



20040812000453020 Pg 1/10 38.00
Shelby Cnty Judge of Probate, AL
08/12/2004 12:08:00 FILED/CERTIFIED

City of Chelsea

P.O. Box 111
Chelsea, Alabama

Certification Of Annexation Ordinance

Ordinance Number: X-04-04-20-240

Property Owner(s): Cawthon, James B. and Catherine and Wallace, B. Andrew and Rebecca H.

Property: 15-4-17-0-000-001.000 and 15-4-17-0-000-001.007

I, Robert Wanninger, 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 April 20, 2004, as same appears in minutes of record of said meeting, and published by posting copies thereof on April 21, 2004 at the public places listed below, which copies remained posted for five business days (through April 27, 2004).

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, City Clerk

City of Chelsea, Alabama

Annexation Ordinance No. X-04-04-20-240

Property Owner(s): Cawthon, James B. and Catherine and Wallace, B. Andrew and Rebecca H.

Property: 15-4-17-0-000-001.000 and 15-4-17-0-000-001.007

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

Whereas, the attached written petition requesting 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

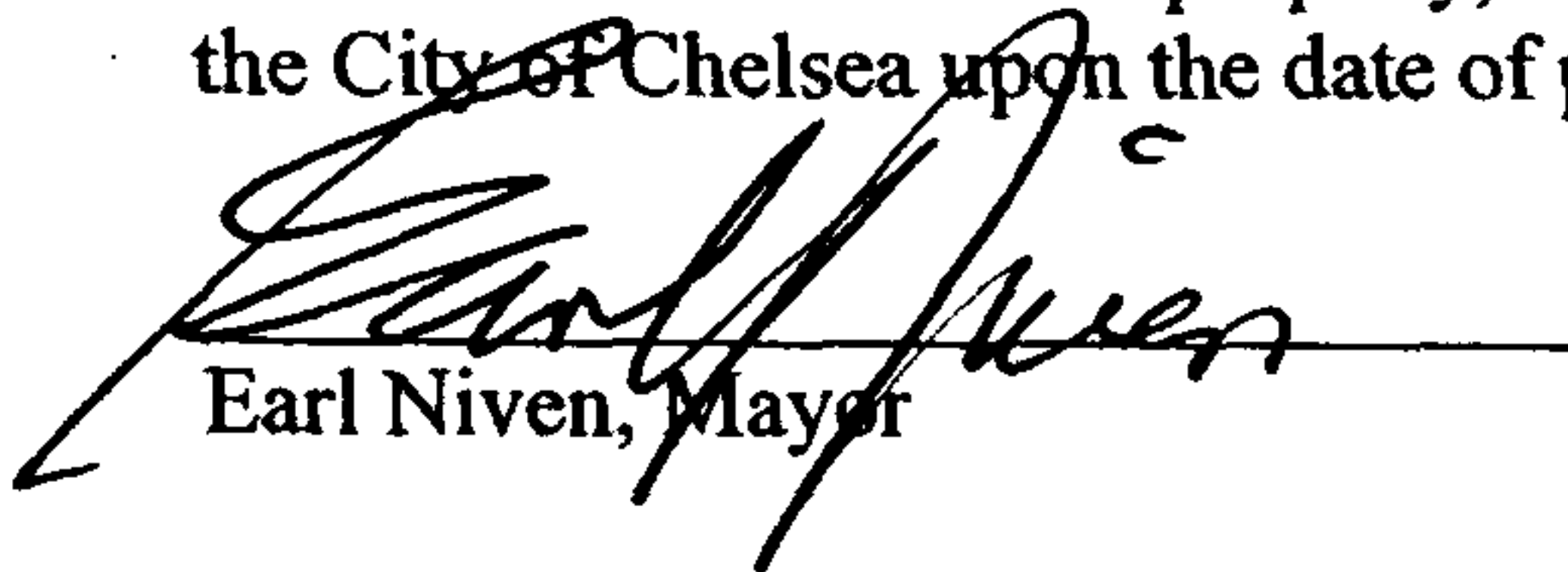
Whereas, said petition contains (as Petition Exhibits A&B) an accurate description of said property together with a map of said property (Exhibit C) showing the relationship of said property to the corporate limits of Chelsea; and

