

**TOWN OF CHELSEA**  
**P.O. BOX 111**  
**CHELSEA, ALABAMA 35043**

***CERTIFICATION  
OF  
ANNEXATION ORDINANCE***

Ordinance Number: 96-05-28-013

Property Owner(s): Johnson, Allen A., Jr.

Property: The western part of Parcel No. 10-7-36-4-000-003-000

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 June 4, 1996, as same appears in minutes of record of said meeting, and published by posting copies thereof on June 5, 1996, at the public places listed below, which copies remained posted for five business days (through June 11, 1996).

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

First National Bank of Columbiana, Chelsea Branch, Highway 280, Chelsea, Alabama 35043

Chelsea Video, Highway 47, Chelsea, Alabama 35043

  
Robert A. Wanninger, Town Clerk

INST. # 1996-19956

06/19/1996-19956

4:00 PM CERTIFIED

SHELBY CO. JUDGE OF PROBATE

011 MCD 33.50

Return to Pat.

TOWN OF CHELSEA, ALABAMA

ANNEXATION ORDINANCE NO. 96-05-28-013

PROPERTY OWNER(S): Johnson, Allen A., Jr.

PROPERTY: The western part of Parcel No. 10-7-36-4-000-003-000

Pursuant to the provisions of Section 11-42-21 of the Code of Alabama (1975), BE IT ORDAINED BY THE TOWN COUNCIL OF CHELSEA, ALABAMA, that Chelsea 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 Chelsea, or which is a part of a group of properties submitted at the same time for annexation which together are contiguous to the corporate limits of Chelsea, as described in the attached Petition of Annexation, Property Description, deed(s), and map of said property. Said property is located and contained within an area where the police jurisdiction of Chelsea and the police jurisdiction of Pelham overlap, the boundary of the annexation of said property, or the boundary of the annexation of the said group of properties of which said property is part, is a line that is equidistant between the corporate limits of Chelsea and the corporate limits of Pelham or is a line that is closer to the corporate limits of Chelsea than to the corporate limits of Pelham.

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

  
Earl Niven, Mayor

  
Robert Combs, Councilmember

  
Glen Autry, Jr., Councilmember

  
Earlene Isbell, Councilmember

Shelby Blackerby, Councilmember

John Ritchie, Councilmember

Passed and approved 4 day JUNE, 1996

  
Robert A. Wanninger, Town Clerk

Inst # 1996-19956

06/19/1996-19956  
04:00 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
011 MCD 33.50

Pat Prohaska

Inst # 1996-19956

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 part of a group of properties which together is 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 13<sup>th</sup> day of May, 1996.

Charles L. Lewis  
Witness

Alvin A. Johnson  
Owner

1080 Hwy 11, Chelsea, AL  
Mailing Address 35043

Property Address (if different)

205/678-7212  
Telephone No.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Owner

\_\_\_\_\_  
Mailing Address

\_\_\_\_\_  
Property Address (if different)

\_\_\_\_\_  
Telephone No.

(All owners listed on the deed must sign)

PROPERTY OWNER(S): Johnson, Allen A. Jr.

PROPERTY: The western part of Parcel No. 10-7-36-4-000-003-000

### **PROPERTY DESCRIPTION**

The above-noted property, for which annexation into Chelsea is requested in this petition, is included in the attached copy of the first deed (Exhibit A, pages 2 & 3) from Deed Book 225, pages 985 & 986, LESS AND EXCEPT the property described in the subsequent four deeds (Exhibit A, pages 4-7) from;

- Deed Book 313, page 455;
- Deed Book 176, page 254;
- Deed Book 316, page 574; and
- Deed Book 328, page 547.

The property for which annexation is requested in this petition is shown in orange as the western part of parcel no. 3 on the attached map (Exhibit A, page 8). This property is contiguous to the corporate limits of Chelsea. In addition, pursuant to Section 11-42-21, Code of Alabama (1975), this 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).

This form furnished by:

**Cahaba Title, Inc.**Riverchase Office  
(205) 988-5600Eastern Office  
(205) 833-1571

This instrument was prepared by:

(Name) STONE, PATTON, KIERCE & FREEMAN  
(Address) 118 North 18th Street  
Bessemer, AL 35020

Send Tax Notice to:

