

20070104000004050 1/7 \$29.00
Shelby Cnty Judge of Probate, AL
01/04/2007 01:32:18PM FILED/CERT

353

City of Chelsea

P.O. Box 111
Chelsea, Alabama

Certification Of Annexation Ordinance

Ordinance Number: X-06-12-19-353

Property Owner(s): Morosky, Peter & Rhonda

Property: 16-3-05-0-000-001.010

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 December 19, 2006 as same appears in minutes of record of said meeting, and published by posting copies thereof on December 20, 2006, at the public places listed below, which copies remained posted for five business days (through December 25, 2006).

Chelsea City Hall, 11611 Chelsea Road, Chelsea, Alabama 35043
Chelsea Middle School, 901 Highway 39, Chelsea, Alabama 35043
U.S. Post Office, Highway 280, Chelsea, Alabama 35043


Becky C. Landers, City Clerk

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City of Chelsea, Alabama

Annexation Ordinance No. X-06-12-19-353

Property Owner(s): **Morosky, Peter & Rhonda**

Property: 16-3-05-0-000-001.010

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 AR 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

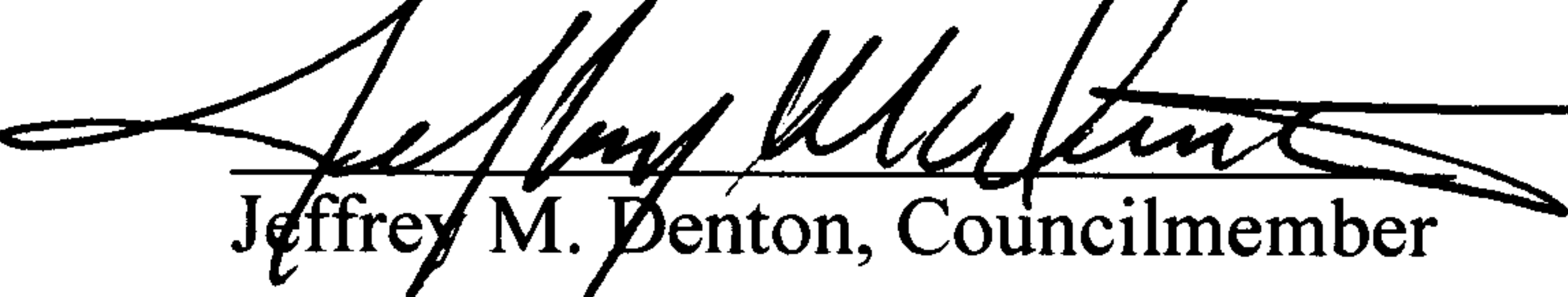
Be it further ordained that the corporate limits of Chelsea be extended and rearranged so as to embrace and include said property, and said property shall become a part of the corporate area of the City of Chelsea upon the date of publication of this ordinance as required by law.


