

Town of Chelsea

P.O. Box 111

Chelsea, Alabama

**CERTIFICATION
OF
ANNEXATION ORDINANCE**

Ordinance Number: X-98-09-01-078

Property Owner(s): John Franklin Melton and Sarah Virginia Melton

Property: Parcel No. 09-7-26-0-001-010-000

I, Robert A. Wanninger, Town Clerk of the Town of Chelsea, Alabama, hereby certify the attached to be a true and correct copy of an Ordinance adopted by the Town Council of Chelsea, at the regular meeting held on September 1, 1998, as same appears in minutes of record of said meeting, and published by posting copies thereof on September 3, 1998 at the public places listed below, which copies remained posted for five business days (through September 10, 1998).

Chelsea Middle School, 901 Highway 39, Chelsea, Alabama 35043

First National Bank of Shelby County, Chelsea Branch, Highway 280, Chelsea, Al. 35043

U.S. Post Office, Highway 280, Chelsea, Alabama 35043


Robert A. Wanninger, Town Clerk

Inst # 1999-05863

02/11/1999-05863
10:42 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
009 CRH 28.50



TOWN OF CHELSEA, ALABAMA

ANNEXATION ORDINANCE NO. X-98-09-01-078

PROPERTY OWNER(S): John Franklin Melton and Sarah Virginia Melton

PROPERTY: Parcel #09-7-26-0-001-010-000

Pursuant to the provisions of Section 11-42-21 of the Code of Alabama (1975),

Whereas, a written petition has been signed by all of the owners of the above noted property described in the attached copies of four deeds (Exhibit B, pages 1-4) requesting that said property be annexed to the Town of Chelsea; and

Whereas, said petition contains an accurate description of the property proposed to be annexed together with a map (Exhibit C) of the said property showing its relationship to the corporate limits of Chelsea; and

Whereas, said petition has been filed with the Chelsea town clerk; and

Whereas, said property is contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation which together is contiguous to the corporate limits of Chelsea; and

Whereas, said territory does not lie within the corporate limits of any other municipality; and

Whereas, even though said property is located in an area where the police jurisdiction of Chelsea and the police jurisdiction of Pelham overlap, the said property is less-than-equidistant from the respective corporate limits of Chelsea and Pelham (i.e. it is closer to the corporate limits of Chelsea than to the corporate limits of Pelham).

Therefore, be it ordained that the town council of the Town of Chelsea assents to the said annexation; and

Be it further ordained that the corporate limits of Chelsea be extended and rearranged so as to embrace and include said property, and said property shall become a part of the corporate area of the Town of Chelsea upon the date of publication of this ordinance as required by law.


Earl Niven, Mayor


Robert Combs, Council Member


Glen Autry, Jr., Council Member


Earlene Tebell, Council Member


Shelby Blackerby, Council Member


John Ritchie, Council Member

Passed and approved 1 day of SEPT. 1998.


Robert A. Wanninger, Town Clerk

Town Clerk
Town of Chelsea
P. O. Box 111
Chelsea, Alabama 35043

PETITION FOR ANNEXATION

The undersigned owner(s) of the property which is described in the attached "Exhibit A" and which either is contiguous to the corporate limits of the town of Chelsea, or is a part of a group of properties which together are contiguous to the corporate limits of Chelsea, do hereby petition the town of Chelsea to annex said property into the corporate limits of the municipality.

Done this 22 day of August, 1998.

Charles F. Lewis
Witness

John F. Milton
Owner

8990 rd 280 Hwy.
Mailing Address
Chelsea, Al. 35043
Property Address(if different)
205-628-7808
Telephone no.

Charles F. Lewis
Witness

Sarah V. Milton
Owner
8990 rd 280 Hwy.
Mailing Address
Chelsea Al. 35043
Property Address(if different)
205-628-7808
Telephone no.

(All owners listed on the deed must sign)

revised 2/98

PROPERTY OWNER (S): John Franklin Melton and Sarah Virginia Melton

PROPERTY: Parcel #09-7-26-0-001-010-000

PROPERTY DESCRIPTION

The above-noted property, for which annexation into Chelsea is requested in this petition, is the property described in the attached copies of four deeds (Exhibit B, pages 1-4) which were recorded with the Shelby County judge of probate in the following: Deed Book 264, page 372; Deed Book 345, page 219; Deed Book 354, page 31; and Real Book 069, page 466.