(Name) Allen A. Johnson, Jr.  
(Address) 329 LIVE OAK ROAD  
VERO BEACH, FL 32963**WARRANTY DEED****STATE OF ALABAMA****SHELBY****COUNTY****KNOW ALL MEN BY THESE PRESENTS,**That in consideration of SEVEN HUNDRED SEVENTY TWO THOUSAND SEVEN HUNDRED SIXTY AND  
NO/100 (\$772,716.00) DOLLARS,to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,  
WILLIE BELLE NOE, WILLIE FAY GEORGE and PATRICIA ANN NOE, AS CO-GUARDIANS  
OF THE ESTATE OF HESTER BRIDGES, a Non Compos Mentis, JEFFERSON COUNTY  
PROBATE CASE No. 23454  
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey untoALLEN A. JOHNSON, JR.(herein referred to as grantee, whether one or more), the following described real estate, situated in  
**SHELBY** County, Alabama, to-wit:

The SW 1/4 of Section 31, Township 19 South, Range 1, West, Shelby County, Alabama, LESS AND EXCEPT that part of subject property conveyed in Deed Book 313, Page 455, in Probate Office. ALSO, LESS AND EXCEPT that part of subject property lying in County Road No. 11.

ALSO, The South 1/2 of the SE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama, EXCEPT that part of subject property conveyed in Deed Book 176, Page 254, and Deed Book 316, Page 574, and corrected in Deed Book 328, page 547. ALSO, LESS AND EXCEPT that part of subject property lying within County Road No. 11.

ALSO, The NE 1/4 of the SE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama. LESS AND EXCEPT that part of subject property that lies within the Seaboard Coast Line Railroad right-of-way.

ALSO, All that part of the NW 1/4 of the SE 1/4 and the SE 1/4 of the NE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama, which lies Southeast of the A. C. L. Railroad right-of-way now known as Seaboard Coast Line Railroad right-of-way.

SUBJECT to 1989 Ad Valorem Taxes which constitute a lien but are not due and payable until October 1, 1989; Rights-of-way of record in Deed Book 143, Page 412 and Deed Book 180, Page 535 and Deed Book 216, Page 611; and the right of interested parties to appeal the orders authorizing and confirming the sale.

This conveyance is made pursuant to Decree, dated 13th day of January, 1989, in the Estate of Hester Bridges, a Non Compos Mentis, in Jefferson County Probate Case No. 23454, in the Probate Court of Jefferson County, Alabama, Bessemer Division.

Hester Bridges is the surviving grantee of deed recorded in Deed Vol. 281, Page 22, the other grantee, J. M. Bridges, having died on or about 7-10-1982.  
TO HAVE AND TO HOLD, to the said GRANTEE, his, ~~heirs~~ heirs and assigns forever.And ~~he~~ (we) do, for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors and administrators, covenant with said grantee, his, ~~heirs~~ heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that ~~he~~ (we) have a good right to sell and convey the same as aforesaid; that ~~he~~ (we) will, and ~~my~~ (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, ~~heirs~~ heirs and assigns forever, against the lawful claims of all persons.IN WITNESS WHEREOF, ~~he~~ (we) have hereunto set ~~my~~ (our) hand(s) and seal(s) this 20<sup>th</sup>  
day of January, 19 89STATE OF ALA. SHELBY COUNTY  
I CERTIFY THIS INSTRUMENT WAS FILED

89 FEB -9 AM 9:56

STATE OF ALABAMA  
JEFFERSON County

General Acknowledgment

I, the undersigned authority in said State, hereby certify that Willie Belle Noe, Willie Fay George, and Patricia Ann Noe, whose names as Co-Guardians of the Estate of Hester Bridges, a Non Compos Mentis, 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 20<sup>th</sup> day of January, 19 898/16/92

My Commission Expires:

Notary Public

Patricia Ann Noe, as co-guardians of the Estate of Hester Bridges, non compos mentis, are authorized and directed to sell at private sale the following described real estate, to-wit:

The SW 1/4 of Section 31, Township 19 South, Range 1 West, Shelby County, Alabama.

LESS AND EXCEPT that part of subject property conveyed in Deed Book 313, Page 455, in Probate Office.

ALSO, LESS AND EXCEPT that part of subject property lying in County Road No. 11.

ALSO, the South 1/2 of the SE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama, EXCEPT that part of subject property conveyed in Deed Book 176, at Page 254, and Deed Book 316, Page 574 and corrected in Deed Book 328, Page 547.

ALSO, LESS AND EXCEPT that part of subject property lying within County Road No. 11.

ALSO, The NE 1/4 of the SE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama.

LESS AND EXCEPT that part of subject property that lies within the Seaboard Coast Line Railroad right-of-way.

ALSO, All that part of the NW 1/4 of SE 1/4 and the SE 1/4 of the NE 1/4 of Section 36, Township 19 South, Range 2 West, Shelby County, Alabama which lies Southeast of the A.C.L. Railroad right-of-way known as Seaboard Coast Line Railroad Right-of-Way.

BEING situated in SHELBY COUNTY, ALABAMA.

to Allen A. Johnson, Jr. in accordance with the terms and conditions of the sales contract attached to and made a part of said Petition.

