

397

✓ City of Chelsea
P.O. Box 111
Chelsea, Alabama


20070820000391790 1/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

Certification Of Annexation Ordinance

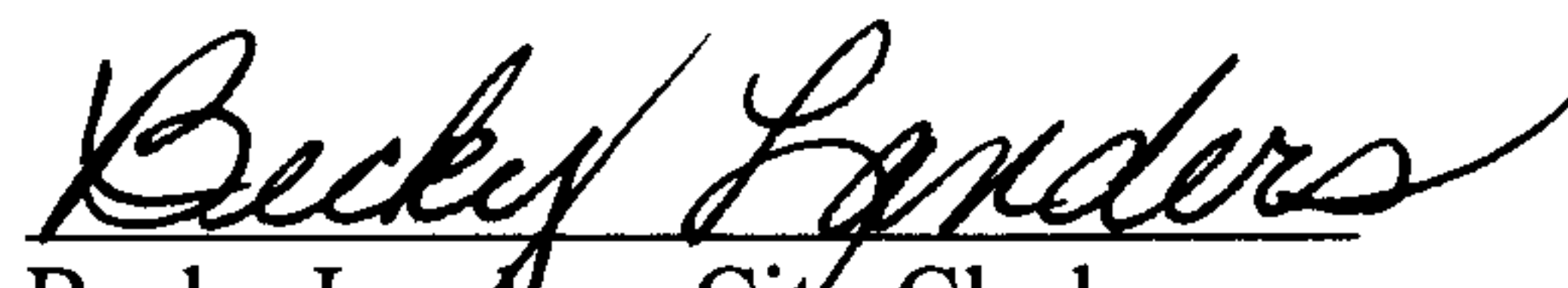
Ordinance Number: X-07-08-07-397

Property Owner(s): Shelby 39 LLC.

Property: 15-4-18-0-000-001.001

I, Becky 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 August 7, 2007, as same appears in minutes of record of said meeting, and published by posting copies thereof on August 8, 2007, at the public places listed below, which copies remained posted for five business days (through August 14, 2007).

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 Landers, City Clerk

City of Chelsea, Alabama

Annexation Ordinance No. X-07-08-07-397

Property Owner(s): Shelby 39 LLC

Property: 15-4-18-0-000-001.001

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

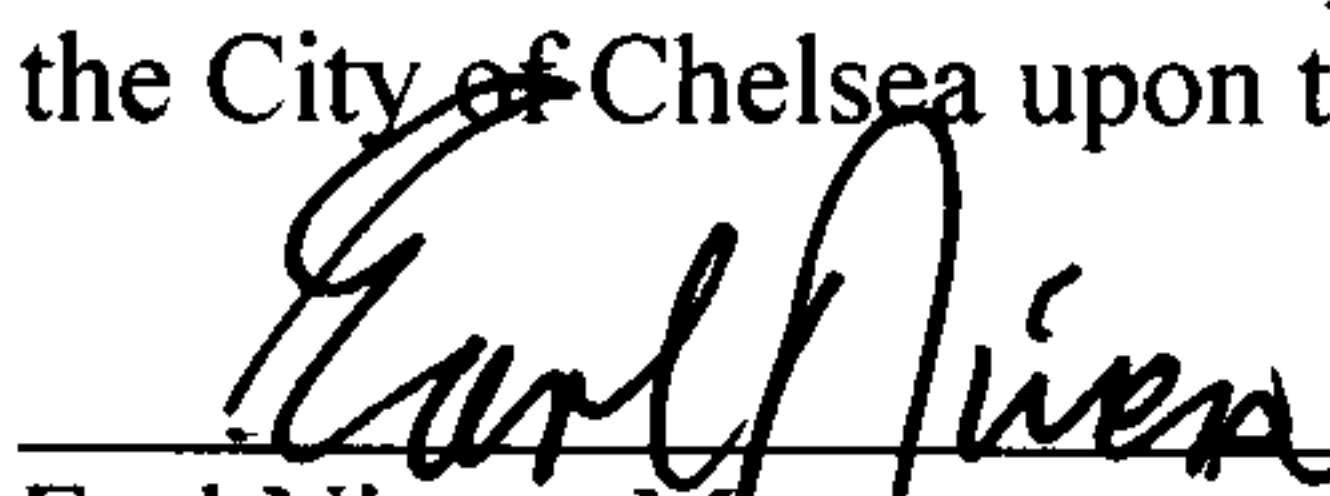
Whereas, said petition contains (as Petition Exhibits A&B) an accurate description of said property together with a map of said property (Exhibit C) showing the relationship of said property to the corporate limits of Chelsea; and

