

# *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](http://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
	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

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 (sub-division) by Shelby County it will be zoned **R2**;

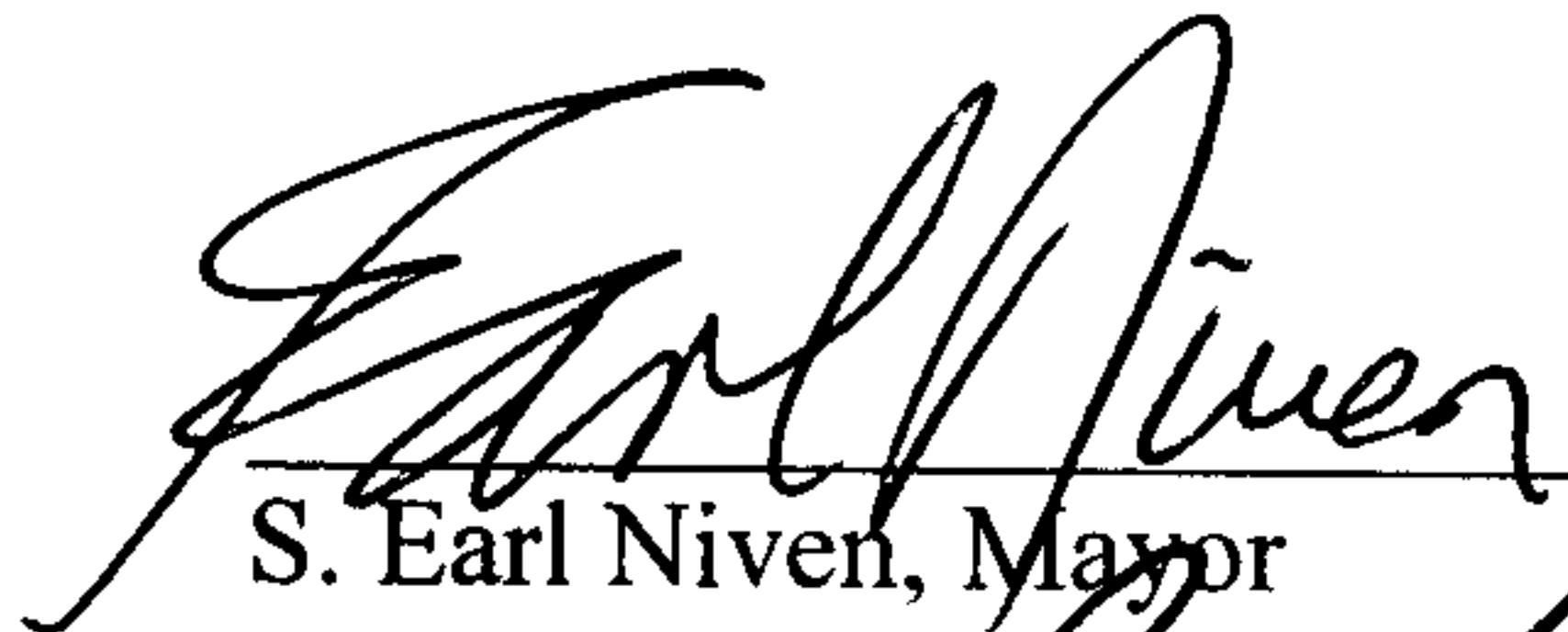
*Whereas*, said territory does not lie within the corporate limits or police jurisdiction of any other municipality


*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, Councilmember

  
Robert Barnes, Councilmember

  
Juanita J. Champion, Councilmember

*Passed and approved this 21st day of July, 2009*

  
Becky C. Landers, City Clerk



20090811000309320 3/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT



**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.



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

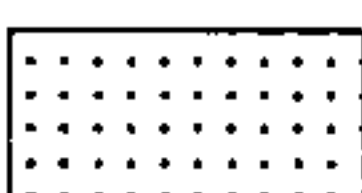




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Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT



 Chelsea City Limits

 Area to be Annexed

# ASHTON WOODS ANNEXATION

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 6 day of July, 2009.

\_\_\_\_\_  
Witness

Louis Douglas Joseph (deceased)  
Owner Signature

\_\_\_\_\_  
Print Name

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

\_\_\_\_\_  
Property Address (If different)

\_\_\_\_\_  
Telephone Number (Day)

\_\_\_\_\_  
Telephone Number (Evening)

[Signature]  
Witness

Kathy Joseph  
Owner Signature

KATHY JOSEPH  
Print Name

Number of people on property \_\_\_\_\_

Proposed property usage: (Circle One)  
Commercial      Residential

Mailing Address  
198 ASHTON WOODS DRIVE  
135 Ashton Woods DR.  
Property Address (If different)

Same  
Telephone Number (Day)

699-4632  
Telephone Number (Evening)

JUL 08 2009 (WED) 12 24

(Address) P. O. BOX 1007, ALABASTER, ALABAMA 35007

Form 1-1-27 Rev. 1-46

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TWENTY-FIVE THOUSAND AND NO/100TH DOLLARS (\$25,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