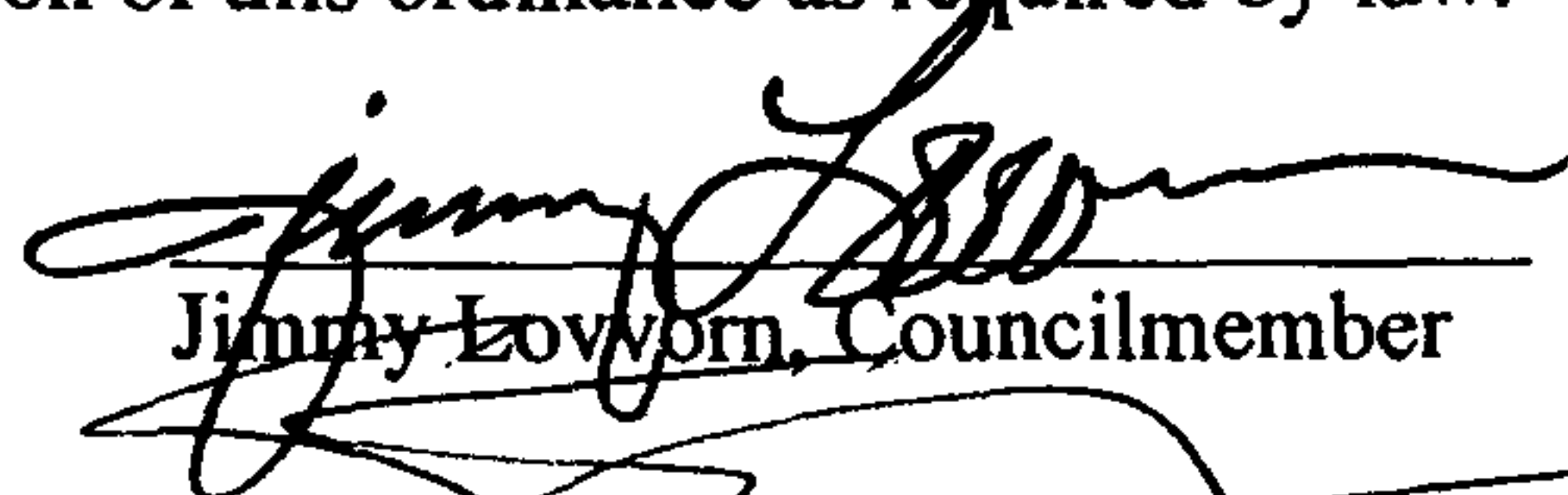
Whereas, said property is contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation, which is zoned AR which together is contiguous to the corporate limits of Chelsea;

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

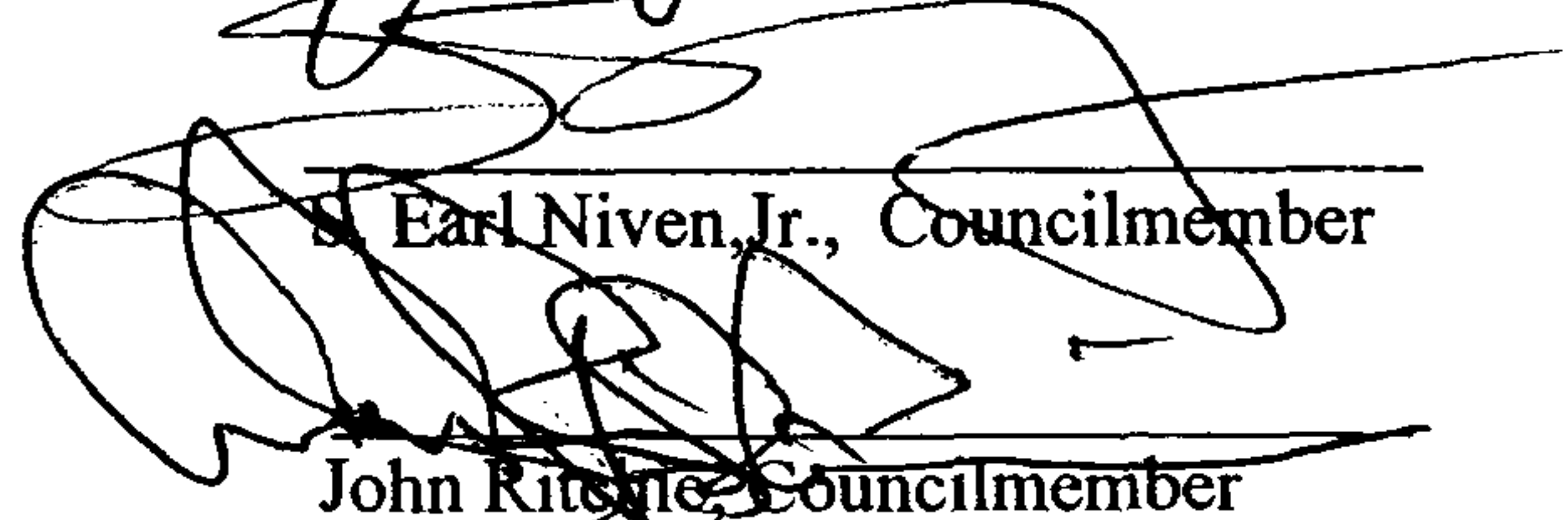
Therefore, be it ordained that the City Council of the City of Chelsea assents to the said annexation: and

