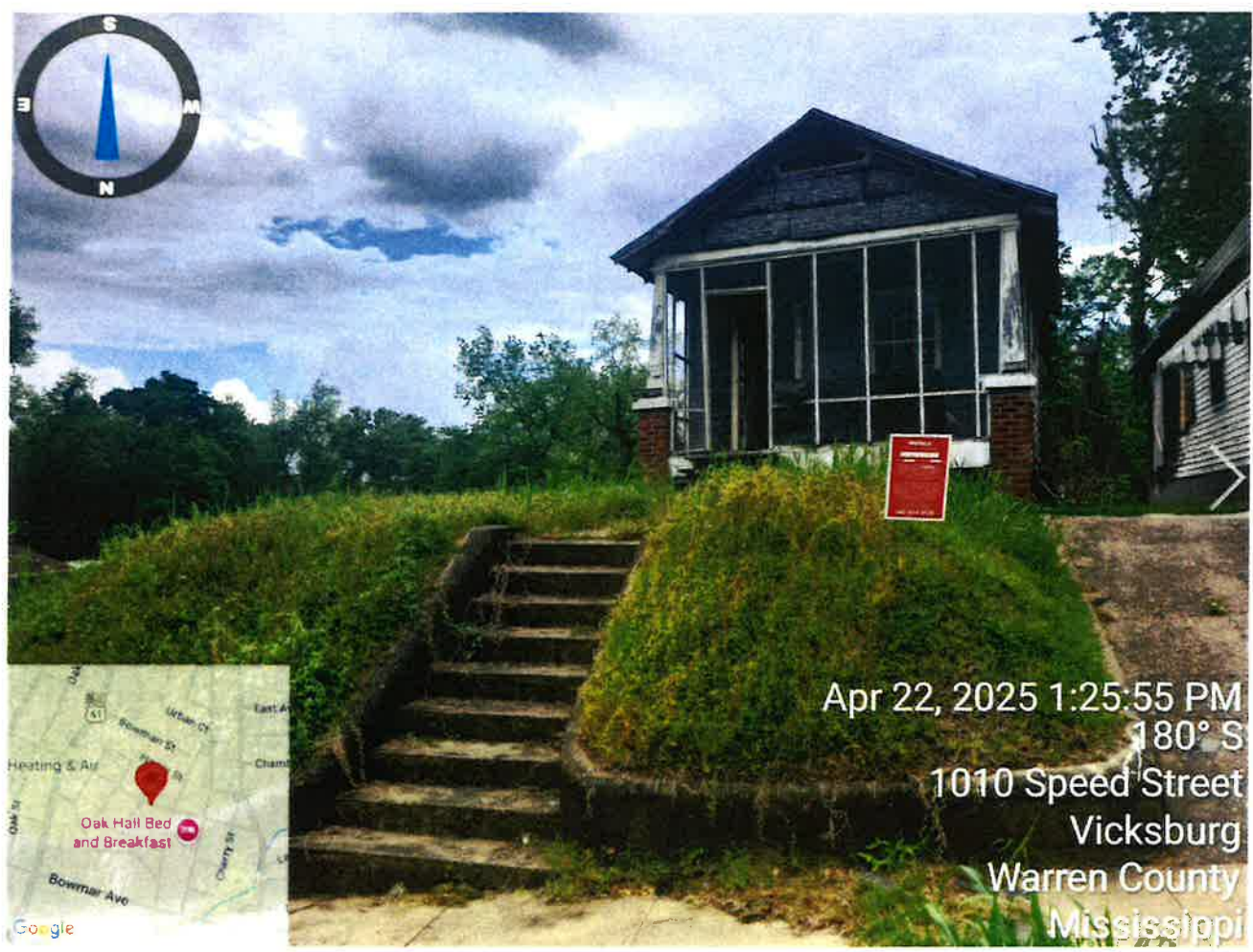

COMMUNITY DEVELOPMENT DIVISION

Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

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CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Monday, April 14, 2025

**SYLVESTER BASS
2201 LETITIA ST
VICKSBURG, MS 39180**

NOTICE

Property Identification Number
017196

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 108J 34 2610 010300 1010 SPEED ST

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

**-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris**

Your hearing date is hereby scheduled for **Monday, May 5, 2025** at 10 a.m. before the Board of Mayor and Aldermen in the Board Room of the City Hall Annex Robert Walker building, located at 1415 Walnut Street, Vicksburg, Mississippi. Said hearing is at the regular meeting of the Board of Mayor and Aldermen of Vicksburg, Mississippi, and you are hereby directed to appear, and show just cause why the City of Vicksburg, Mississippi should not proceed to clean/demolish the herein described parcel, adjudicating the actual cost of cleaning/demolishing said property and assessing the actual cost, including a 25% penalty as provided by law, as a civil debt against the property to be collected as provided by law for the sale of lands for delinquent municipal taxes.

