

THE TOWN OF INDIAN SPRINGS VILLAGE

ANNEXATION ORDINANCE NO. 31

BE IT ORDAINED BY THE TOWN COUNCIL OF INDIAN SPRINGS VILLAGE, ALABAMA, that the Town of Indian Springs Village does hereby honor the request(s) for annexation filed by the owner(s) of the real property which is contiguous to the existing corporate limits of the Town of Indian Springs Village as more fully described in the attached Request(s) for Annexation, Property Description(s), and map of said property showing its relationship to the corporate limits of the town. Said property is located and contained within an area contiguous to the corporate limits of the Town of Indian Springs Village, and said property is not located within the corporate limits or police jurisdiction of any other municipality.

This ordinance shall go into effect upon the passage and publication as required by law.

Hub Haring Mayor
Patricia L. Craig
Art Johnson
Paul Butler
Long Mc

1994. Passed and approved 15th day of November, 1995-04927

J. S. Shyatt
 Clerk

02/24/1995-04927
 02:49 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 006 MCD 21.00

City Clerk
Indian Springs Village, Alabama

Re: Petition for Annexation

The undersigned owners of the property which is contiguous to the corporate limits of the Town of Indian Springs Village, Alabama and as described in attached Exhibit A, do hereby petition the Town of Indian Springs Village to annex said property into the corporate limits of the municipality.

Done this 14th day of November, 1994.

Patricia L. Crapet
Witness

Sal Mansueto
Owner

190 CHELOKEE TRAIL
Mailing Address

PELHAM AL 35124

P.I.D.# 105220002050 (Lot)

P.I.D.# 10522002046 (House)

Owner

Witness

Mailing Address

CERTIFICATION

I, ~~Paul J. Stephens~~ ^{JAMES E. LYATT}, Town Clerk of the Town of Indian Springs Village, Alabama, hereby certify the above to be a true and correct copy of an ordinance adopted by the Town Council of the Town of Indian Springs Village, at its regular meeting held on 15th November 1994, as same appears in the minutes of record of said meeting, and published by posting copies thereof on 16th November 1994, at the following public places, which copies remained posted for five days as provided by law:

Mayor's Office

Town Clerk's Office

NSFD Station #2

Sunny Food Store #8

291 Valley View Lane

88 Indian Crest Drive

Caldwell Mill Road

Caldwell Mill Road

J. E. Lyatt
for Town Clerk

November 22, 1994
Date

This instrument was prepared by

(Name) Daniel M. Spitler
(Address) Attorney at Law
108 Chandalar Drive
Pelham, Alabama 35124



This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 688
Pelham, Alabama 35124
Phone (205) 988-5500
Policy Issuing Agent for
SAFECO Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FIFTEEN THOUSAND AND NO/100 DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

LORENE BAILEY, a widow

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

SALVADOR J. MANISCALCO

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A tract of land situated in the SW 1/4 of Section 22, Township 19 South, Range 2 West, described as follows: Commence at the Northwest corner of the SW 1/4 of Section 22 and go South 88 deg. 42 min. 42 sec. East on the North line of said SW 1/4 for 343.80 feet to the East right of way of (Shelby County); then turn right an angle of 80 deg. 52 min. (87 deg. 49 min. Deed) along said East right of way 770.77 feet (764.16 feet, Deed); thence continue along previous course 191.04 feet to the point of beginning; thence continue on previous course 191.04 feet; thence turn left an angle of 87 deg. 49 min. a distance of 306.83 feet; thence turn left an angle of 92 deg. 13 min. 30 sec. a distance of 121.04 feet; thence turn left an angle of 87 deg. 46 min. 30 sec. a distance of 306.69 feet (306.55 feet Deed) to the point of beginning. All being situated in Shelby County, Alabama.

