

City of Chelsea

P.O. Box 111
Chelsea, Alabama

Certification Of Annexation Ordinance

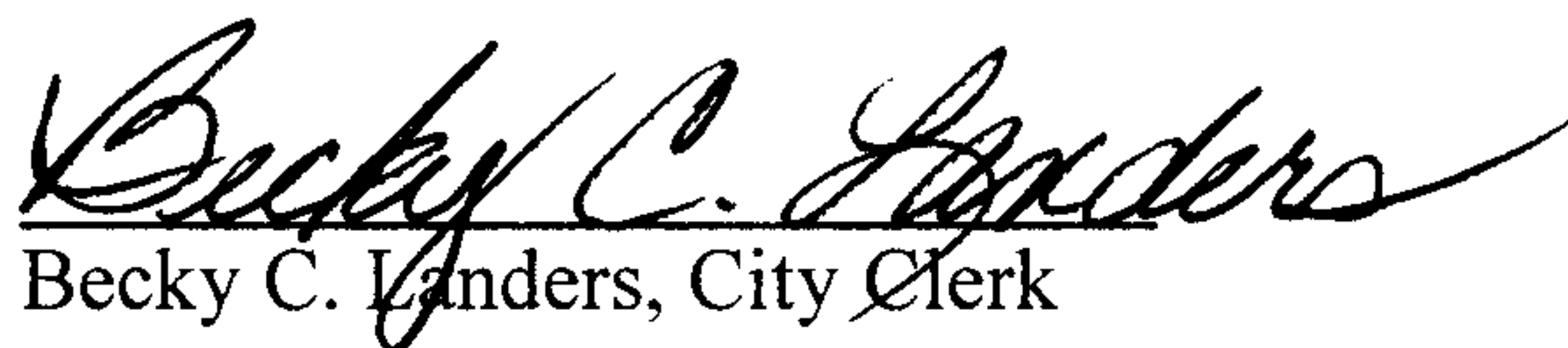
Ordinance Number: **X-11-07-05-589**

Property Owner(s): **Michael & Peggy Edmonds**

Property: Parcel ID **#15-2-04-0-001-050.001**

I, Becky C. Landers, City Clerk of the City of Chelsea, Alabama, hereby certify the attached to be a true and correct copy of an Ordinance adopted by the City Council of Chelsea, at the regular meeting held on July 5th, 2011 as same appears in minutes of record of said meeting, and published by posting copies thereof on July 6th, 2011, at the public places listed below, which copies remained posted for five business days (through July 12th, 2011).

Chelsea City Hall, 11611 Chelsea Road, Chelsea, Alabama 35043
Chelsea Sports Complex, Highway 39, Chelsea, Alabama 35043
U.S. Post Office, Highway 280, Chelsea, Alabama 35043
Chelsea Senior Lodge, 706 County Rd 36, Chelsea, AL 35043
City of Chelsea Website-www.cityofchelsea.com


Becky C. Landers, City Clerk



20110714000204550 1/7 \$30.00
Shelby Cnty Judge of Probate, AL
07/14/2011 11:53:04 AM FILED/CERT

City of Chelsea, Alabama

Annexation Ordinance No X-11-07-05-589

Property Owner(s): **Michael & Peggy Edmonds**

Property: Parcel ID #**15-2-04-0-001-050.001**

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

Whereas, the attached written petition (as Exhibit B) that the above-noted property be annexed to The City of Chelsea has been filed with the Chelsea City Clerk; and