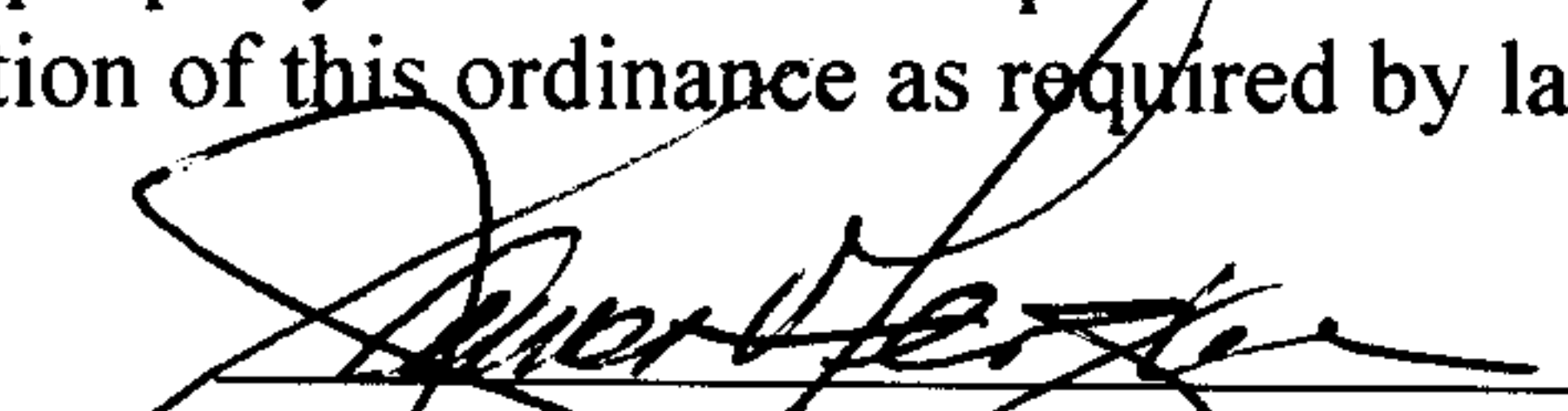
Whereas, said property is contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation, which is zoned AR which together is contiguous to the corporate limits of Chelsea;

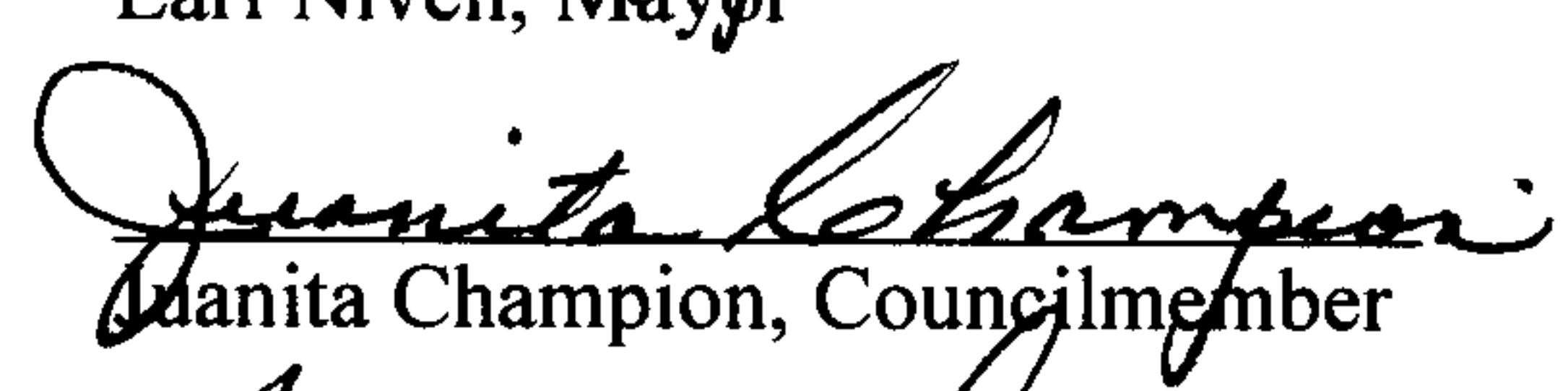
Whereas, said territory does not lie within the corporate limits or police jurisdiction of any other municipality