This property does not constitute the homestead of the Grantor herein. The Grantor owns other real property that does constitute homestead.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenants with said grantee, his, her or their heirs and assigns, that I (we) do, sell, bargain, sell and convey unto said grantee, his, her or their heirs and assigns, all the above described premises, unless otherwise stated 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 grantee, his, her or their heirs and assigns forever, Against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 4th day of September, 1985.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT TO BE

Need Tax - 15.00
Reg. 2.50
Ind. 1.00
18.50
(SEAL)

1985 SEP - 9 AM 10:29

Lorene Bailey (SEAL)
Lorene Bailey

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, the undersigned
in said State, hereby certify that Lorene Bailey, a widow

a Notary Public in and for said County,

whose name(s) 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 4th day of September, A.D. 1985

(Signature)
Notary Public

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
WINTERWOOD, ALABAMA 36080

SEND TAX NOTICE TO:
Salvador J. Maniscalco

WARRANTY DEED LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of one hundred twelve thousand five hundred fifty and no/100 (\$112,550.00)
and the assumption of the mortgage recorded in Mortgage Book
334, page 283, Probate Office of Shelby County, Alabama,
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,
Sims R. Beavers and wife, Ann T. Beavers

herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Salvador J. Maniscalco

herein referred to as grantee (whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to taxes for 1983.

Subject to transmission line permit of record.

By acceptance of this deed, grantee(s) agree(s) to assume the indebtedness
secured by the above mortgage.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 23rd
day of June 1983

(Seal)

(Seal)

(Seal)

Sims R. Beavers (Seal)
SIMS R. BEAVERS
Ann T. Beavers (Seal)
ANN T. BEAVERS

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State
hereby certify that Sims R. Beavers and wife, Ann T. Beavers
whose name is are signed to the foregoing conveyance, and who are 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 23rd day of June A. D. 1983

Notary Public

My Commission Expires 1/23/86

LEGAL DESCRIPTION:PARCEL I:

Begin at the Northwest corner of the Southwest Quarter of Section 22, Township 19 South, Range 2 West; thence run East along the North line of said Southwest Quarter a distance of 343.8 feet to the East right-of-way boundary of Roadway; turn right an angle of 87 degrees 49 minutes along said East right-of-way boundary a distance of 382.08 feet for point of beginning; thence continue said course along said East right of way boundary a distance of 382.08 feet; turn left an angle of 87 degrees 49 minutes a distance of 408.55 feet; turn left an angle of 92 degrees 13 minutes 30 seconds a distance of 382.08 feet; turn left an angle of 87 degrees 46 minutes 30 seconds a distance of 382.08 feet to point of beginning; being the West One-half of the Northwest Quarter of the Southwest Quarter of Section 22, Township 19 South, Range 2 West, Shelby County, Alabama.

According to survey of A. G. Coulter, Reg No. 1967, dated May 2, 1973.

PARCEL II:

Commence at the Northwest corner of the Southwest Quarter of Section 22, Township 19 South, Range 2 West; run thence in an Easterly direction along the North line of said Quarter Section for a distance of 629.80 feet; thence turn an angle to the right of 87 degrees 46 minutes 30 seconds and run in a Southerly direction for a distance of 242.36 feet to the point of beginning; from the point of beginning thus obtained, thence continue along last described course for a distance of 139.93 feet; thence turn an angle to the right of 92 degrees 13 minutes 30 seconds and run in a Westerly direction for a distance of 313.43 feet; then turn an angle to the right of 88 degrees 53 minutes 18 seconds and run in a Northerly direction for a distance of 139.79 feet; thence turn an angle to the right of 91 degrees 05 minutes 59 seconds and run in an Easterly direction for a distance of 310.71 feet to the point of beginning.

According to survey of Coulter, Gay, Salmon & Martin Eng. Co., Inc., dated May 27, 1983.

Situated in Shelby County, Alabama.

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

1983 JUN 24 AM 10:28

Thomas A. Shanderson, Jr.
JUDGE OF PROBATE

Dead Tax 113.00
Rec 3.00
Sud 1.00
117.00

Inst # 1995-04927

02/24/1995-04927
02:49 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
006 MCD 21.00

BOOK 348 PAGE 29

24/1995-04927
02:49 PM CER
SHELBY COUNTY JUDGE OF PROBATE
006 MCD 21.00

1995-04927