Whereas, said petition has been signed by the owner(s) of said property; and

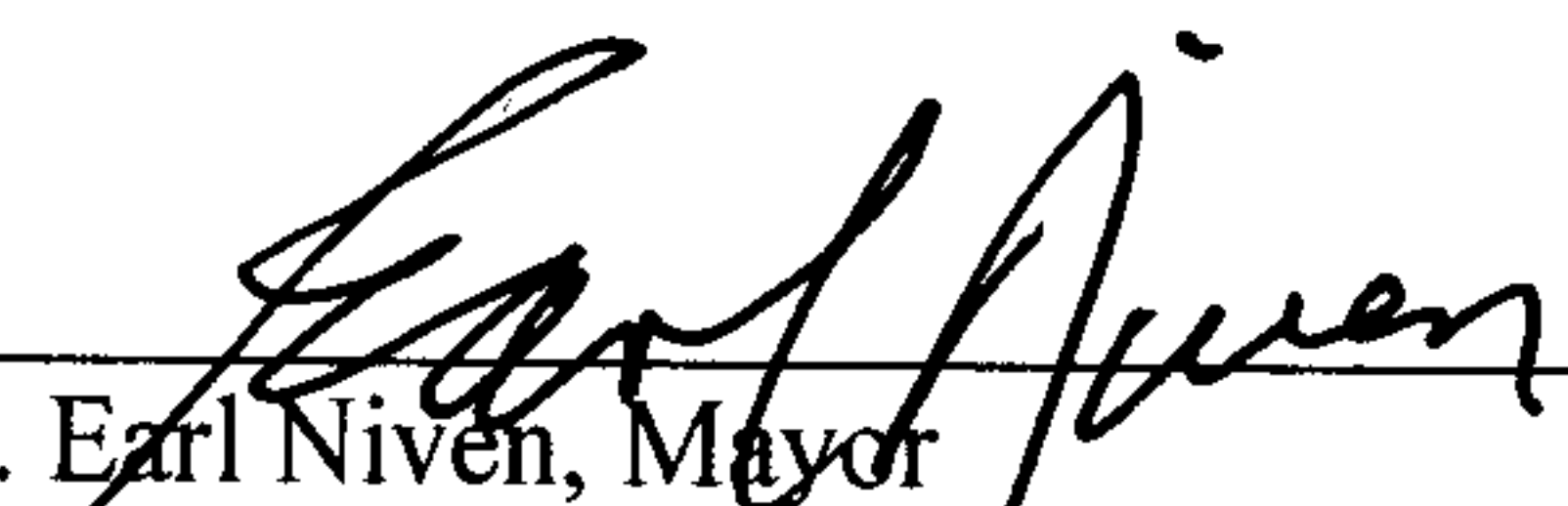
Whereas, said petition contains (as Petition Exhibit A) an accurate description of said property together with a map of said property (Exhibit C) showing the relationship of said property to the corporate limits of Chelsea; and

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 is zoned A-R which together is contiguous to the corporate limits of Chelsea;

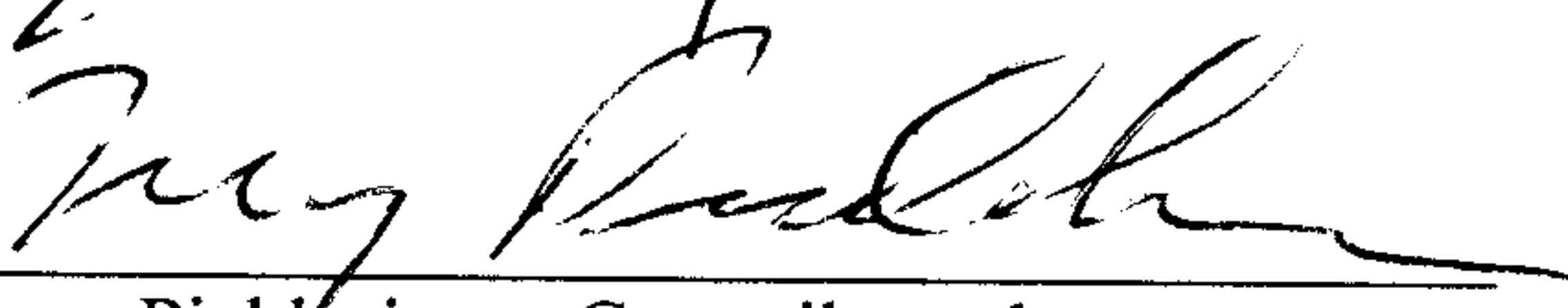
Whereas, said territory does not lie within the corporate limits or police jurisdiction of any other municipality

Therefore, be it ordained that the City Council of the City 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 City of Chelsea upon the date of publication of this ordinance as required by law.