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.


Earl Niven, Mayor


Jimmy Lowvorn, Councilmember

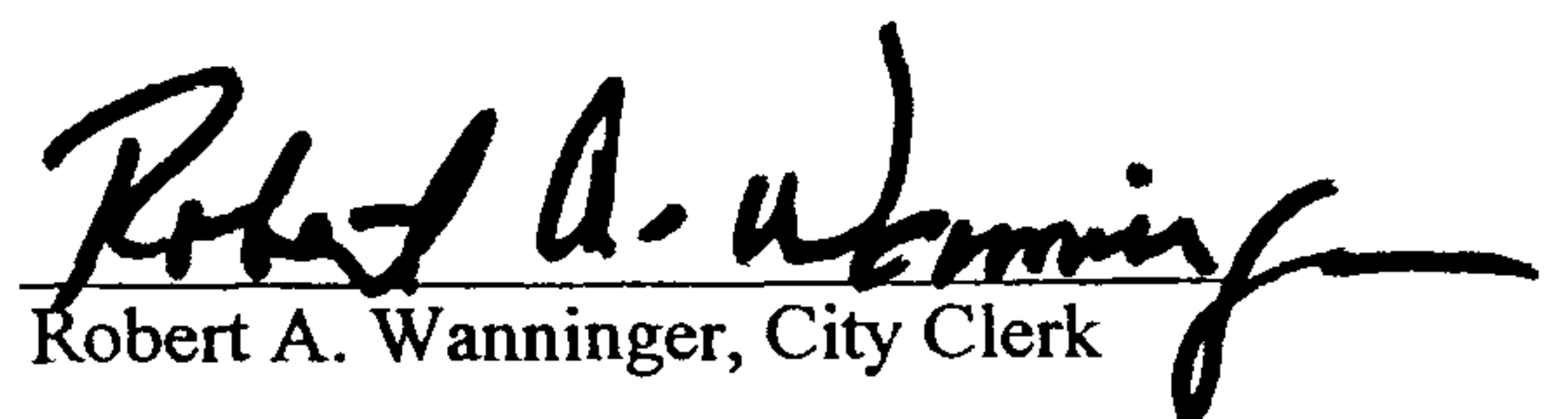

Richard Conkle, Councilmember


Earl Niven, Jr., Councilmember


Doug Ingram, Councilmember


John Ritchie, Councilmember

Passed and approved 4th day of MAY, 2004.


Robert A. Wanninger, City Clerk

Petition Exhibit A

Property owner(s): Cawthon, James B. and Catherine and Wallace, B. Andrew and Rebecca H.

Property: 15-4-17-0-000-001.000 and 15-4-17-0-000-001.007

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 B) Which was recorded with the Shelby County judge of probate as part of 2002-186671 and 1993-14348.

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.

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 City of Chelsea, or is a part of a group of properties which together are contiguous to the corporate limits of the City of Chelsea, do hereby petition the City of Chelsea to annex said property into the corporate limits of the municipality.

Done this 7 day of April, 2003.

Maria Kay Griffith
Witness

James B. Cawthon
Owner JAMES B CAWTH
1369 Pr. Road 69, 35043
Mailing Address

Property Address (if different)

678-7060
Telephone no.

Kelley Ann Smith
Witness

Catherine E. Cawthon
Owner

1369 Pr. Road 69, 35043
Mailing Address

Property Address (if different)

678-7060
Telephone no.