C. G. CLEMONS AND WIFE, EVELYNE CLEMONS

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

LOUIS DOUGLAS JOSEPH

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 9, Township 20 South, Range 1 West, and the SW $\frac{1}{4}$  of SW $\frac{1}{4}$  of Section 4, Township 20 South, Range 1 West, and being more particularly described as follows: Commence at the SW corner of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of said Section 9, thence east along the south line of same a distance of 493.96 feet; thence 88 deg. 25' to the left in a northerly direction and parallel to the west line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 444.0 feet to the point of beginning, thence 91 deg. 35' to the left in a westerly direction and parallel to the south line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 306.86 feet; thence 91 deg. 35' to the right in a northerly direction a distance of 887.29 feet to the north line of said NW $\frac{1}{4}$  of NW $\frac{1}{4}$ , thence 88 deg. 38' to the right in an easterly direction along said north line a distance of 61.0 feet; thence 109 deg. 04' to the left in a northwesterly direction a distance of 425.58 feet to the southerly right of way line of a public road, said point being on a curve to the right having a central angle of 11 deg. 29' 30" a radius of 943.09 feet; thence in a northeasterly direction along the arc of said curve a distance of 127.37 feet to the point of tangent; thence along said tangent a distance of 224.61 feet to the point of a curve to the right having a central angle of 10 deg. 23' a radius of 1102.96 feet; thence along the arc of said curve a distance of 199.88 feet; thence south and parallel to the west line of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of said Section a distance of 1640.66 feet to the point of beginning.

Subject to easements and restrictions of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And X (we) do for MYSELF (ourselves) and for MY (our) heirs, executors, and administrators covenant with the said GRANTEE, their heirs and assigns, that X (we) are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that X (we) have a good right to sell and convey the same as aforesaid; that X (we) will and MY (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 7th

day of January 19 82

Deed TAX 25.00  
Rec 1.50  
3rd 1.00  
27.50  
1982 JAN -8 AM 9:17  
(Seal)

C. G. Clemons  
C. G. CLEMONS (Seal)  
Evelyn Clemons  
EVELYNE CLEMONS (Seal)  
(Seal)

STATE OF ALABAMA  
SHELBY COUNTY

General Acknowledgment

I, the undersigned  
hereby certify that C. G. Clemons and wife, Evelyn Clemons  
signed to the foregoing conveyance, and who are known to me, acknowledged before me  
on this 7th day of January 1982, the contents of the conveyance they have executed the same voluntarily

Given under my hand and official seal this 7th day of January 1982

A. D. 19 82

Public



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

Print name

Mailing Address

Property Address (if different)

Telephone Number (Day)

Telephone Number (Evening)

Owner Signature

Print Name

Mailing Address

Property Address (if different)

Telephone number (Day)

Telephone Number (Evening)

Number of people on property 3  
Proposed Property Usage (Circle One)  
Commercial or Residential

(All owners listed on the deed must sign)



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



THIS INSTRUMENT PREPARED BY:  
Courtney Mason & Associates, P.C.  
1904 Indian Lake Drive, Suite 100  
Birmingham, Alabama 35244

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

STATE OF ALABAMA ) CORPORATION  
COUNTY OF SHELBY ) JOINT SURVIVORSHIP DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Seventy-Two Thousand Nine Hundred and 00/100 (\$172,900.00) 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, sell and convey unto the GRANTEES, Gregory Appling and Jamie Appling, husband and wife, (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder 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 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.

\$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 parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEES, 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, forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEES, and with GRANTEES' heirs and assigns, 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' heirs and assigns, forever against the lawful claims of all persons.

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

Brantley Homes, Inc.

  
By: Rhonda A. Brantley, Vice President

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, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

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

NOTARY PUBLIC  
My Commission Expires: 3/20

COURTNEY MASON JR  
MY COMMISSION EXPIRES 5/2003

Inst # 2000-17111

05/25/2000-17111  
09:28 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
JUL 05 03:30



20090811000309320 9/21 \$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

20090811000309320 10/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT

## 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 6 day of July, 2009.

\_\_\_\_\_  
Witness

Louis Douglas Joseph (deceased)  
Owner Signature

\_\_\_\_\_  
Print Name

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

\_\_\_\_\_  
Property Address (If different)

\_\_\_\_\_  
Telephone Number (Day)

\_\_\_\_\_  
Telephone Number (Evening)

Kathy Joseph  
Owner Signature

KATHY JOSEPH  
Print Name

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

101 Woodcrest Circle  
(143 Oaklawn Woods DR.)  
Property Address (If different)

SAWC  
Telephone Number (Day)

699 4632  
Telephone Number (Evening)

Number of people on property \_\_\_\_\_

Proposed property usage: (Circle One)  
Commercial      Residential



(Address) P. O. BOX 1007, ALABASTER, ALABAMA 35007

Form 1-1-27 Rev. 1-46

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TWENTY-FIVE THOUSAND AND NO/100TH DOLLARS (\$25,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