S. Earl Niven, Mayor


Dale Neuendorf, Councilmember

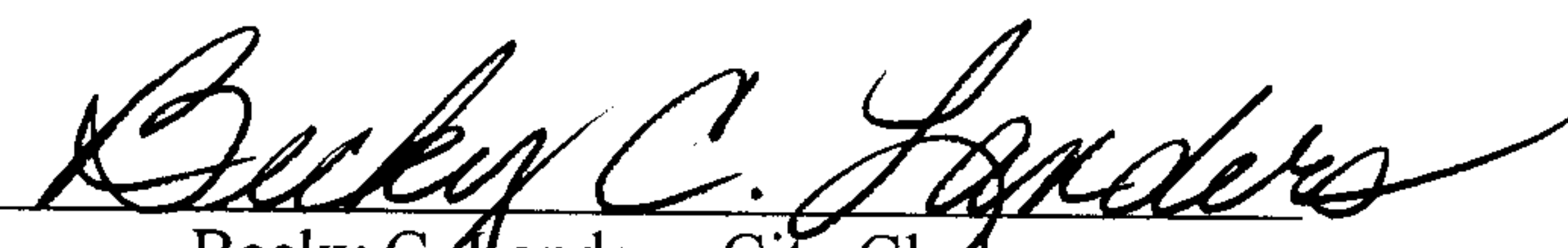

Tony Picklesimer, Councilmember

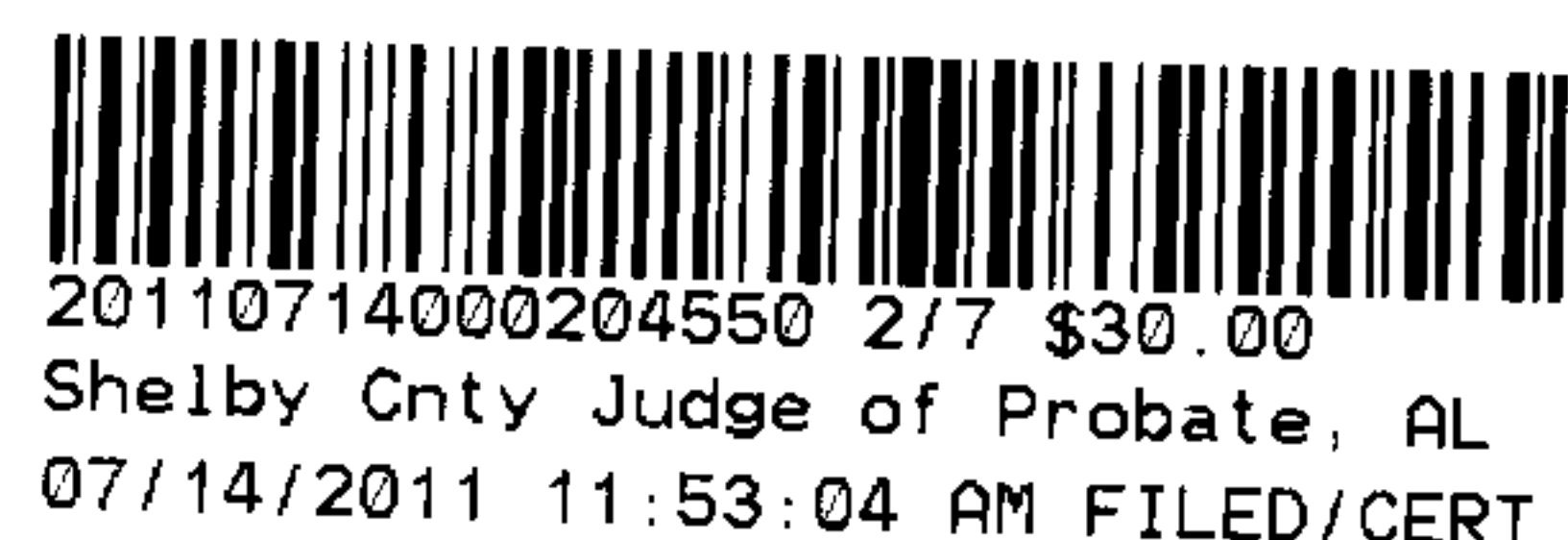

Robert Barnes, Councilmember


Jeffrey M. Denton, Councilmember


Juanita J. Champion, Councilmember

Passed and approved this the 5th day of July, 2011


Becky C. Landers, City Clerk



Petition Exhibit A

Property owner(s): Michael & Peggy Edmonds

Property: Parcel ID #15-2-04-0-001-050.001

Property Description

The above-noted property, for which annexation into Chelsea is requested in this petition, is described in the attached copy of the deed (Petition Exhibit A), Instrument # 20020514000227170, and is filed with the Shelby County Probate Judge.

