

## City of Chelsea

P.O. Box 111 Chelsea, Alabama

# Certification Of Annexation Ordinance

Ordinance Number: X-09-07-21-468

Property Owner(s): Ashton Woods Sub-Division

Property: Parcel IDs: 15-2-09-0-000-004.008 Kathy Joseph

15-2-09-0-000-004.006 Gregory & Jamie Appling

15-2-09-0-000-004.005 Kathy Joseph 15-2-09-0-000-004.004 Regina Ellett

15-2-09-0-000-004.003 Darryl A. Peterson

15-2-09-0-000-004.002 Joyce & Christian Short 15-2-09-0-000-004.001 Joyce & Christian Short 15-2-09-0-000-004.017 Jennifer & Paul Dicecco

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 July 21st, 2009 as same appears in minutes of record of said meeting, and published by posting copies thereof on July 22nd, 2009, at the public places listed below, which copies remained posted for five business days (through July 27<sup>th</sup>, 2009).

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 Senior Center, 708 County Rd 36, Chelsea, Alabama 35043 City of Chelsea Website-www.cityofchelsea.com

Becky C. Landers, City Clerk

#### City of Chelsea, Alabama

Annexation Ordinance No X-09-07-21-468

Property Owner(s): Ashton Woods Sub-Division

Property: Parcel IDs: 15-2-09-0-000-004.008 Kathy Joseph
15-2-09-0-000-004.006 Gregory & Jamie Appling
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15-2-09-0-000-004.004 Regina Ellett

15-2-09-0-000-004.003 Darryl A. Peterson

15-2-09-0-000-004.002 Joyce & Christian Short 15-2-09-0-000-004.001 Joyce & Christian Short 15-2-09-0-000-004.017 Jennifer & Paul Dicecco

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

Whereas, the attached written petition (as Exhibit A) that the above-noted properties 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 properties; and

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

Whereas, said properties are contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation that are contiguous, and which due to existing residential use in a residential area that is currently used as a residential area (subdivision) by Shelby County it will be zoned R2;

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 properties, and said properties 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.

20090811000309320 2/21 \$79.00 Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT S. Earl Niven, Mayor Tony Picklesimer, Councilmember Jeffrey M. Denton, Councilmember

Ricky King, Cøuncilmember Robert Barnes, Councilmember

Juanita J. Champion, Councilmember

Passed and approved this 21st day of July, 2009

#### Petition Exhibit B

Property owner(s): Ashton Woods Sub-Division

Property: Parcel IDs: 15-2-09-0-000-004.008 Kathy Joseph

15-2-09-0-000-004.006 Gregory & Jamie Appling

15-2-09-0-000-004.005 Kathy Joseph 15-2-09-0-000-004.004 Regina Ellett

15-2-09-0-000-004.003 Darryl A. Peterson

15-2-09-0-000-004.002 Joyce & Christian Short 15-2-09-0-000-004.001 Joyce & Christian Short 15-2-09-0-000-004.017 Jennifer & Paul Dicecco