C. G. CLEMMONS AND WIFE, EVELYNE CLEMMONS

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

LOUIS DOUGLAS JOSEPH

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the NW 1/4 of NW 1/4 of Section 9, Township 20 South, Range 1 West, and the SW 1/4 of NW 1/4 of Section 4, Township 20 South, Range 1 West, and being more particularly described as follows: Commence at the SW corner of the NW 1/4 of NW 1/4 of said Section 9, thence east along the south line of same a distance of 493.96 feet; thence 88 deg. 25' to the left in a northerly direction and parallel to the west line of said 1/4 1/4 Section a distance of 444.0 feet to the point of beginning, thence 91 deg. 35' to the left in a westerly direction and parallel to the south line of said 1/4 1/4 Section a distance of 306.85 feet; thence 91 deg. 15' to the right in a northerly direction a distance of 887.29 feet to the north line of said NW 1/4 of NW 1/4, thence 88 deg. 38' to the right in an easterly direction along said north line a distance of 61.0 feet; thence 109 deg. 04' to the left in a northwesterly direction a distance of 425.58 feet to the southerly right of way line of a public road, said point being on a curve to the right having a central angle of 11 deg. 29' 30" a radius of 943.09 feet; thence in a northeasterly direction along the arc of said curve a distance of 127.37 feet to the point of tangent; thence along said tangent a distance of 224.61 feet to the point of a curve to the right having a central angle of 10 deg. 23' a radius of 1102.96 feet; thence along the arc of said curve a distance of 199.88 feet; thence south and parallel to the west line of the NW 1/4 of NW 1/4 of said Section a distance of 1640.66 feet to the point of beginning.

Subject to easements and restrictions of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And X (we) do for MYSELF (ourselves) and for MY (our) heirs, executors, and administrators covenant with the said GRANTEE, their heirs and assigns, that X (we) are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that X (we) have a good right to sell and convey the same as aforesaid; that X (we) will and X (we) our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we

have hereunto set

OUR

hands (s) and seal (s), this 7th

day of

January

19 82

DEED TAX 25.00

Rec 1.50

3rd 1.50

27.00

1982 JAN -8 AM 9 17

(Seal)

(Seal)

(Seal)

C. G. CLEMMONS

C. G. CLEMMONS

EVELYNE CLEMMONS

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

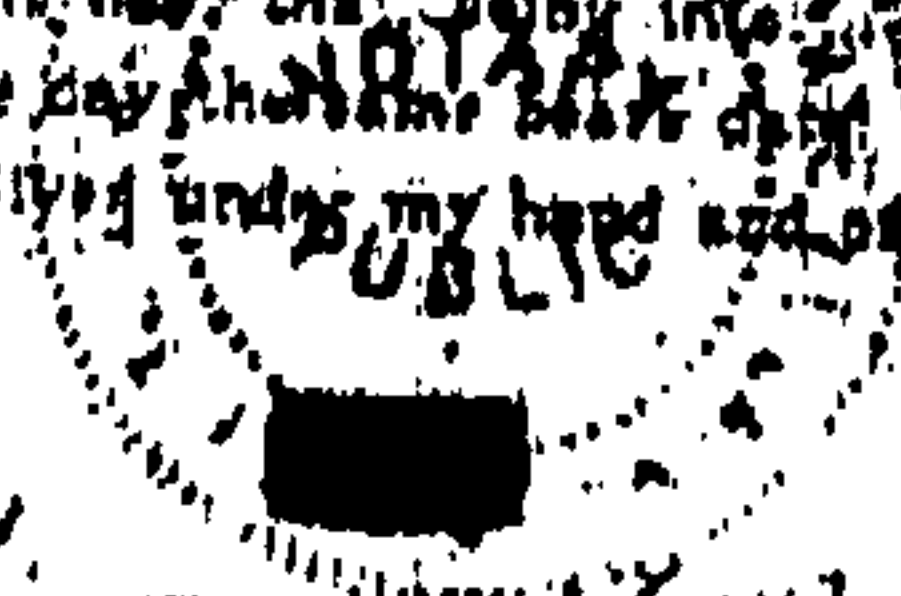
I, the undersigned

hereby certify that C. G. Clemmons and wife, Evelyn Clemmons

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me

on this day, the 7th day of January, 1982, that they executed the same voluntarily

and under my hand and official seal this 7th day of January, A. D. 1982



[Signature]

Public



20090811000309320 11/21 \$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 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 21 day of June, 2009.

[Signature]  
Witness

[Signature]  
Owner Signature  
Regina Ellett  
Print Name

107  
Mailing Address

WOODCREST CIRCLE  
Property Address (If different)

678 9652  
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



20090811000309320 12/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT



20060307000106360 1/1 \$45.00  
Shelby Cnty Judge of Probate, AL  
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 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, **Susan M. Hill**, has hereunto set her hand and seal this the 27<sup>th</sup> day of FEBRUARY, 2006.