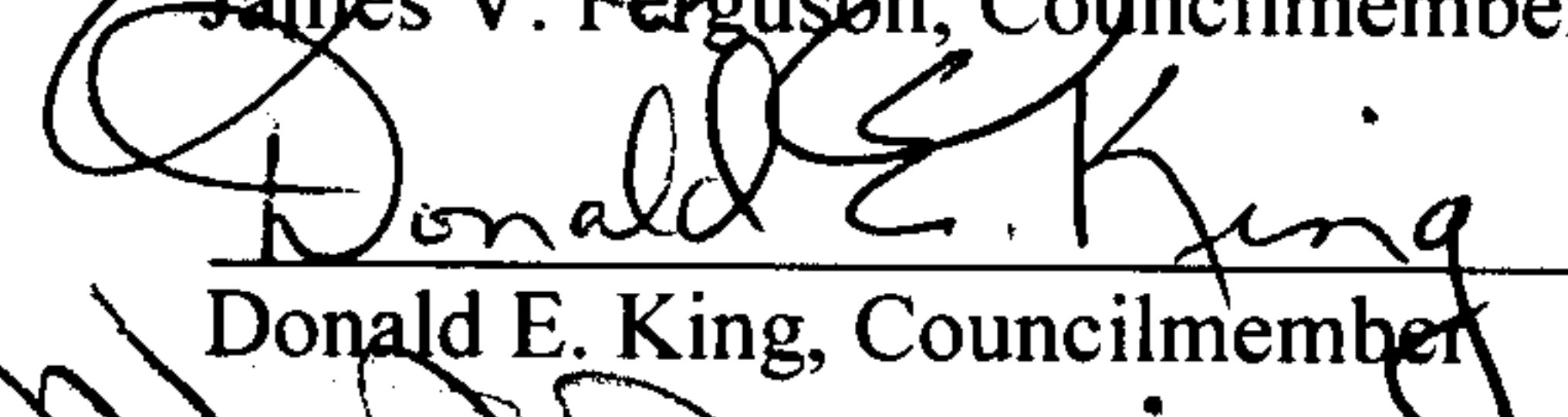
Therefore, be it ordained that the City Council of the City of Chelsea assents to the said annexation: and

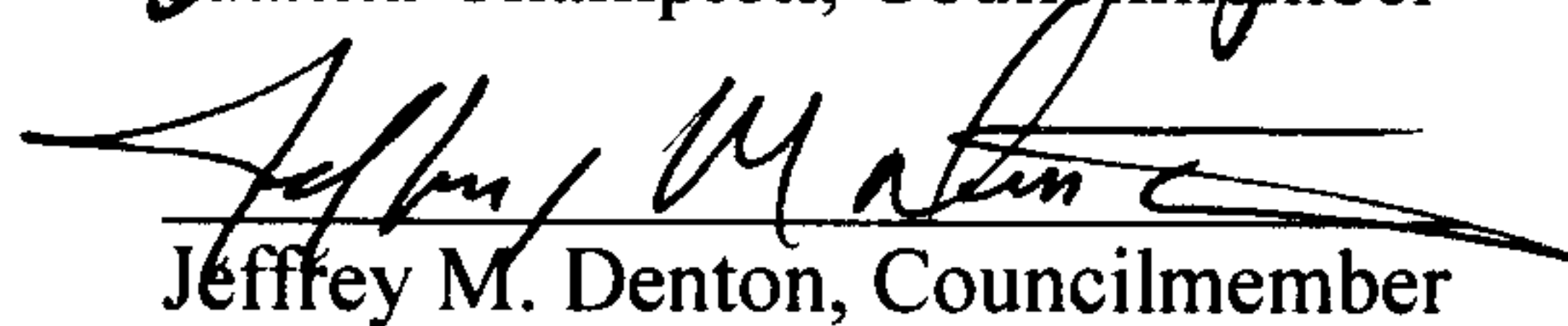
Be it further ordained that the corporate limits of Chelsea be extended and rearranged so as to embrace and include said property, and said property shall become a part of the corporate area of the City of Chelsea upon the date of publication of this ordinance as required by law.