(All owners listed on the deed must sign)

15-4-17-0-000-001.000

Revised 01/2003

58-15-04

EXHIBIT A

All of the N 1/2 of the NE 1/4 of Section 17, Township 20 South, R 1 West, Shelby County, Alabama, lying East of Shelby County Highway No. 69 and South of the centerline of the Plantation Pipeline easement as shown on that map of Chelsea Acres, Second Sector as recorded in Map Book 12 page 87 in the Office of the Judge of Prob of Shelby County, Alabama; being situated in Shelby County, Alabama

Shelby County Tax Billing Records Search

If the Date Paid field is blank, the taxes have not been paid. Data is current through THURSDAY 04-01-04 AT 20:04

Parcel Nbr	Tax Year	Receipt Nbr	Name1	Name2	Address1	Address2	City	State	Zip	Assessed Value	Total Tax	Grand Total	Date
154170000001000	2003	23954	CAWTHON JAMES B & CATHERINE E		1369 HWY 69		CHELSEA	AL	35043	34280	1471.42	1471.42	01/
Paid By	Total Exemptions	Net City Tax	Subdiv	Primary Lot	Secondary Lot	Memo	Block	Section	Township	Range	Prop Class	Mun Code	Sc l
JAMES B CAWTHON	41.00	.00					000	17	20S	01W	03	01	
Map Book	Map Page	Forest Tax	Lot Dim 1	Lot Dim 2	Nbr of Acres								
00	000	4.10			041.520								

Description
N1/2 NE1/4, EAST OF CO RD #69;
EXCEPT: CHELSEA ACRES, 2ND SECTOR, (MB 12 PG 87)

[Back to Tax Billing Records Search Page](#)

[Back to Shelby County Home](#)

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 20th day of April, 2004

Earl Nien
Witness

B. Andrew Wallace
Owner

75 Crossbrook Dr., Chelsea
Mailing Address

Property Address (if different)

(205) 678-6618
Telephone Number

Earl Nien
Witness

Rebecca H. Wallace
Owner

75 Crossbrook Dr., Chelsea
Mailing Address

Property Address

(205) 678-6618
Telephone number

(All owners listed on the deed must sign)

This instrument was prepared by

Send Tax Notice To: B. Andrew Wallace

(Name) Larry L. Halcomb, Attorney at Law

name

(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

address

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty One Thousand Two Hundred Fifty and no/100 (\$51,250.00)----- DOLLARS

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

Laurence D. Weygand and wife, Jane C. Weygand

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

B. Andrew Wallace & Rebecca H. Wallace

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

Shelby County, Alabama to-wit:

Lot 7, according to the Survey of Chelsea Acres, Second Sector, as recorded in Map Book 12, page 87, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1993.

Subject to 50 foot building line as shown by recorded Map.

Subject to 25 foot Easement on south, as shown by recorded Map.

Subject to restrictions appearing of record in Real 203, page 120, in the Probate Office of Shelby County, Alabama.

\$40,000.00 of the purchase price recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

Inst # 1993-14348

05/19/1993-14348
09:56 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
801 MC3 10.00

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, 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 17th day of May, 19 93

WITNESS:

(Seal)

(Seal)

(Seal)

Laurence D. Weygand (Seal)
Jane C. Weygand (Seal)
Jane C. Weygand (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, The Undersigned, a Notary Public in and for said County, in said State, hereby certify that Laurence D. Weygand and wife, Jane C. Weygand 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 bears date.

Given under my hand and official seal this 17th day of May, A. D., 19 93

Clarence E. Bassner Jr.
Notary Public.

Shelby County Tax Billing Records Search

If the Date Paid field is blank, the taxes have not been paid. Data is current through THURSDAY 04-01-04 AT 20:04

Parcel Nbr	Tax Year	Receipt Nbr	Name1	Name2	Address1	Address2	City	State	Zip	Assessed Value	Total Tax	Grand Total
154170000001007	2003	23947	WALLACE B ANDREW & REBECCA H		75 CROSSBROOK DRIVE		CHELSEA	AL	35043	36800	1578.20	1578.20
Paid By	Total Exemptions	Net City Tax	Subdiv	Primary Lot	Secondary Lot	Memo	Block	Section	Township	Range	Prop Class	Mun Code
DOVENMUEHLE	41.00	.00	CHELSEA ACRES SECOND SECTOR	7			000	17	20S	01W	03	01
Map Book	Map Page	Forest Tax	Lot Dim 1	Lot Dim 2	Nbr of Acres							
12	087	.00			013.030							

Description

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993-143401

Chelsea
City
2:00 PM

To Be Annexed