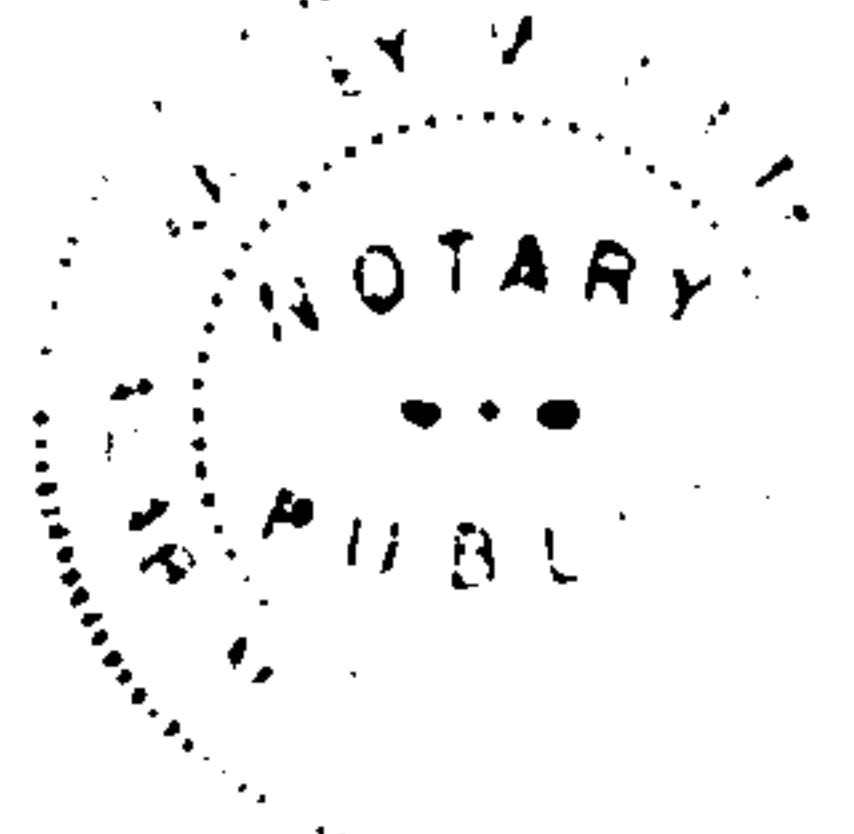
Shelby County, AL 03/07/2006  
State of Alabama  
Deed Tax: \$34.00

Susan M. Hill  
Susan M. Hill

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 27<sup>th</sup> day of FEBRUARY, 2006.



Kathy M. White  
NOTARY PUBLIC  
My Commission Expires: 3/28/06

Professional 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 27 day of January, 2009

[Signature]  
Witness

Darryl A. Peterson  
Owner Signature

Darryl A. Peterson  
Print name

112 Woodcrest Circle Chelsea, AL 35043  
Mailing Address

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

205-408-3607  
Telephone Number (Day)

205-678-7180  
Telephone Number (Evening)

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Owner Signature

\_\_\_\_\_  
Print Name

Number of people on property \_\_\_\_\_  
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)

  
20090811000309320 14/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT



(This instrument was prepared by

Send Tax Notice To:

Holliman, Shockley & Kelly  
(Name) 2491 Pelham Parkway  
Pelham, AL 35124  
(Address)

Darryl A. Peterson  
(Name) 112 Woodcrest Circle  
Chelsea, AL 35043  
(Address)

**WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Forty-Nine Thousand and no/100 Dollars

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

Larry Kent d/b/a Larry Kent Building Company

(herein referred to as grantor, whether one or more) do, grant, bargain, sell and convey unto

Darryl A. Peterson

(herein referred to as grantee, whether one or more), the following described real estate situated in  
Shelby County, Alabama, to-wit:

See EXHIBIT "A" attached hereto and made a part hereof as if set forth in full herein for the complete legal description of the property being conveyed by this instrument.

SUBJECT TO: (1) Taxes for the year 1998 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any; (3) Mineral and mining rights, if any.

\$ 130,000.00 of the purchase price recited above was paid from the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, to the said GRANTEE, his, her, or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 2nd day of November, 19 98.

(Seal) Larry Kent (Seal)  
Larry Kent d/b/a Larry Kent Building Company  
(Seal) (Seal)

STATE OF ALABAMA  
COUNTY OF SHELBY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Larry Kent d/b/a Larry Kent Building Company, whose name(s) is signed in the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 2nd day of November, 19 98.

Notary Public




20090811000309320 15/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT

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.

Inst # 1998-45889

11/18/1998-45889  
02:39 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 30.00