#### **Property Description**

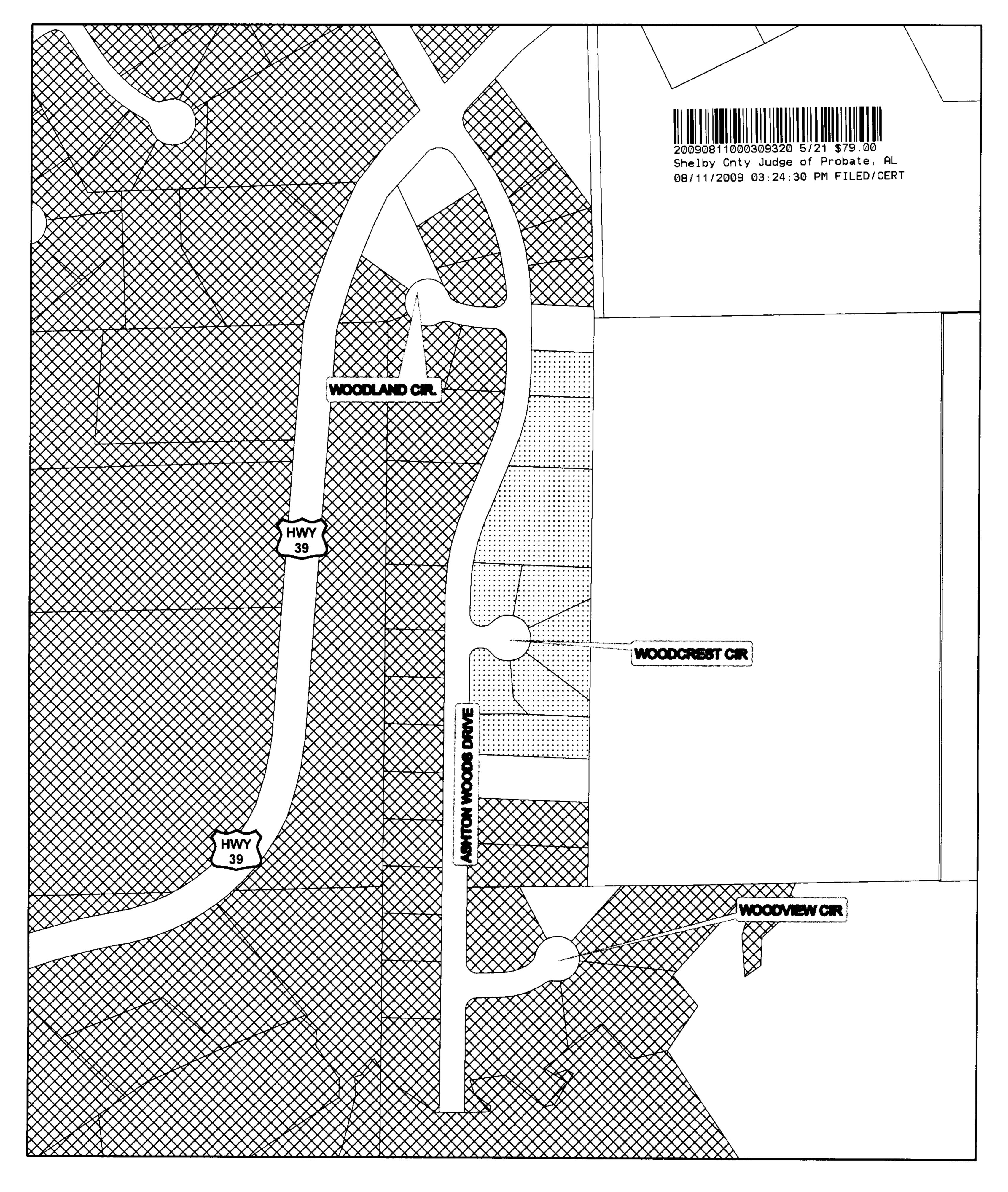
The above-noted properties for which annexation into Chelsea is requested in this petition, is described in the attached copies of the deeds (Petition Exhibit B), from *Map Book 23*, *Page 160* and *Map Book 29*, *Page 92* in the Probate Office of Shelby County, Alabama.

Book #337, Page 220 Instrument #20060307000106360 Instrument #19980004588900000

Instrument #20080313000103620 Instrument #20060620000293790

Further, the said properties 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 properties for which annexation into Chelsea is requested in this petition, does not lie within the corporate limits of any other municipality.





**Chelsea City Limits** 

Area to be Annexed

Exhibit C X-09-07-21-468

Tax Map ID# 15-2-04 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 B" 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 day of	, 2009.
Witness	Louis Douglas Joseph (deceased) Owner Signature
	Print Name
	Mailing Address
	Property Address (If different)
	Telephone Number (Day)
Witness	Telephone Number (Evening)  Owner Signature  Print Name
Number of people on property	Mailing Address (98 ASHTON WOODS DRIVE  135 Golfens)  Property Address (If different)
Proposed property usage: (Circle One) Commercial Residential	Telephone Number (Day)  1699-4632  Telephone Number (Evening)