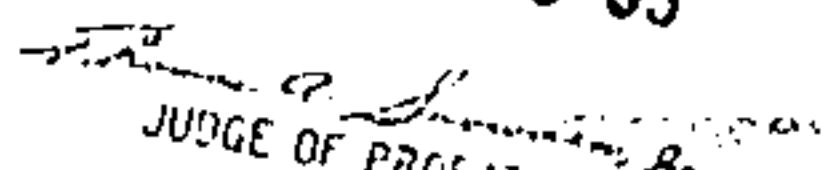
It is further Ordered that said co-guardians pay the expenses of said sale.

DONE AND ORDERED, this 12<sup>th</sup> day of January, 1989.

  
Judge of Probate  
Sitting in Equity

W. H. Flowers  
County Register Division, Jefferson County, Alabama, hereby certify that the foregoing is a true and correct copy of the instrument filed for record in the Probate Office of the County of Shelby, Alabama, on the 12<sup>th</sup> day of January, 1989.  
W. H. Flowers, Judge of Probate

STATE OF ALA. SHELBY  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
89 FEB -9 AM 9:55  
Rec. 500  
Ind. 100  
600

  
JUDGE OF PROBATE

This instrument was prepared by

(Name) PAUL COX

(Address) 4229 WHITE OAK Dr. N. 35243

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA }  
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One Hundred Dollars and Other good and valuable considerations DOLLARS

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

JAMES M. BRIDGES, and wife, HESTER L. BRIDGES-----

(herein referred to as grantors) do grant, bargain, sell and convey unto Paul R. Cox, and Sylvia R. Cox Lucas---

(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 Northwest corner of the Northeast 1/4 of the Southwest 1/4 of Section 31, Township 19 South, Range 1 West, Shelby County, Alabama, Thence Easterly along the North Line of said Quarter-Quarter Section 268.57' to the Point of beginning of the property being described, Thence continue along said North line of said 1/4-1/4 Section 1,057.74' to a Point on the North Right of way of Shelby County Highway Number 11, Thence 149 Degrees 30 Minutes to the Right and South-Westerly Along said North Right of Way Line 911.38' to a Point, Thence 90 Degrees 0 Minutes to the right and Northwesterly 536.84' to the Point of Beginning, Containing 5.62 Acres.

BOOK 313 PAGE 455

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, we have hereunto set our hand(s) and seal(s), this 3rd day of July, 19 78

WITNESS:

James M Bridges (Seal)  
Hester Bridges (Seal)

STATE OF ALABAMA }  
Jefferson COUNTY } Notary Public

I, Donald L. Comer, a Notary Public in and for the State of Alabama, do hereby certify that JAMES M. BRIDGES, and wife, HESTER L. BRIDGES whose names are signed to the foregoing conveyance, and who are known to me, and who on this day, that, being informed of the contents of the conveyance they executed the same on the day the same bears date.

Given under my hand and official seal this 3rd day of July, A. D. 19 78.  
Paul R. Cox  
4229 White Oak Dr.  
Shelby Co. AL 35243  
Donald L. Comer Notary Public.

The State of Alabama

BOOK 176 PAGE 254

County

Know All Men by These Presents, That in consideration of \$100.00

DOLLARS

the undersigned grantor



hand paid by

receipt whereof is acknowledged

by the said

grant, bargain, sell and convey unto the said

following described real estate, to-wit

Commence at the S.W. Corner of  
 1/4 of 36 1/2 of Sec. 36, T-19-S-R-2-W. Thence East Along  
 a distance of 300 feet, thence South East by  
 a distance of 418 feet to Graham Creek Road thence  
 South westerly direction along road to line  
 line East 100 feet to the point of beginning.  
 Containing 5 acres, more or less,  
 situated in the South 1/2 of 36 1/2 of  
 Sec. 36, T-19-S-R-2-W.

dated in

County, Alabama.

To Have and to Hold, To the said

and assigns forever.

And I do, for my heirs, executors and administrators, covenant

the said

and assigns, that lawfully seized in fee simple of said premises; that they are free from

incumbrances; that have a good right to sell and convey the same as aforesaid; that

will, and heirs, executors and administrators, shall warrant and

and the same to the said

and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seal, this

April, 1954

WITNESSES:

J M Bridges (Seal.)

Dexter Bridges (Seal.)

(Seal.)

(Seal.)