  
20090811000309320 16/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT

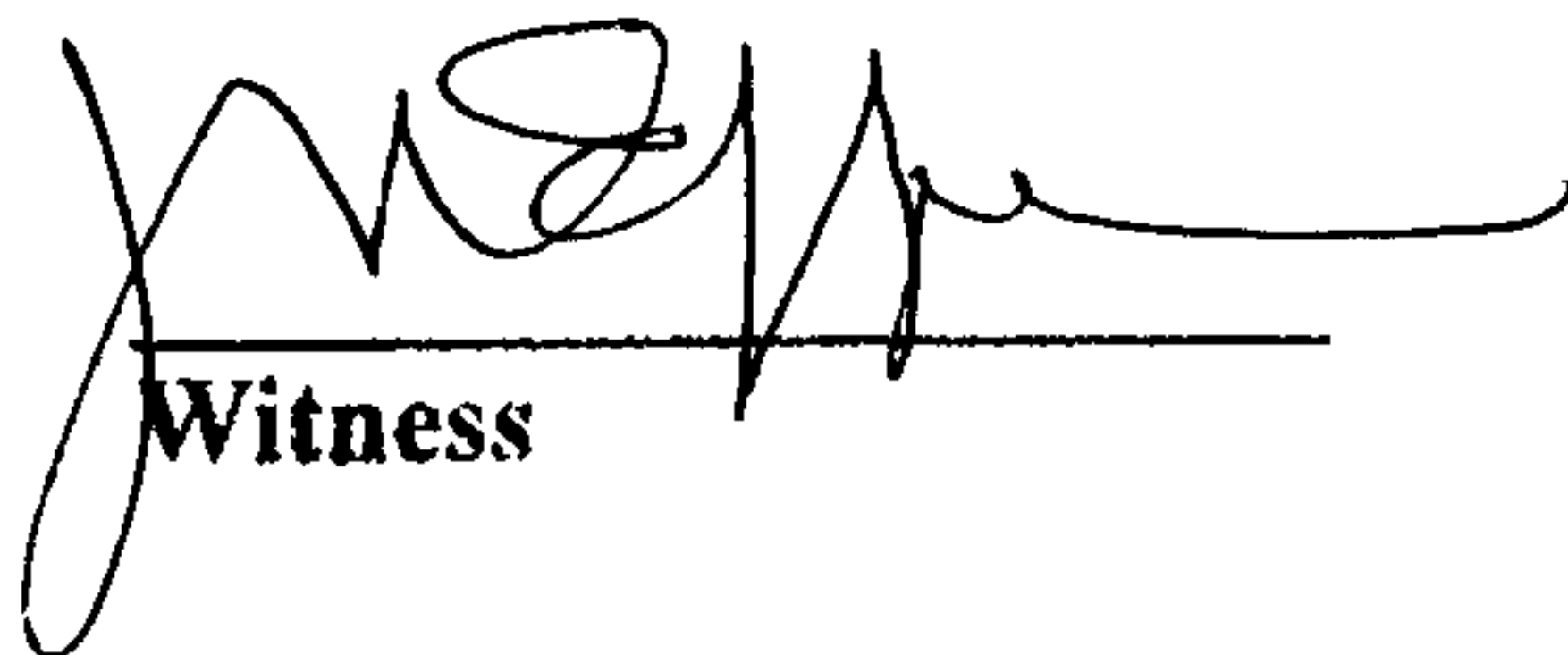


Town Clerk  
Town of Chelsea  
P.O. Box 111  
Chelsea, Alabama 35043

## 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 28 day of Feb, 2009  
~~2000.~~

  
Witness

  
CHRISTIAN SHORT

Owner

100!  
106' woodcrest cr

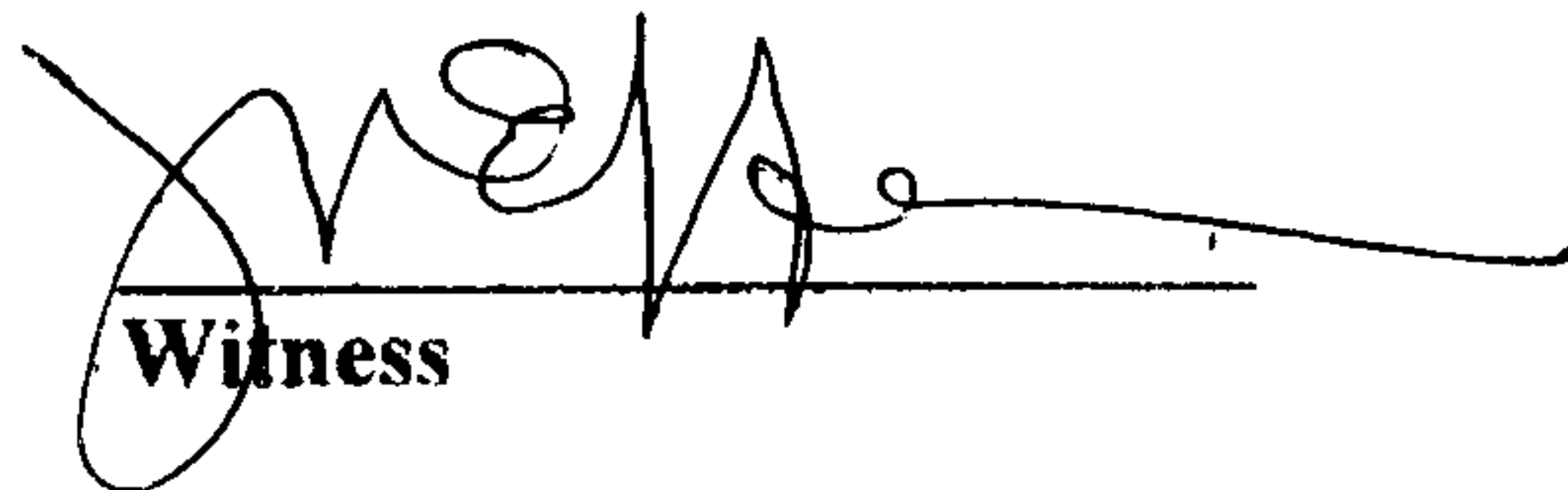
Mailing Address