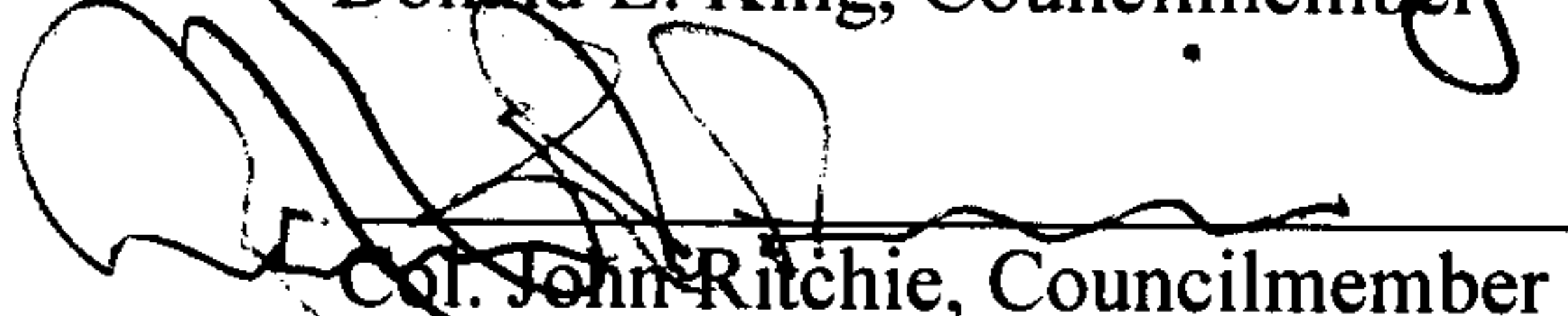

Earl Niven, Mayor


James V. Ferguson, Councilmember


Juanita Champion, Councilmember


Donald E. King, Councilmember


Jeffrey M. Denton, Councilmember


Col. John Ritchie, Councilmember

Passed and approved 7th day of Aug, 2007.


Becky Landers, City Clerk

Petition Exhibit A

Property owner(s): Shelby 39 LLC

Property: 15-4-18-0-000-001.001

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 B) Which was recorded with the Shelby County judge of probate as part of Instrument Number 20060824000417160.

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.

20060824000417160 1/3 \$426.50
Shelby Cnty Judge of Probate, AL
08/24/2006 03:56:27PM FILED/CERT

20070820000391790 4/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

This Instrument prepared by:
Marjorie O. Dabbs, Esq.
King, Drummond & Dabbs, P.C.
100 Centerview Drive, Suite 180
Birmingham, Alabama 35216

Send Tax Notice to:
SHELBY 39, LLC
1236 BLUE RIDGE BLVD.
Birmingham, AL 35226

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid to the following-named Grantor by the following-named Grantee, the receipt of which is hereby acknowledged by Grantor, the undersigned, Lane Wyatt, a married woman ("Grantor") does hereby grant, bargain, sell and convey unto Shelby 39, LLC, an Alabama limited liability company, ("Grantee") all right, title, and interest in and to that certain real estate situated in Shelby County, Alabama, more particularly described on Exhibit A attached hereto and made a part hereof, together with any and all buildings, improvements, fixtures, and appurtenances thereon or appertaining thereto:

SUBJECT TO existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, and matters of record.

This is not homestead property of Grantor or her spouse.

TO HAVE AND TO HOLD, to the said Grantee, Grantee's successors and assigns forever. And said Grantor does for Grantor, and Grantor's heirs, personal representatives and assigns covenant with said Grantee, and Grantee's successors and assigns, that Grantor is lawfully seized in fee simple of said property, that the said property is free from all encumbrances, except as noted above, that Grantor has a good right to sell and convey the same as aforesaid, and that Grantor will, and Grantor's heirs, personal representatives and assigns shall, warrant and defend the same to the said Grantee, Grantee's successors and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this 24 day of June, 2006.

"GRANTOR:"

Lane Wyatt
Lane Wyatt

20060824000417160 2/3 \$426.50
Shelby Cnty Judge of Probate, AL
08/24/2006 03:56:27PM FILED/CERT

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

20070820000391790 5/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Lane Wyatt, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of June, 2006.