Further, the said property for which annexation into Chelsea is requested in this petition is shown in the indicated shaded area on the attached map in Petition Exhibit C. Said map also shows the contiguous relationship of said property to the corporate limits of Chelsea.

The said property, for which annexation into Chelsea is requested in this petition, does not lie within the corporate limits of any other municipality.



20110714000204550 3/7 \$30.00
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02-0420
SEND TAX NOTICE TO: MICHAEL T. EDMONDS AND PEGGY F. EDMONDS
9 PAPA LANE
CHELSEA, ALABAMA 35043

WARRANTY DEED

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA:
COUNTY OF SHELBY:

KNOW ALL MEN BY THESE PRESENTS, that in consideration of \$120,000.00 and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged I/we, **KARL S. NIVEN, UNMARRIED INDIVIDUAL**, (herein referred to as GRANTOR(S)), do hereby GRANT, BARGAIN, SELL and CONVEY unto **MICHAEL T. EDMONDS and PEGGY F. EDMONDS**, (herein referred to as GRANTEE(S)) 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 the **County of SHELBY, and State of Alabama**, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

\$114,000.00 of the above consideration was paid from the proceeds of that mortgage closed simultaneously herewith.

Subject to easements, restrictive covenants and ad valorem taxes 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 their 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, that I (we) have a good right to sell and convey the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons, except as to the hereinabove restrictive covenants, conditions, easements and ad valorem taxes of record and do hereby WARRANT AND WILL FOREVER DEFEND the title to said property and the possession thereof.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 10th day of May, 2002.

_____ (L.S.)
_____ (L.S.)
_____ (L.S.)

Karl S. Niven (L.S.)
KARL S. NIVEN

THE STATE OF ALABAMA:
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said State hereby certify that KARL S. NIVEN, , and whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand official seal this 10th day of May, 2002.

Christy Moseley

Notary Public
My commission exp: _____

Prepared by:
CHRISTOPHER P. MOSELEY
MOSELEY & ASSOCIATES, P.C.
3800 COLONNADE PARKWAY, SUITE 630
BIRMINGHAM, AL 35243

MY COMMISSION EXPIRES OCTOBER 27, 2006

EXHIBIT "A"

A parcel of land containing 1.30 Acres, more or less, located in the Southeast Quarter of Section 4, Township 20 South, Range 1 West, Shelby County; more particularly described as follows:

Commence at the Northeast corner of the Southeast Quarter of the Southeast Quarter of Section 4, Township 20 South, Range 1 West, Shelby County, Alabama; thence run West along the North line of the Thurman parcel a distance of 210.00 feet; thence left $88^{\circ}29'52''$ Southerly along the West line of the Thurman parcel 210.00 feet; thence right $88^{\circ}24'25''$ Westerly a distance of 203.47 feet to the Easterly Right-of-Way of Shelby County Road No. 335; thence left $109^{\circ}02'46''$ Southeasterly along said Right-of-Way a distance of 205.22 feet to the P.C. of a curve to the right, concave Southwesterly, with a radius of 3768.48 feet and a central angle of $1^{\circ}44'$; thence run along the arc of said curve 114.01 feet to the Point of Beginning; thence continue Southeasterly along the arc of said curve an arc length of 50.43 feet with a central angle of $00^{\circ}46'$ and a radius of 3768.48 feet; thence continue Southeasterly tangent to said curve 45.59 feet to the P.C. of a curve to the left, concave Northeasterly, with a radius of 100.11 feet and a central angle of $93^{\circ}42'03''$; thence run along said Right-of-Way and the arc of said curve 163.73 feet; thence continue Northeasterly along said Right-of-Way tangent to said curve a distance of 150.63 feet to the East line of Section 4; thence left $68^{\circ}05'58''$ Northwesterly a distance of 197.54 feet along said East Section line; thence left $91^{\circ}32'19''$ Westerly a distance of 160.00 feet along the South line of the Thurman parcel; thence left $88^{\circ}27'21''$ Southerly a distance of 50.00 feet; thence right $72^{\circ}00'05''$ Southwesterly a distance of 149.51 feet to the Point of Beginning.