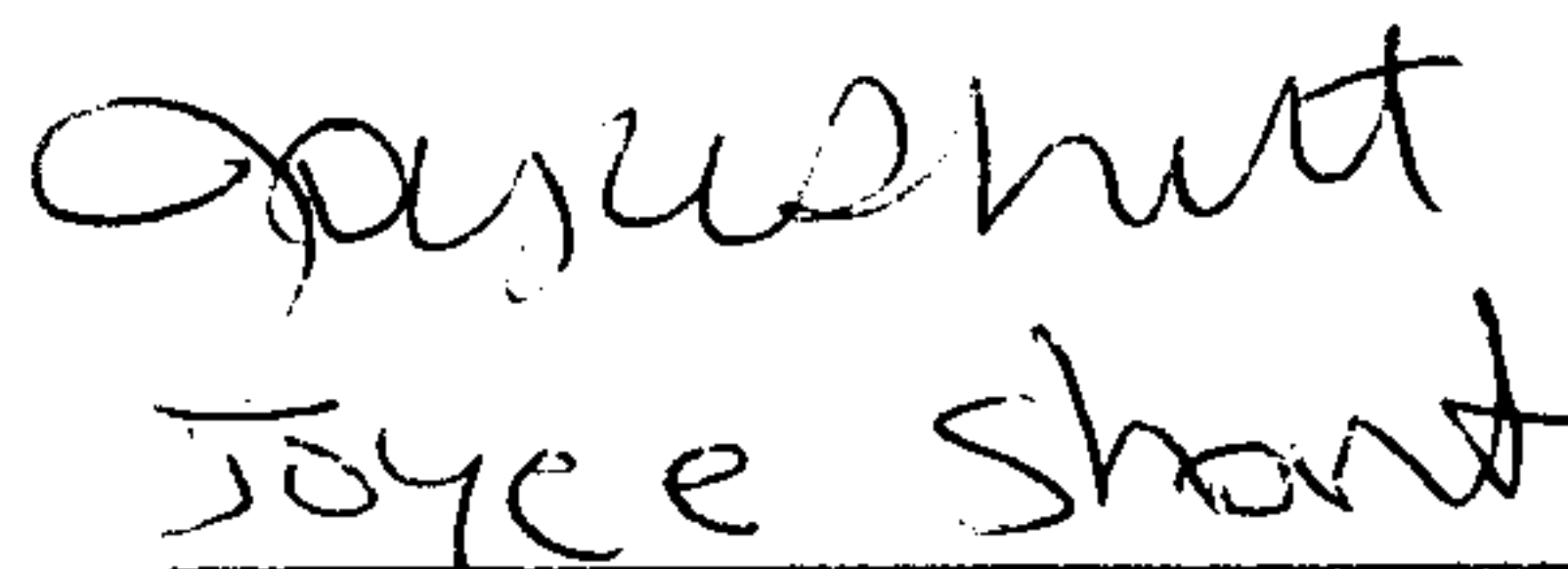
same

Property Address ( if different)

205 329 4144

Telephone Number

  
Witness

  
JOYCE SHORT

Owner

same

Mailing Address

106 woodcrest cr.

Property Address

205 329 4144

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 )

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.

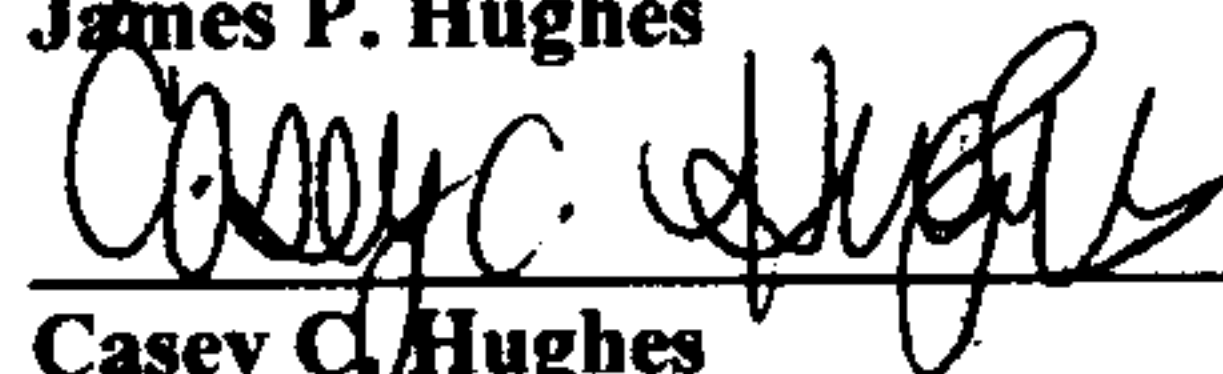
\$205,400.00 of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