Earl Niven, Mayor


James V. Ferguson, Councilmember

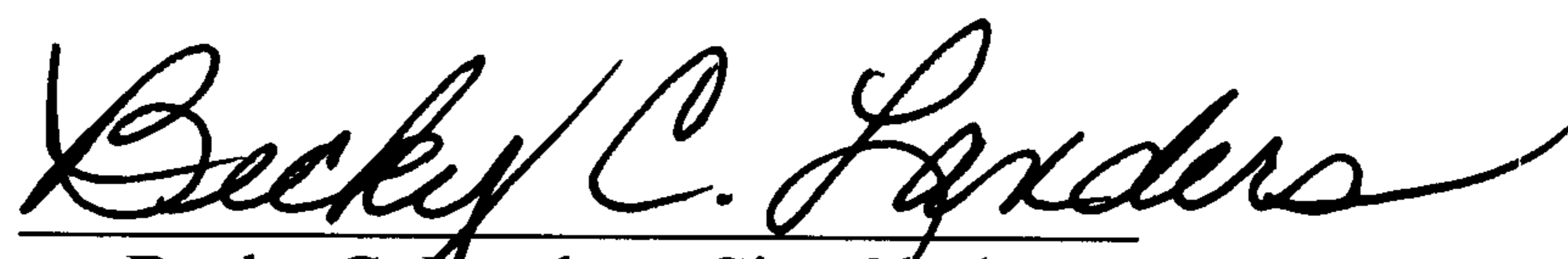

Juanita J. Champion, Councilmember


Donald E. King, Councilmember


Jeffrey M. Denton, Councilmember


Col. John Ritchie, Councilmember

Passed and approved this 19th day of December, 2006.


Becky C. Landers, City Clerk

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01/04/2007 10:46:04 FILED/CERTIFIED

THE INSTRUMENT PREPARED BY:

Douglas H. Scofield, Atty
P O BOX 221704
BIRMINGHAM, AL 35222

WARRANTY DEED WITH JOINT
RIGHT OF SURVIVORSHIP



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STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of THREE HUNDRED TEN THOUSAND FIVE HUNDRED DOLLARS and no/100 Dollars, (\$310,500.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, JEFFERY R. FORTSON AND ANGELA M. FORTSON, HUSBAND AND WIFE (hereinafter called "Grantor") does hereby GRANT, BARGAIN, SELL AND CONVEY unto PETER M. MOROSKY AND RHONDA CAROLE MOROSKY, HUSBAND AND WIFE (hereinafter called "Grantees"), as Joint Tenants with Right of Survivorship, the following described real estate, situated in SHELBY County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A"

Together with any improvements and/or personal property affixed thereto.

This conveyance is made subject to the following:

1. Taxes due October 1, 2004.
2. Any and all exceptions of record.

TO HAVE AND TO HOLD to the said Grantees in fee simple forever, together with every contingent remainder and right of reversion.

Grantors do individually and for the heirs, executors and administrators of the Grantors covenant with said Grantees and the heirs and assigns of the Grantees, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, and administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed on this the 19TH day of MAY, 2004.

\$ 297,600 on the purchase price was Pd. From the proceeds of a mortgage loan alleged simultaneously herewith