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City Clerk
City 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 City 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 City of Chelsea to annex said property into the corporate limits of the municipality.

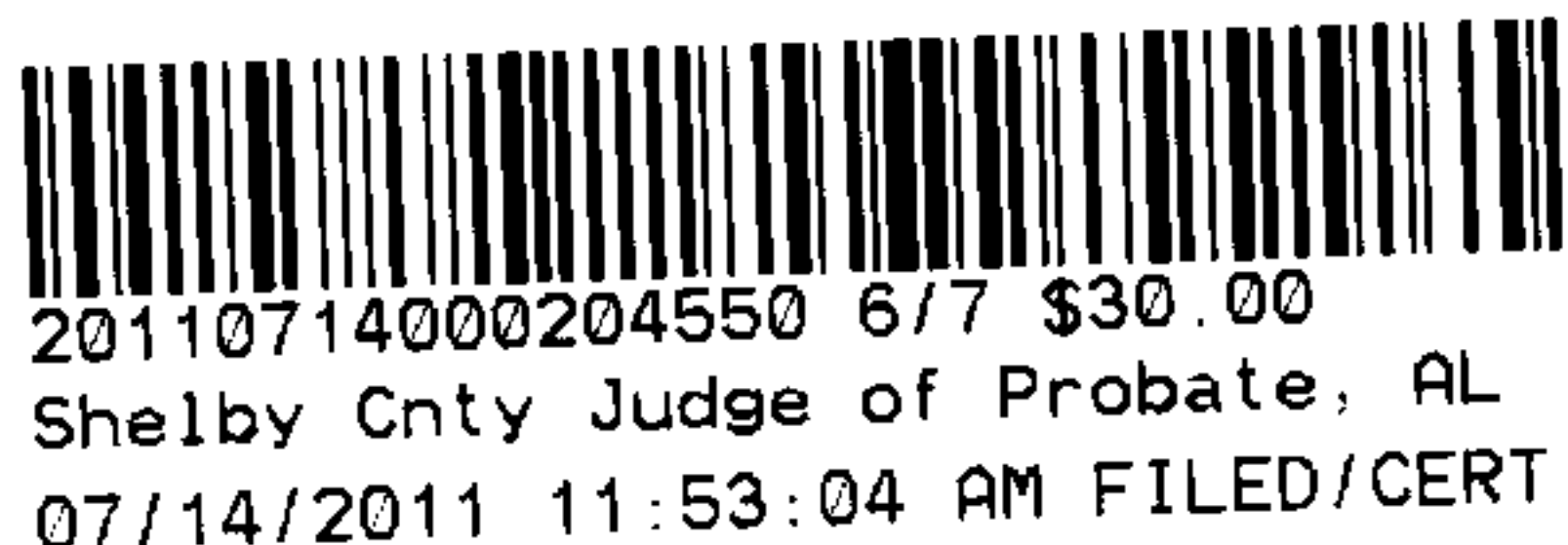
Done the 29th day of June, 2011.

Sharon Pugh
Witness

Michael J. Edmonds
Owner Signature

Michael T. Edmonds
Print Name

9 Papa Ln., Chelsea, AL. 35043
Mailing Address



Property Address (If different)

205-678-2459
Telephone Number (Day)

Same
Telephone Number (Evening)

Sharon Pugh
Witness

Peggy F. Edmonds
Owner Signature

Peggy F. Edmonds
Print Name

9 PAPA LANE
Mailing Address

Number of people on property 2

Chelsea, AL. 35043
Property Address (If different)


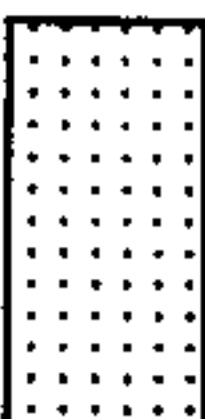
Proposed property usage: (Circle One)
Commercial Residential