**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

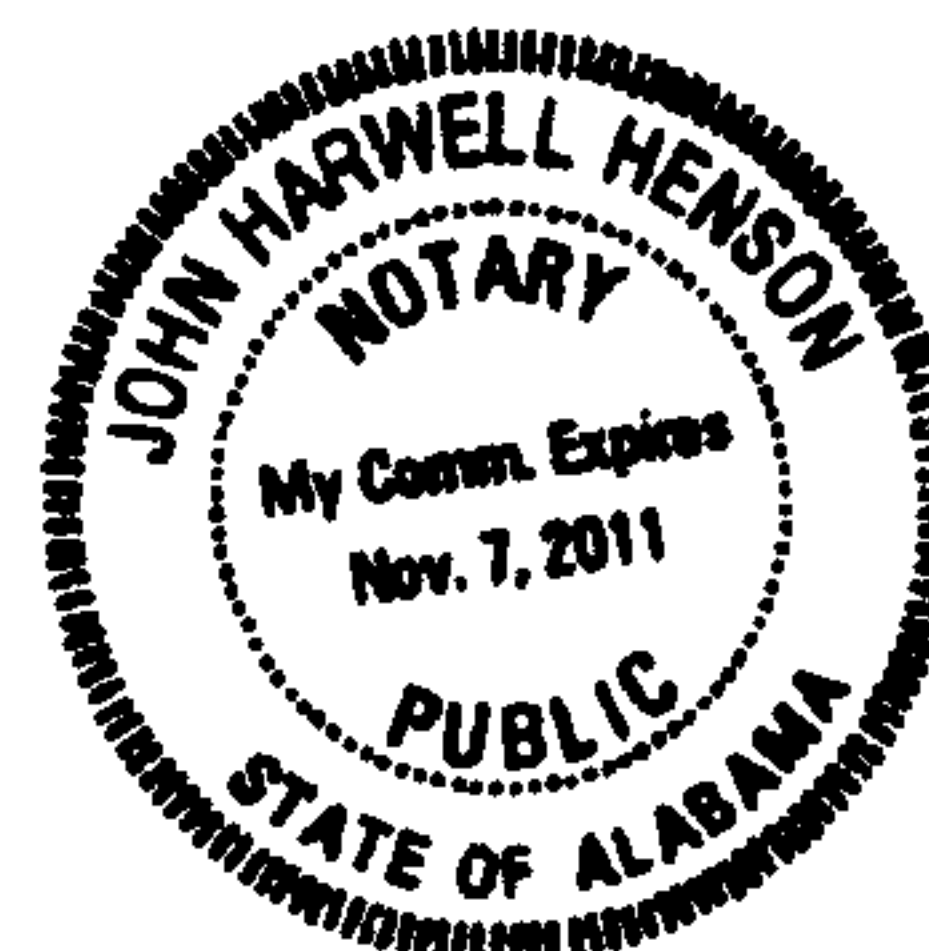
STATE OF ALABAMA )  
JEFFERSON COUNTY )

20090811000309320 18/21 \$79.00  
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.

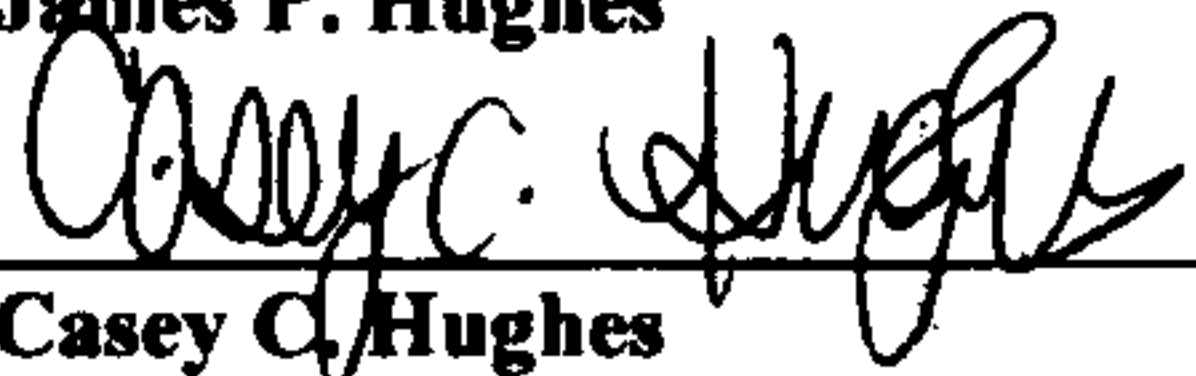
\$205,400.00 of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