Further, the said property for which annexation into Chelsea is requested in this petition is shown in the shaded area on the attached map (Exhibit C) as Parcel # 10. Said map also shows the contiguous relationship of said property to the corporate limits of Chelsea (i.e. said property is contiguous to Parcel # 4 which is contiguous to the corporate limits of the Town of Chelsea and which was annexed on the same date as said property).

The said property for which annexation into Chelsea is requested in this petition does not lie within the corporate limits of any other municipality, but said property is located in an area where the police jurisdiction of Chelsea and the police jurisdiction of Pelham overlap. However, said property is less-than-equidistant from the respective corporate limits of Chelsea and Pelham (i.e. said property is closer to the corporate limits of Chelsea than to the corporate limits of Pelham) pursuant to Section 11-42-21, Code of Alabama (1975).

This instrument was prepared by

(Name) WALLACE & ELLIS

(Address) COLUMBIANA, ALABAMA

Form 1-1-4 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE AND NO/100 (\$1.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

John Franklin Melton and wife, Sarah Hoyle Melton

(herein referred to as grantors) do grant, bargain, sell and convey unto

John Franklin Melton and wife, Sarah Hoyle Melton

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated

in SHELBY County, Alabama to-wit:

A certain tract of parcel of land situated in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 19, Range 1 West, in Shelby County, Alabama, more particularly described as follows: Begin where the East boundary line of the above described 40 acre tract intersect with the Northern boundary line of Highway 280 for the point of the beginning of the parcel being conveyed; thence run North along the said Eastern boundary of said 40 acre tract, a distance of 210 feet; thence turn an angle of 90 degrees to the left and run a distance of 210 feet; thence turn an angle of 90 degrees to the left and run to an intersection of the said Northern boundary of highway 280; thence run in an Easterly direction along said Northern boundary of Highway 280 to the point of beginning.

STATE OF ALABAMA
SHELBY CO.
RECORDS & PUBLIC SALT
INSTRUMENT WAS FILED
1970 OCT 15 PM 12:27
UCC FILE NUMBER OR
REC. EX. & PUBLIC SALT
CONVEYANCE

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, 15 have hereunto set 15 hand(s) and seal(s), this 15 day of September, 19 70.

WITNESS:

(Seal)

(Seal)

(Seal)

John Franklin Melton (Seal)

Sarah Hoyle Melton (Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Franklin Melton and Sarah Hoyle Melton whose name is AKA signed to the foregoing conveyance, and who AKA known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15 day of September, A. D., 19 70

BOOK 264 PAGE 372

(Name)

Columbiana, Alabama 35051

(Address)

Form 1-1-6 Rev. 1-48

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

that in consideration of OTHER VALUABLE CONSIDERATION & TWENTY-FIVE & NO/100 (\$25.00) DOLLARS

the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Annie C. Adams, a widow

herein referred to as grantors) do grant, bargain, sell and convey unto

John Franklin Melton and wife, Sarah Virginia Melton

herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated

Shelby County, Alabama to-wit:

Commence at the intersection of the East line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 19 South, Range 1 West, with the North right of way boundary of Old U. S. Highway 280, and run thence thence Westerly along said North boundary of said Highway a distance of 210 feet to the Southwest corner of the property presently owned by the grantees; thence run North along the West boundary of said property presently owned by the grantees a distance of 220 feet; thence turn 90 deg. to the left and run West 20 feet to a point on the East boundary of the roadway leading to the home of the grantor; thence run Southwesterly along the East boundary of said roadway 230 feet, more or less, to the intersection thereof with the North right of way boundary of Old U. S. Highway 280; thence run Easterly along said North boundary of said highway a distance of 100 feet, more or less, to the point of beginning, containing 1/4 acres, more or less.

Subject to existing easements and rights of way of record.

Part of the consideration of this conveyance is the agreement of the grantees to improve the water drainage under the driveway leading to the grantor's residence home and to keep and maintain the existing shrubbery on the above described property during the grantor's lifetime.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 10th day of February, 1983.

WITNESS:

1983 FEB 18 PM 3:27

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Annie C. Adams, a widow, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance on the day the same bears date.

Given under my hand and official seal this 10th day of February, A. D. 1983.