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If the corrections have been made prior to this letter or if you wish to discuss this property further PLEASE CONTACT OUR OFFICE. Our office hours are 8 a.m. to 5 p.m. weekdays. Our phone number is (601) 218-7103. A representative of the Community Development Department will be available prior to the meeting to discuss the property with you.

Respectfully,



LEROY THOMAS

Code Enforcement Administrator

Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/ 3/2025

Land Roll

Library LANDROLL 2024
Owner Name BASS SYLVESTER
Owner Address 2201 LETITIA ST
 VICKSBURG, MS 391804135
Parcel 108J 34 2610 010300
Alternate Parcel 75J11CD34010300
PPIN 017196
Judicial District 0
Tax District 0110
Subdivision 1-2610 SPEEDS ST. SURVEY
Section/Township/Range 34/ 16/03
Street Address 001010 SPEED ST

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1								
2		3380				8310	11690	1754
Totals		3380				8310	11690	1754

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 324 /77 7/23/1955

Current Building Value 00008310

Prior Building Value 00008310

Current Land Value 00003380

Prior Land Value 00003380

Land Use Code Class 1 1110

Land Use Code Class 2 1110

Legal Information

1 LOTS: C PT

PLAT BOOK 1- 69 PAGE- 36

Deed Book References

Book-Page Date Type

324 - 77 7/23/1955

DOCUMENTS

<u>DESCRIPTION</u>	<u>NUMBER OF PAGES</u>	<u>PRICE</u>
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*****NO IMAGES AVAILABLE*****

Need Help Viewing Documents?

NOTICE OF HEARING

YOU ARE HEREBY NOTIFIED REGARDING
2303 WASHINGTON ST

PPIN# 018398 Parcel # 108C 22 112002012600

that pursuant to Mississippi Code Annotated, Section 21-19-11, a hearing will be held on

MONDAY , MAY 5th, 2025 at 10:00 a.m.

before the Mayor and Aldermen of the City of Vicksburg, in the Board Room
of the City Hall Annex Building, located at 1415 Walnut Street, Vicksburg, MS,

to determine if your property is in such a state of uncleanness as to be .

a menace to the public health and safety of the community.

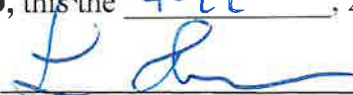
You are further notified that if the Mayor and Aldermen determine at that hearing
that your property is in need of cleaning, the City shall proceed to clean the
property and the City is further authorized by law for a period of

one (1) year from the date of the above hearing to re-enter your property without
further hearing for the purpose of cleaning upon posting of this property.

All costs incurred in this cleaning process shall either be assessed against the

owner as a civil debt or assessed against the property as a lien.

SO ORDERED AND POSTED, this the 4-22, 2025



COMMUNITY DEVELOPMENT DIVISION
Property Maintenance /Code Enforcement Department

**For Questions or Further Information please call the
City of Vicksburg's Community Development Division,
601-634-4528**