JUL. 08. 2009 (WED) 12:24	Y.ATI
(Address) D. BOX 1007 ALABASTER, ALABAMA 3	500 7
Bish the Corporation Bi	mingham, Alahama
SHELBY COUNTY KNOW ALL MEN BY	THESE PRESENTS:
That in consideration of TWENTY-FIVE THOUSAND AND NO	/100TH DOLLARS (825,000.00)
to the undersigned grantor (whether one or more), in hand paid or we,	by the grantee herein, the receipt whereof is acknowledged, ?
C. G. CLEMBONE AND WIFE, EVELYNE CLEMBO	NS .
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(herein referred to at guarates, whether one or reare), the follow	
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And X (well on for experience and grantee, him her or their help	rs and assigns forever,
And X (we) do for all the said grantee, his, her or their held their heirs and sanighs, that from (we are) inwively select in fee simulate otherwise noted above; that x (we) have a good right to sell as heirs, executors and administrators shall warrant and defend the account the lawful claims of all persons.  [N WITHESS WHEREOF WE have hereunto set	cutors, and administrators covenant with the said GRANTEES, ple of said premises; that they are free from all encumbrances, it convey the same as aforesaid; that k (we) will and now (our) ame to the said GRANTEES, their heirs and continue forms.
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SHELBY COUNTY	eneral Acknowledgment
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Cilved bridge my hand and official seal this. 7th day of	And the state of t



20090811000309320 7/21 \$79.00 Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT 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.

Signed on the 23 day of	February, 2009
Witness	Owner Signature  Grea Appling  Print name  151 Ashton Woods Dive  Mailing Address
Number of people on property 3  Proposed Property Usage (Circle One)  Commercial or Residentia	Property Address (if different)  205 - 305 - 4626  Telephone Number (Day)  Same  Telephone Number (Evening)  Owner Signature  Print Name    5   Ashton Woods Dr. Mailing Address  Same  Property Address (if different)  205 305 - 192    Telephone number (Day)  Same
(All owners listed on the deed must sign)	Telephone Number (Evening)

20090811000309320 8/21 \$79.00 Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT THIS INSTRUMENT PREPARED BY: Courtney Meson & Aspociates, P.C. 1904 Indian Lake Drive, Suite 100 Birmingham, Alabama 35244

**GRANTEE'S ADDRESS:** Gregory Appling 151 Ashton Woods Drive Cheless, Alabama 35043

STATE OF ALABAMA

CORPORATION JOINT SURVIVORSHIP DEED

COUNTY OF SHELBY

NGOW ALL MEN BY THEBE PRESENTS: That, for and in consideration of One Hundred Seventy-Two Thousand Nine Hundred and 00/100-(\$172,960.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR; Brantley Homes, Inc., a corporation (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, self and convey unto the GRANTEES, Bregary Appling and Jamle Appling, husband and wife, (hereinsher reterred to be GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in the simple, together with every contingent remeinder and right of reversion, the following described Real Estate, lying and being in the County of SHELBY. State of Alabama, to-wit:

Lot 9, according to the Survey of Ashton Woods, 1st Phase, as recorded in Map Book 23, Page 180, in the Probete Office of Shelby County, Alabams.

Subject to existing essements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

\$138,320.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, the tract or percei of land above described together with all and singular the rights, privileges, tenements, appurtenences, and improvements unto the said GRANTEES, as joint tenents, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance. Itsel (unless the joint tenency 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 maigns of the GRANTEES herein shall take as tenants in common, forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators. covenants with GRANTEES, and with GRANTEES' heirs and sesions, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will. and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEES. and GRANTEES' helps and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the seld GRANTOR by its Vice President, Rhonda A. Brantley who is authorized to execute this conveyence, hereto set her signature and seal this the 22nd day of May, 2000.

Brantley Homes, Inc.

STATE OF ALABAMA )

COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Rhonda A. Brantley. whose name as Vice President of Brantley Homes, Inc., a corporation, is signed to the foregoing conveyance, and who is known to me, administrated before me on this day that, being informed of the contents of the conveyence. he, as such afficer and with full authority, executed the same voluntarily for and as the act of said corporation.