This instrument was prepared by  
(Name) J. M. Bridges & Hester L. Bridges  
(Address) Rt. #1-Box 94 - Chelsea, Alabama 35043

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA }  
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Two Thousand Five Hundred & No/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
J. M. Bridges, and wife, Hester L. Bridges-----

(herein referred to as grantors) do grant, bargain, sell and convey unto James Douglass Brasher and wife,  
Louann Faye Brasher

(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 lot or parcel of land  
containing 1.06 acres, more or less, located in the S. E. 1/4 of Sec. 36, Tp. 19 South,  
Range 2 West, Shelby Co., Al. described as follows: Commence at the Southwest corner of the  
S. E. 1/4 of the S. E. 1/4 of said Sec. 36, Thence run east along south 1/2-1/2 line a dist.  
of 300.0 feet to an iron pin and the point of beginning; Thence continue last course a  
dist. of 204.3 feet to the east side of a gravel drive, Thence run N 05° 19' 53" W  
along the east side of said drive a dist. of 302.6 feet to the southeasterly right-  
of-way a dist. of 215.7 feet, Thence run S 00° 04' 56" W a dist. of 176.5 feet to the  
point of beginning.

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, we-----have hereunto set our-----hand(s) and seal(s), this 22nd-----  
day of September,-----, 19 78-----.

WITNESS:  
----- (Seal) James M Bridges (Seal)  
----- (Seal) Hester L Bridges (Seal)  
----- (Seal) ----- (Seal)

STATE OF ALABAMA }  
Shelby COUNTY } General Acknowledgment  
Sherry L. Leemon----- a Notary Public in and for said County, in said State,  
hereby certify that James M. Bridges and Hester L. Bridges  
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me  
on this day, that, being apprised of the contents of the conveyance they-----executed the same voluntarily  
on the day the same were dated  
Given under my hand and official seal this 21st day of November, A. D., 19 78.  
James Douglas Brasher  
R. 1 Box 90-B  
Chelsea Ala. 35043  
Sherry L. Leemon Notary Public.  
21, 1978

This instrument was prepared by

(Name) Courtney H. Mason, Jr., Attorney at Law 662

(Address) P. O. Box 1007, Alabaster, Alabama 35007

Form 1-1-8 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 TWO THOUSAND FIVE HUNDRED AND NO/100 (\$2,500.00) DOLLARS

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

J. M. BRIDGES AND WIFE, HESTER L. BRIDGES

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

✓ JAMES DOUGLASS BRASHER AND WIFE, LOUANN FAYE BRASHER

(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 lot or parcel of land containing 1.06 acres, more or less, located in the SE $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 36, Township 19 South, Range 2 West, described as follows: Commence at the Southwest corner of the SE $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 36, and run East along South Line a distance of 300.0 feet to an iron pin and the point of beginning; thence continue last course a distance of 204.3 feet to the East side of a gravel drive; thence run North 5 deg. 19' 53" West along the East side of said drive a distance of 302.6 feet to the Southeasterly right of way of Shelby County Highway #11; thence run South 54 deg. 40' 15" West along said right of way a distance of 215.7 feet; thence run South 0 deg. 4' 56" West a distance of 176.5 feet to point of beginning.

Situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

This is a correction deed given to correct the legal description in deed from J. M. Bridges and wife, Hester L. Bridges to James Douglass Brasher and wife, Louann Faye Brasher dated Sept. 22, 1978 and recorded in Deed Book 316, Page 574, in Probate Office.

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, WE have hereunto set OUR hand(s) and seal(s), this 17<sup>th</sup> day of September, 1980.

WITNESS: I CERTIFY THIS DEED WAS FILED  
1980 SEP 17 PM 1:08

Rec- 150  
1:00  
250

(Seal)

(Seal)

(Seal)

J. M. BRIDGES

HESTER L. BRIDGES

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

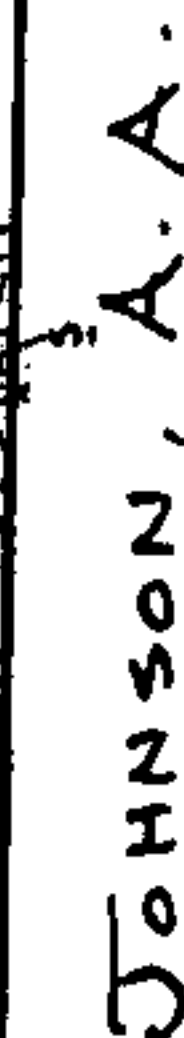
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that J. M. Bridges and wife, Hester L. Bridges, whose names 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 were dated.

Given under my hand and official seal this 17<sup>th</sup> day of September, A. D., 1980.

Notary Public.



Part of Maps:  
# 58-09-09 c,  
# 58-10-07

06/19/1996-19956  
04:00 PM CERTIFIED  
DELBLY COUNTY JUDGE OF PROBATE  
011 MCD ~~55.50~~