Jeffery R. Fortson
JEFFERY R. FORTSON

Angela M. Fortson
ANGELA M. FORTSON

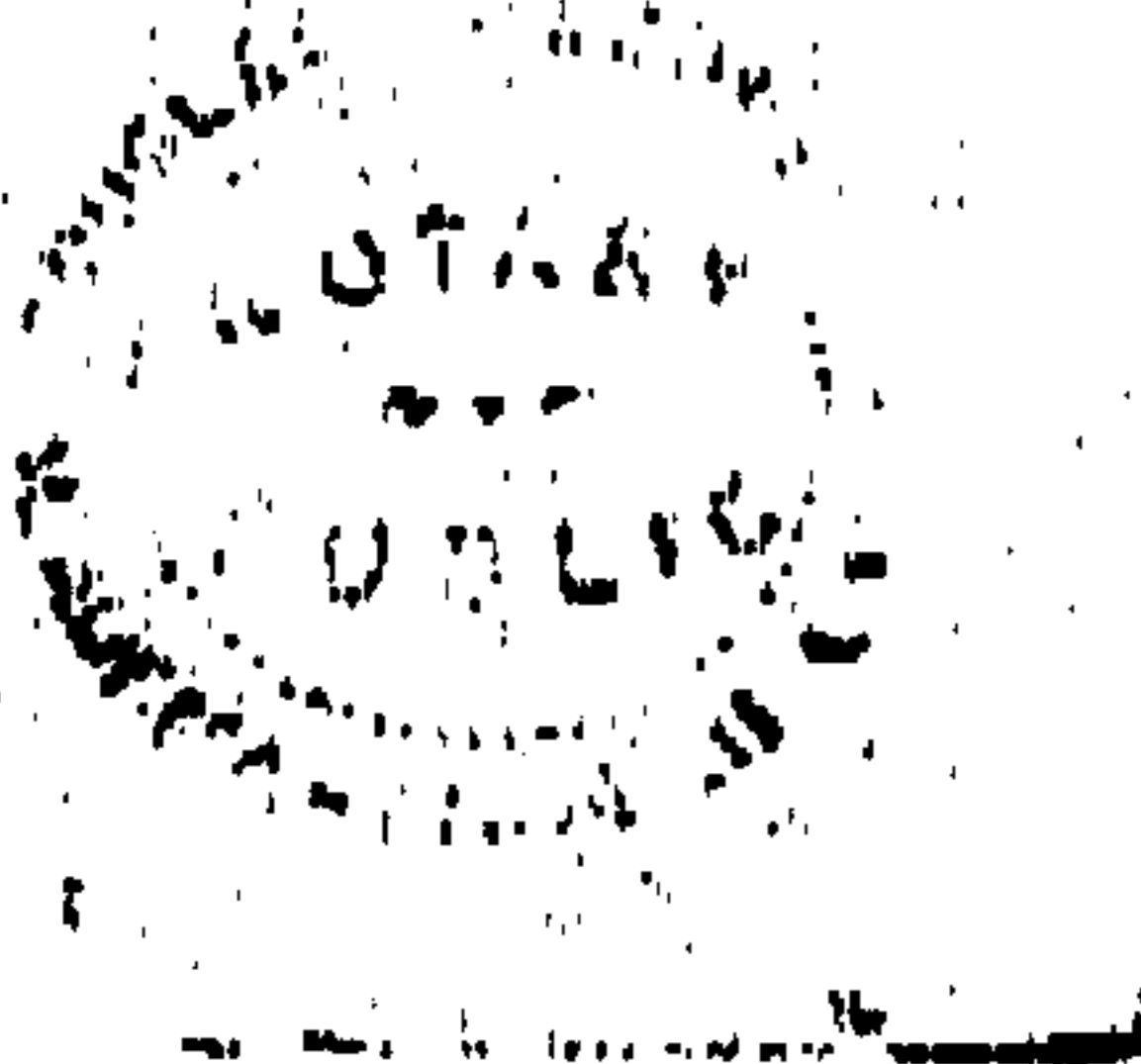
STATE OF ALABAMA
JEFFERSON COUNTY

I, a Notary Public, for the State at Large, hereby certify that JEFFERY R. FORTSON AND ANGELA M. FORTSON, HUSBAND AND WIFE, whose names is signed to the foregoing Warranty Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that she executed the same voluntarily on the day the same bears dated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this the 19TH day of MAY, 2004.

Notary Public: Douglas H. Scofield
My Commission Expires: October 7, 2006

(Seal)