IN WITHESS WHEREOF, I have hereunto set my hand and seel this the 22nd day of May, 2000

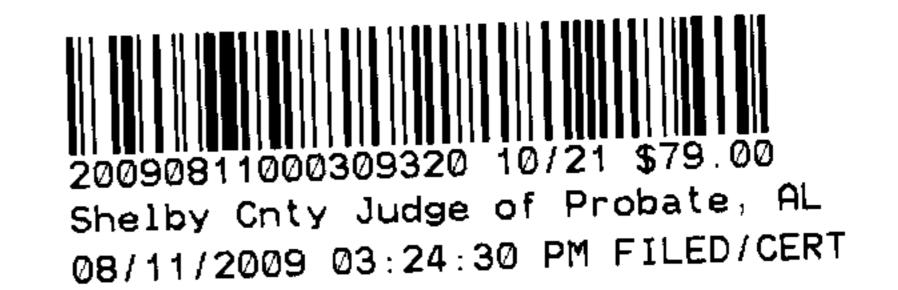
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Inst # 2000~17111

05/25/2000-17111 DO:28 AM CERTIFIED



Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT City Clerk
City of Chelsea
P. O. Box 111
Chelsea, Alabama 35043

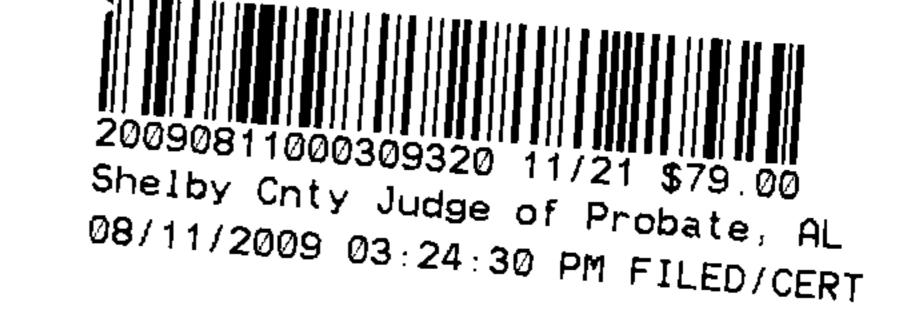


## Petition for Annexation

The undersigned owner(s) of the property which is described in the attached "Exhibit B" 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 day of	, 2009.
Witness	Souis Moughs Joseph (deceased Owner Signature)
	Print Name
	Mailing Address
	Property Address (If different)
	Telephone Number (Day)
Witness	Telephone Number (Evening)  Owner Signature  Print Name
Number of people on property	Mailing Address 101 wooncrest circle 143 Osland Weed's DR. Property Address (If different)
Proposed property usage: (Circle One) Commercial Residential	Telephone Number (Day)  699 4637
	Telephone Number (Evening)

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FINITE OF ALABAMA	BY THESE PRESENTS:
That in consideration of TWENTY-FIVE THOUSAND AND	
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to the undersigned granter (whether one or more), in hand	paid by the grantee herein, the receipt whereof is acknowledged. I
C. G. CLEMMONS AND WIFE, EVELYNE CLE	White
(herein referred to as grantor, whether one or more), grant	
LOUIS DOUGLAS JOSEPH	pargain, sail and coavey made
(herein referred to at guantes, whether one or more), the	digwing described was access to
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their heirs and assigns, that kind (we are) inwicity seized in four there is noted above; that it (we) have a good right to a beirg, executors and administrators shall warrant and defend against the lawful claims of all necessary.	if heirs and assigns forever,  a, executors, and administrators covenant with the said GRANTEES,  be simple of said premises; that they are free from all encumbrances,  blis and convey the same as aforesaid; that k (we) will and non (our)  the name to the said GRANTEES, their hairs and assigns forever,  Our
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	EVELYNE CLEMMONS
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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 B" 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 day of	, 2009.
Witness	Owner Signature Print Name
	Mailing Address
	Property Address (If different)
	Telephone Number (Day)
	Telephone Number (Evening)
Witness	Owner Signature
	Print Name
Number of people on property	Mailing Address
Proposed property usage: (Circle One)  Commercial Residential	Property Address (If different)
Commercial Residential	Telephone Number (Day)
	Telephone Number 20090811000309320 12/21 \$79.00 Shelby Chty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT

20060307000106360 1/1 \$45.00 Shelby Cnty Judge of Probate, RL 03/07/2006 12:04:38PM FILED/CERT

THIS INSTRUMENT PREPARED BY:
MARK S. BOARDMAN
BOARDMAN, CARR & HUTCHESON, P.C.
400 BOARDMAN DRIVE
CHELSEA, ALABAMA 35043
The preparer of this deed makes no certification as to title and has not examined the title to the property.