John F. Melton
P.O. Box 250-B
Stevett, Ala
35147

Notary Public.

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-15 Rev. 1-48

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE THOUSAND, FIVE HUNDRED & NO/100 (\$1,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Annie C. Adams, a widow

(herein referred to as grantors) do grant, bargain, sell and convey unto

John Franklin Melton and wife, Sarah Virginia Melton

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated

in Shelby County, Alabama to-wit:

Commence at the intersection of the East line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 19 South, Range 1 West with the North right of way line of Old U. S. Highway 280; thence run North along said $\frac{1}{4}$ $\frac{1}{4}$ Section line, and along the East line of property presently owned by the grantees, a distance of 210 feet to the point of beginning of the parcel herein described; thence turn 90 deg. to the left and run West, along the North line of said property of the grantees, a distance of 230 feet to the East boundary of the A. C. Adams road; thence run Northeasterly along the East boundary of said A. C. Adams road a distance of 104 feet to a point which is 100 feet due North of the South line of the parcel herein described; thence run East a distance of 210 feet to a point on the East line of said $\frac{1}{4}$ $\frac{1}{4}$ Section which is 100 feet North of the point of beginning; thence run South a distance of 100 feet to the point of beginning.

Subject to easements and rights of way of record.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 6th day of March, 1984, at the City of Montgomery, State of Alabama.

WITNESS: I CERTIFY THIS INSTRUMENT WAS FILED 1984 MAR 14 PM 3:55 (Seal) (Annie C. Adams) (Seal)

JUDGE OF PROBATE (Seal) (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Annie C. Adams, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of March, A. D., 1984.

(Signature of Notary Public)

Notary Public.

Rt 1 Box 250 B
11-25-11

354 PAGE 31

BOOK

1627

(Name) John Franklin Melton

(Address) Rt 1 Box 250 B
Sterrett, AL 35147

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-5 Rev. 6-83

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of ONE THOUSAND AND NO/100 (\$1,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Annie C. Adams, a widow

(herein referred to as grantors) do grant, bargain, sell and convey unto

John Franklin Melton and wife, Sarah Virginia Melton

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby

County, Alabama to-wit:

Commence at the intersection of the East line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 19 South, Range 1 West with the North right of way line of Old U. S. Highway 280; thence run North along said $\frac{1}{4}$ $\frac{1}{4}$ Section line, and along the East line of property presently owned by the grantees, a distance of 310 feet to the point of beginning of the parcel herein described, which point is the Northeast corner of the parcel heretofore conveyed from the grantor to the grantees, as described in Deed Book 354, page 31 in the Office of the Judge of Probate of Shelby County, Alabama; thence continue North, along the East line of said $\frac{1}{4}$ $\frac{1}{4}$ Section, a distance of 106 feet to the NE corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence continue North, along the East line of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 26, a distance of 124 feet; thence run West, parallel with the South line of said $\frac{1}{4}$ $\frac{1}{4}$ Section, a distance of 190 feet to the East boundary of the A. C. Adams road; thence run Southerly along the East boundary of said A. C. Adams road a distance of 236 feet, more or less, to the Northwest corner of said parcel heretofore conveyed to the grantees, as described in Deed Book 354 at page 31 in said Probate Office; thence run East, along the North line of said parcel as described in Deed Book 354 at page 31 in said Probate Office; a distance of 210 feet to the point of beginning.

Subject to easements and rights of way of record.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 25th

day of April 19 86

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1986 APR 25 AM 11:18

STATE OF ALABAMA
SHELBY COUNTY

JUDGE OF PROBATE

the undersigned authority

hereby certify that Annie C. Adams, a widow

whose name is signed to the foregoing conveyance, and who is

on this day, that, being informed of the contents of the conveyance

on the day the same bears date.

Given under my hand and official seal this 25th

day of

April

A. D., 19 86

Notary Public

OWNED BY JOHN FRANKLIN MELTON AND SARAH VIRGINIA MELTON
Inst # 1999-05863

SHADING SYMBOLS

02/11/1999-05863
10:42 AM CERTIFIED
DELY COUNTY JUDGE OF PROBATE



Territory Proposed for Annexation into Chelsea



Territory Annexed at the Same Time into Chelsea



Town of Chelsea

Parts of Maps #58-09-06 and #58-09-07-26