**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

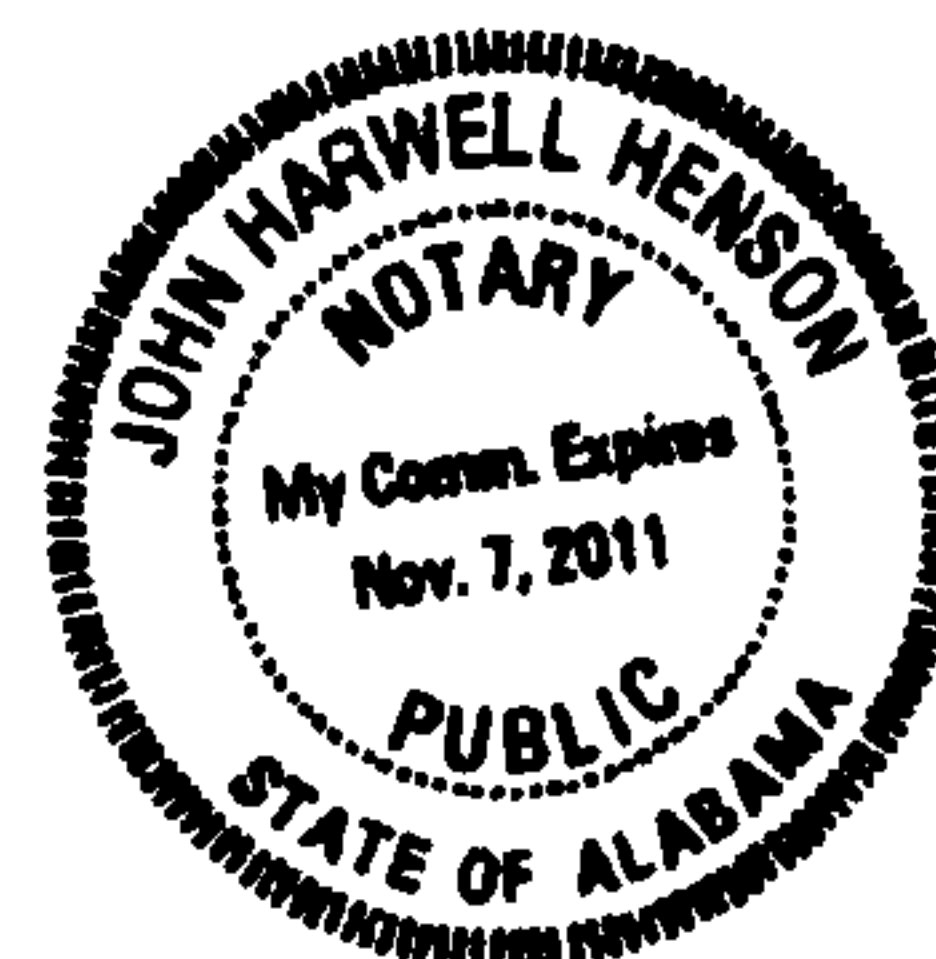
STATE OF ALABAMA )  
JEFFERSON COUNTY )

20090811000309320 19/21 \$79.00  
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 23 day of FEB ~~2001~~ <sup>2009</sup>

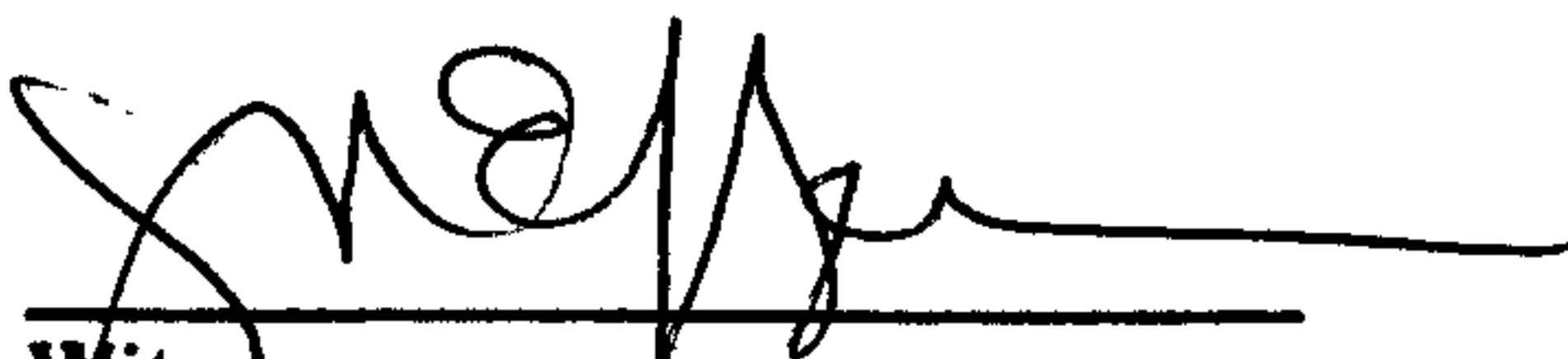
  
Witness

  
Owner

169 Ashton Woods Drive  
Mailing Address

SAME AS ABOVE  
Property Address (if different)

(205) 678 4222  
Telephone Number

  
Witness

  
Owner

169 Ashton Woods Drive  
Mailing Address

SAME AS ABOVE  
Property Address

(205) 678 4222  
Telephone number

(All owners listed on the deed must sign)




20090811000309320 20/21 \$79.00  
Shelby Cnty Judge of Probate, AL  
08/11/2009 03:24:30 PM FILED/CERT



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

  
20060620000293790 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
06/20/2006 10:06:04AM FILED/CERT

**STATUTORY WARRANTY DEED**  
**STATE OF ALABAMA**

STATE OF ALABAMA


COUNTY OF JEFFERSON

*consideration \$10.00*

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

*J. Ross*