Send Tax Notice to Grantee.
GRANTEE'S ADDRESS:
Regina Ellett
107 Woodcrest Circle
Chelsea, Alabama 35043

20090811000309320 13/21 \$79.00 Shelby Cnty Judge of D

Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT

STATE OF ALABAMA
SHELBY COUNTY

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Sixty-Eight Thousand and 00/100 (\$168,000.00) Dollars, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, Susan M. Hill, a single individual, (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, Regina Ellett, a single individual (hereinafter referred to as GRANTEE) in fee simple the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 11, according to the Survey of Ashton Woods, 1st Phase, as recorded in Map Book 23 page 160 in the Probate Office of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record. Subject to any accrued taxes or assessments not yet due and payable.

\$134,400.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Note: The preparer of this deed has not researched the title to subject property.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S successors, heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR, Su	san M. Hill, has hereunto set her hand and seal this the	27'
day of FEBRUARY, 2006.		
<b>(</b>	<i>~</i>	•
Shelby County, AL 03/07/2006 State of Alabama	Susa Mue	
Deed Tax: \$34.00	Susan M. Hill	<del></del>

STATE OF ALABAMA )
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Susan M. Hill, a single individual, whose name 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 Instrument signed her name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 27th day of FEBRUARY 2006.

NOTARY PUBLIC //
My Commission Expires: 3/28/06

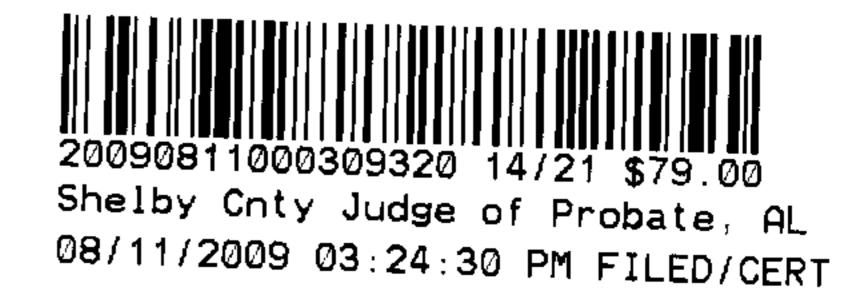
Profession Title

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.

Signed on the day of	January, 2009
Witness	Darry A. Peterson  Print name  112 Woodcrest Circle Chelsea, AL 3504  Mailing Address
	Property Address (if different)
	205-408-3607 Telephone Number (Day)
	205-678-7180 Telephone Number (Evening)
Witness	Owner Signature
Number of people on property	Print Name
Proposed Property Usage (Circle One)  Commercial or Residential	Mailing Address
	Property Address (if different)
	Telephone number (Day)
(All owners listed on the deed must sign)	Telephone Number (Evening)



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		Darryl A. Pe	eterson			<b>~</b>	
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#### EXHIBIT "A"

Lot 12, according to the Survey of Ashton Woods, 1st Phase, as recorded in Map Book 23 page 160 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

20090811000309320 16/21 \$79.00 Shelby Cnty Judge of Probate, AL

## 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 a part of a group of properties which together are 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.

property into the corporate minis or t	ne municipanty.
Done the 28 day of Isk	
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Witness	Owner, 100 mooncrest cr
	Mailing Address
	Sance
	Property Address (if different)
	205 329 4144
	Telephone Number
	Donahut,
XV & January	Joyce Shout
Witness	Owner
	SANC
	Mailing Address
	10 6 moon circly 016
	Property Address
	2053294144
	Telephone Number

(All owners listed on the deed must sign)



20090811000309320 17/21 \$79.00 Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT This instrument prepared by: Patrick F. Smith Law Office of Patrick F. Smith, L.L.C. 2700 Highway 280 East, Suite 315 W Birmingham, AL 35223

#### SEND TAX NOTICE TO:

Joyce L. Short Christian D. Short 106 Woodcrest Cir Chelsea, Alabama 35043

#### WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Two Hundred Five Thousand Four Hundred dollars and Zero cents (\$205,400.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, James P. Hughes and Casey C. Hughes, husband and wife, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Joyce L. Short and Christian D. Short as joint tenants with rights of survivorship (hereinafter Grantees), all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama:

Lot 13 and 14, according to the Survey of Ashton Woods, 1st Phase, as recorded in Map Book 23, Page 160, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

\$205,400.00 of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy 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.