2004052908277189 Pg 2/2 27.00
Shelby Cnty Judge of Probate, AL
08/28/2004 10:48:00 FILED/CERTIFIED

Exhibit "A"
Legal Description



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PART OF THE NORTH 1/2 OF THE NORTHEAST QUARTER OF SECTION 5
TOWNSHIP 20 SOUTH, RANGE 1 EAST, SHELBY COUNTY, ALABAMA
BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE
NORTHEAST CORNER OF SAID SECTION 5, RUN IN A WESTERLY
DIRECTION ALONG THE NORTH LINE OF SAID SECTION 5 FOR A
DISTANCE OF 440.00 FEET; THENCE TURN AN ANGLE TO THE LEFT
OF 90 DEGREE 50 MINUTES 40 SECONDS AND RUN IN A SOUTHERLY
DIRECTION FOR A DISTANCE OF 360.00 FEET; THENCE TURN AN
ANGLE TO THE RIGHT OF 90 DEGREES 50 MINUTES 40 SECONDS AND
RUN WEST FOR A DISTANCE OF 1226.65 FEET TO AN EXISTING IRON
PIN ON THE EASTERLY RIGHT OF WAY LINE OF SHELBY COUNTY
HIGHWAY NO. 51, AND THE POINT OF BEGINNING OF THE PROPERTY
HEREIN DESCRIBED; THENCE TURN AN ANGLE TO THE RIGHT OF 180
DEGREES 00 MINUTES AND RUN EAST FOR A DISTANCE OF 1226.65
FEET; THENCE TURN AN ANGLE TO THE RIGHT OF 89 DEGREES 09
MINUTES 20 SECONDS AND RUN IN A SOUTHERLY DIRECTION FOR A
DISTANCE OF 378.9 FEET; THENCE TURN AN ANGLE TO THE RIGHT
OF 90 DEGREES 50 MINUTES 40 SECONDS AND RUN WEST FOR A
DISTANCE OF 1140.97 FEET TO THE EASTERLY RIGHT OF WAY OF
SHELBY COUNTY HIGHWAY NO. 51; THENCE TURN AN ANGLE TO THE
RIGHT OF 73 DEGREES 54 MINUTES 34 SECONDS TO TANGENT AND
RUN IN A NORTHWESTERLY DIRECTION ALONG SAID RIGHT OF WAY
LINE FOR A DISTANCE OF 385.96 FEET TO THE POINT OF
BEGINNING OF THE PROPERTY HEREIN DESCRIBED.

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHTS,
EASEMENTS, RIGHTS OF WAY, PROVISIONS, COVENANTS AND
BUILDING SET BACK LINES OF RECORD.


ADDRESS: 6144 HWY 51, WILSONVILLE, AL 35186 TAX MAP OR
PARCEL ID NO.: 16-3-05-0-000-001.010

SUBJECT PROPERTY IS LOCATED IN SHELBY COUNTY

JRS
AHS

Exhibit B

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


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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 18th day of Oct, 2006.

Ronald Shoemal
Witness

Rhonda Carole Morosky
Owner Signature

Rhonda Carole Morosky
Print name

6144 Hwy 51, Wilsonville AL
Mailing Address 35186

same
Property Address (if different)