MAY 5TH, 2025

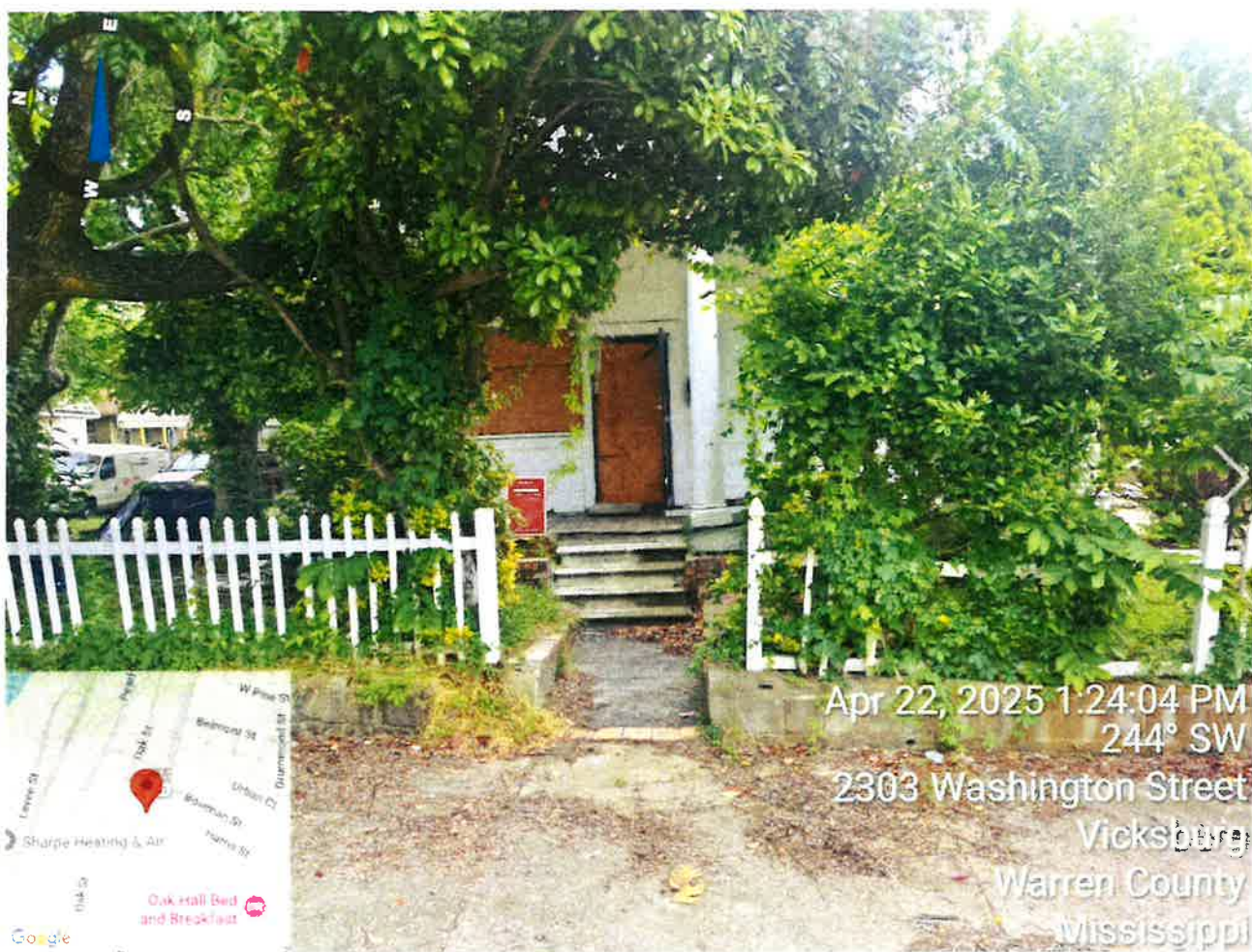
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CITY of VICKSBURG

Community Development Division

Jeff Richardson
Director

(601) 634-4528
819 South Street

Fax (601) 619-7885
Vicksburg, MS 39181

Monday, April 14, 2025

**ALICE MARIE DANIELS
2303 WASHINGTON ST
VICKSBURG, MS 39183**

NOTICE

Property Identification Number
018398

You are hereby notified that this office will present the property above in a hearing before the Mayor and Aldermen of the City of Vicksburg to determine whether or not that parcel of land situated in the City of Vicksburg, Mississippi, and being more particularly as:

Parcel # 108C 22 112002012600 2303 WASHINGTON ST

is in such a state of uncleanness/disrepair as to be a menace to the public health and safety of the community in accordance with Section 21-19-11, Mississippi Code of 1972 Annotated, as amended.

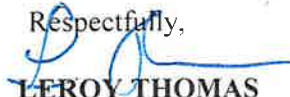
**-Remove dilapidated structure
-Cut grass/weeds, remove trash & debris**

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Respectfully,



LEROY THOMAS

Code Enforcement Administrator

Land Roll Inquiry Link

WARREN COUNTY, MS

Today's Date 4/ 3/2025

Land Roll

Library LANDROLL 2024
Owner Name DANIELS ALICE MARIE
Owner Address 2303 WASHINGTON ST
 VICKSBURG, MS 391834051
Parcel 108C 22 112002012600
Alternate Parcel 75J11CA22012600
PPIN 018398
Judicial District 0
Tax District 0110
Subdivision 1-1120 HARRISBURG
Section/Township/Range 22/ 16/03
Block 02
Street Address 002303 WASHINGTON ST

Values								
Class	Cultivated Acres	Cultivated Value	Uncultivated Acres	Uncultivated Value	Total Acres	Improved Value	True Value	Assessed Value
1		5920				6530	12450	1868
2								
Totals		5920				6530	12450	1868

Eligible for Class 1 (Y/N) N

Last Deed Book/Page 874 /660 8/ 7/1989

Current Building Value 00006530

Prior Building Value 00006530

Current Land Value 00005920

Prior Land Value 00005920

Land Use Code Class 1 1111

Land Use Code Class 2 1110

Legal Information

1 LOTS: 4 PT

PLAT BOOK 1- FF PAGE- 154

Deed Book References

Book-Page Date Type

874 - 660 8/ 7/1989

DOCUMENTS

<u>DESCRIPTION</u>	<u>NUMBER OF PAGES</u>	<u>PRICE</u>
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*****NO IMAGES AVAILABLE*****