{Notarial Seal}
BETTYE L. WIDNER
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES MARCH 29, 2009

Bettye L. Widner
Notary Public
My Commission Expires BETTYE L. WIDNER
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES MARCH 29, 2009



20060824000417160 3/3 \$426.50
Shelby Cnty Judge of Probate, AL
08/24/2006 03:56:27PM FILED/CERT

Shelby County, AL 08/24/2006
State of Alabama

Deed Tax: \$409.50

EXHIBIT A
Legal Description



20070820000391790 6/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

The NW 1/4 of the NE 1/4 and the NE 1/4 of the NE 1/4 of Section 18, Township 20, Range 1-West and also the NW 1/4 of the NW 1/4 of Section 17, Township 20, Range 1-West, Shelby County, Alabama; more particularly described as follows: Beginning at the NW corner of Section 17, Township 20, Range 1-West, thence 89 degrees 15 minutes 37 seconds East 1323.29 feet, thence South 00 degrees 21 minutes 16 seconds West 1345.18 feet, thence South 89 degrees 36 minutes 34 seconds West 1298.18 feet; thence North 89 degrees 04 minutes 12 seconds West 1321.74 feet; thence North 89 degrees 04 seconds 45 minutes West 1318.01 feet; thence North 00 degrees 31 minutes 42 seconds West 1306.00 feet; thence South 89 degrees 44 minutes 47 seconds East for 2634.76 feet to the NE Corner of Section 18, Township 20, Range 1-West to the point of beginning of said property. **LESS AND EXCEPT** all of that portion of the above-referenced property which is located east of a certain paved Shelby County road known as Old Chelsa Road.

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

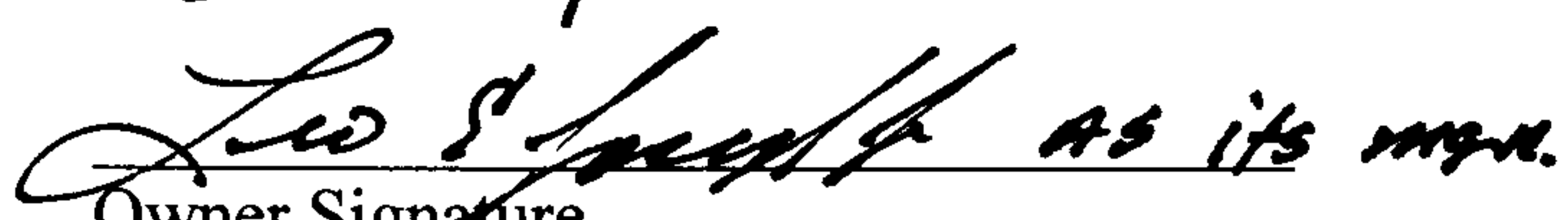

20070820000391790 7/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

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 7 day of August, 2008.


Witness

Shelby 39 LLC

Owner Signature

Leo E. Joseph Jr
Print Name

1236 Blue Ridge BLVD
Mailing Address B'ham AL 35226

Property Address (If different)

(205) 882-9990
Telephone Number (Day)

Telephone Number (Evening)

Witness

Owner Signature

Print Name

Mailing Address

Number of people on property _____

Property Address (If different)

Proposed property usage: (Circle One)
Commercial Residential

Telephone Number (Day)

Telephone Number (Evening)

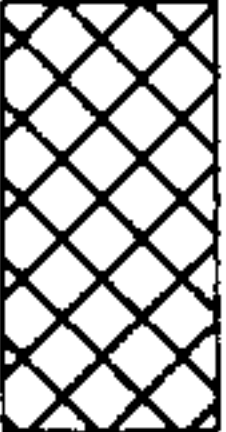
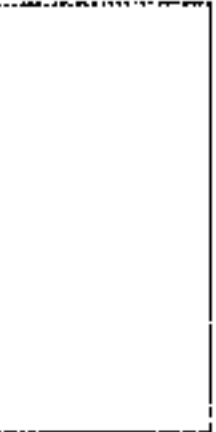


Mapping By:
Gerri Roberts
August 7, 2007



20070820000391790 8/8 \$32.00
Shelby Cnty Judge of Probate, AL
08/20/2007 01:52:35PM FILED/CERT

Exhibit C
X-07-08-07-397
Tax Map ID#
15-4-18

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



SHELBY 39 LLC ANNEXATION