205-678-0149
Telephone Number

Ronald Shoemal
Witness

Peter Morosky
Owner Signature

PETER MOROSKY
Print Name

6144 HWY 51 WILSONVILLE AL
Mailing Address 35186

SAME
Property Address


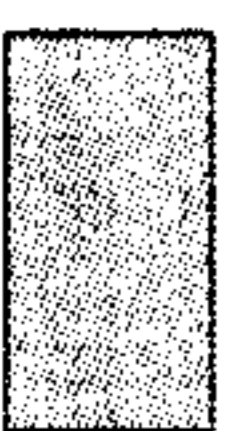


205-678-0149
Telephone number

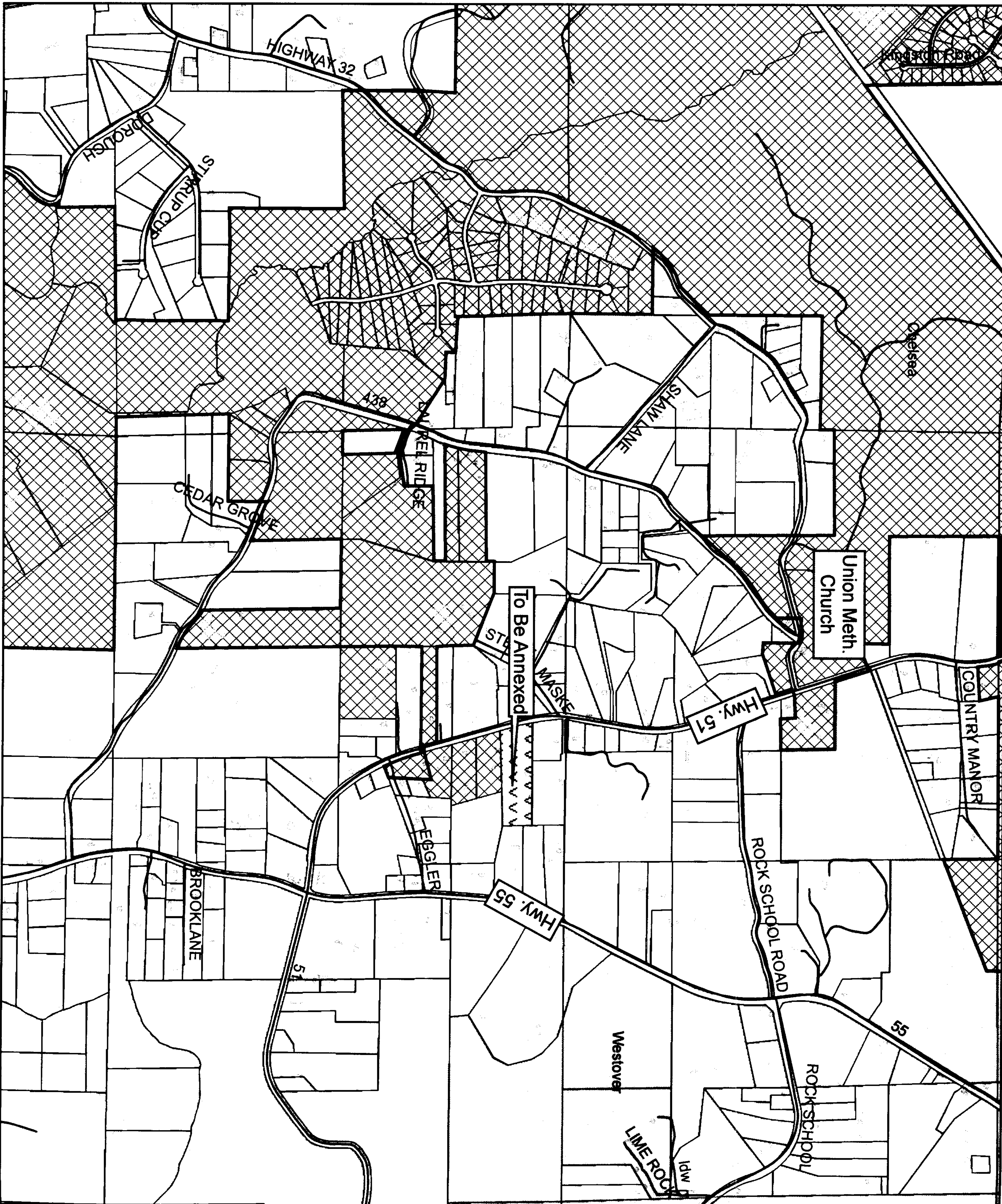
(All owners listed on the deed must sign)



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Exhibit C
X-06-12-19-353
Tax Map
16-3-05

-  Chelsea City Limits
-  Buildings
-  Water
-  Area to be Annexed



MOROSKY ANNEXATION



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Property Information - 16 3 05 0 000 001.010



Owner Information

Name 1	Name2	Address 1	Address 2	City	State	Zip Code
MOROSKY PETER M & RHONDA CAROLE		6144 HIGHWAY 51		WILSONVILLE	AL	35186
Subdivision	Primary Lot	Secondary Lot	Block	Section	Township	Range
			000	5	20S	01E
Map Book	Map Page	Lot Dimension 1	Lot Dimension 2	Number of Acres	Square Feet	
0	0	0	0	10	435600	

Description

COM A NE COR SEC 5 W440 S360 TO POB W1226.65 TO E ROW CO HWY #51
 SELY ALG ROW 385.94 E1140.97 N374.9 TO POB

Document Information

Recorded Date	Recorded Number
20040519	2004002771500000