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors and administrators shall warrant and defend the same to the said Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on 5th day of March, 2008.

James P. Hughes

Casey C. Hughes

STATE OF ALABAMA **JEFFERSON COUNTY**  Shelby Cnty Judge of Probate, AL

08/11/2009 03:24:30 PM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James P. Hughes and Casey C. Hughes whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on 5th day of March, 2008.

Notary Public

Commission Expires:

FILE NO: 280294



This instrument prepared by:
Patrick F. Smith
Law Office of Patrick F. Smith, L.L.C.
2700 Highway 280 East, Suite 315 W
Birmingham, AL 35223

SEND TAX NOTICE TO:

Joyce L. Short Christian D. Short 106 Woodcrest Cir Chelsea, Alabama 35043

#### WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

20080313000103620 1/1 \$12.00 Shelby Cnty Judge of Probate, AL 03/13/2008 10:30:34AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Two Hundred Five Thousand Four Hundred dollars and Zero cents (\$205,400.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, James P. Hughes and Casey C. Hughes, husband and wife, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Joyce L. Short and Christian D. Short as joint tenants with rights of survivorship (hereinafter Grantees), all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama:

Lot 13 and 14, according to the Survey of Ashton Woods, 1<sup>st</sup> Phase, as recorded in Map Book 23, Page 160, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

\$205,400.00 of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy 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.

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors and administrators shall warrant and defend the same to the said Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on 5th day of March, 2008.

James P. Hughes

Casey C. Hughes

STATE OF ALABAMA
JEFFERSON COUNTY

20090811000309320 19/21 \$79.00

Nov. 7, 201

Shelby Cnty Judge of Probate, AL 08/11/2009 03:24:30 PM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James P. Hughes and Casey C. Hughes whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on 5th day of March, 2008.

Notary Public

Commission Expires:

FILE NO: 280294

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 a part of a group of properties which together are 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.

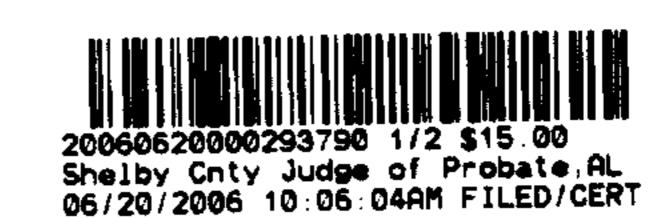
Done the 2007 day of PE 2001	
Witness	Owner Owner
	169 As 4ton Woods Orme Mailing Address
	Same As Above Property Address (if different)
	(205) 678 4222 Telephone Number
Witness	Winet -
	169 Ashtal Woods Orne Mailing Address
	Property Address
	(205) 678 4722
•	Telephone number

(All owners listed on the deed must sign)

20090811000309320 20/21 \$79.00 Shelby Cnty Judge of Probate, AL

SEND TAX NOTICE TO: Paul DiCecco 169 Ashton Woods Drive Chelsea, AL 35043

This instrument prepared by: Fred A. Ross, Esq. Mid South Title Agency, Inc. 499 South President Street / P.O. Box 23429 Jackson, Mississippi 39201/39225-3429 Cendant File # 1663112



#### STATUTORY WARRANTY DEED STATE OF ALABAMA

STATE OF AL	ALABAMA	
COUNTY OF	JEFFERSON	

Consideration in Silver

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations to the undersigned Grantor, Cendant Mobility Financial Corporation, a Delaware Corporation, herein referred to as Grantor, in hand paid by

Jennifer T. Dicecco and Paul J. Dicecco

herein referred to as Grantee(s), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto said Grantee(s), as joint tenants 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:

Lot 1, according to the Revised Final Plat of Ashton Woods, Phase Two, as recorded in Map Book 29, Page 92, in the Probate Office of Shelby County, Alabama. \$148,000.00 and \$37,000.00 of the purchase price was paid from the proceeds of mortgages TO HAVE AND TO HOLD to the said Grantee(s) his/her/their heirs and assigns forever; it being the intention of the parties to this conveyance, that if more than one Grantee, then to the Grantees as joint tenants with right of survivorship (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantee(s) herein) in the event one Grantee herein survive the other, the entire interest in fee simple shall pass 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.

> 20090811000309320 21/21 \$79.00 Shelby Cnty Judge of Probate, AL