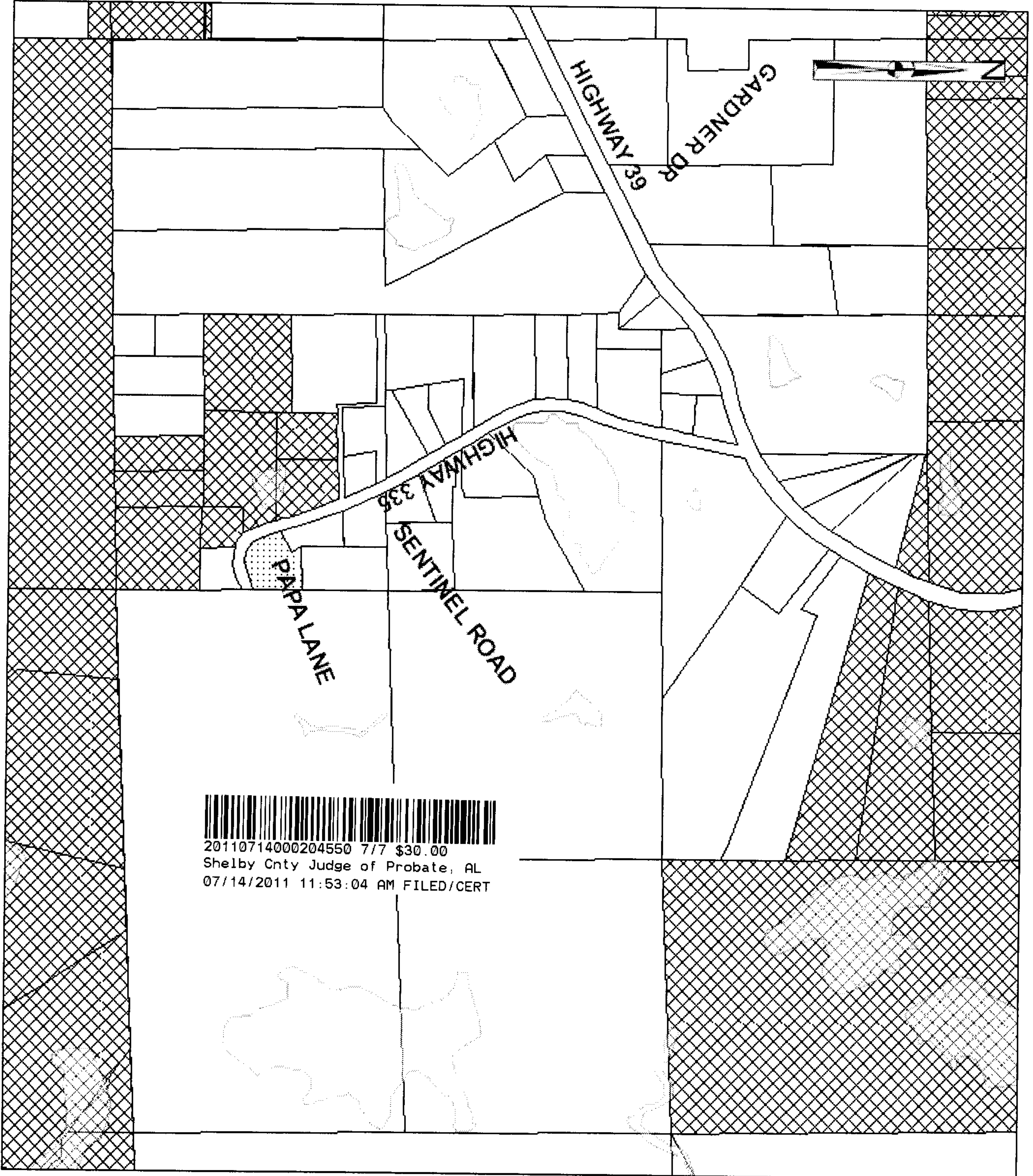
205-678-2459
Telephone Number (Day)

Same
Telephone Number (Evening)



Exhibit C
X-11-07-05-589
Tax ID
15-2-04

-  Chelsea City Limits
-  Area to be Annexed



EDMONDS ANNEXATION 9 PAPA LANE