

City of Chelsea

P.O. Box 111
Chelsea, Alabama

Certification Of Annexation Ordinance

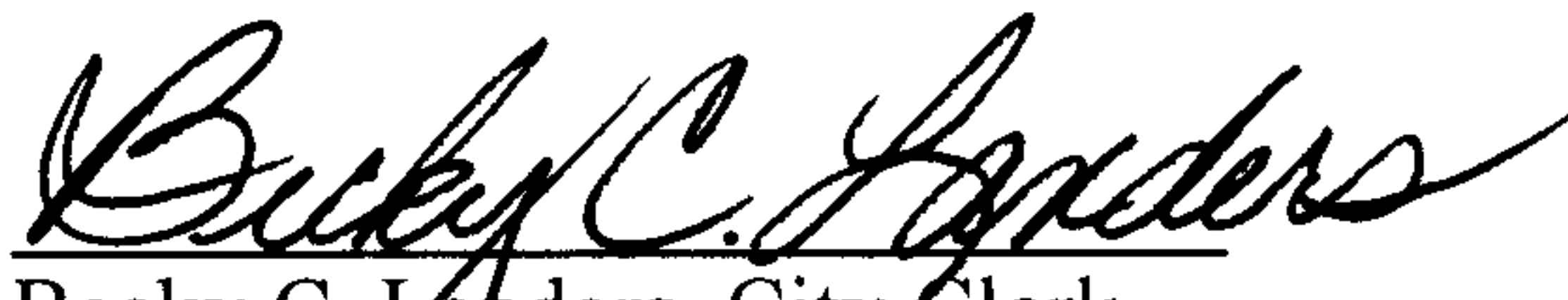
Ordinance Number: **X-11-03-29-510**

Property Owner(s): **Joel & Sarah Stinson**

Property: Parcel ID **#15-2-09-0-000-004.022**

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 March 29, 2011 as same appears in minutes of record of said meeting, and published by posting copies thereof on March 30, 2011, at the public places listed below, which copies remained posted for five business days (through April 4th, 2011).

Chelsea City Hall, 11611 Chelsea Road, Chelsea, Alabama 35043
Chelsea Sports Complex, Highway 39, Chelsea, Alabama 35043
U.S. Post Office, Highway 280, Chelsea, Alabama 35043
Chelsea Senior Lodge, 706 County Rd 36, Chelsea, AL 35043
City of Chelsea Website-www.cityofchelsea.com


Becky C. Landers, City Clerk

City of Chelsea, Alabama

Annexation Ordinance No X-11-03-29-510

Property Owner(s): **Joel & Sarah Stinson**

Property: Parcel ID #**15-2-09-0-000-004.022**

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

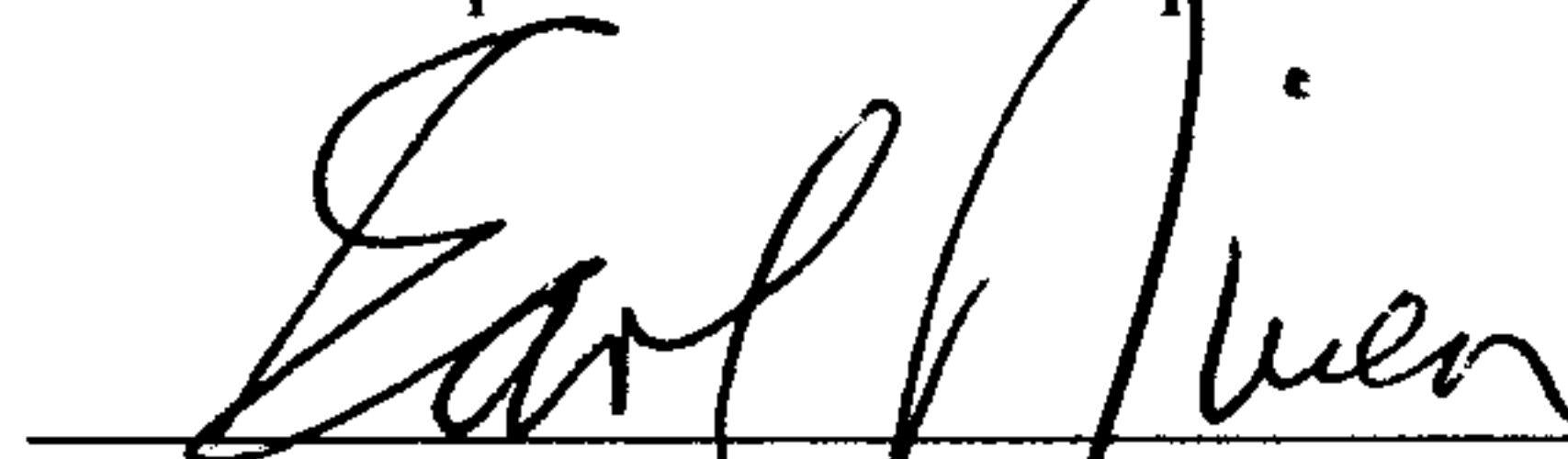
Whereas, said petition contains (as Petition Exhibit A) an accurate description of said property together with a map of said property (Exhibit C) showing the relationship of said property to the corporate limits of Chelsea; and

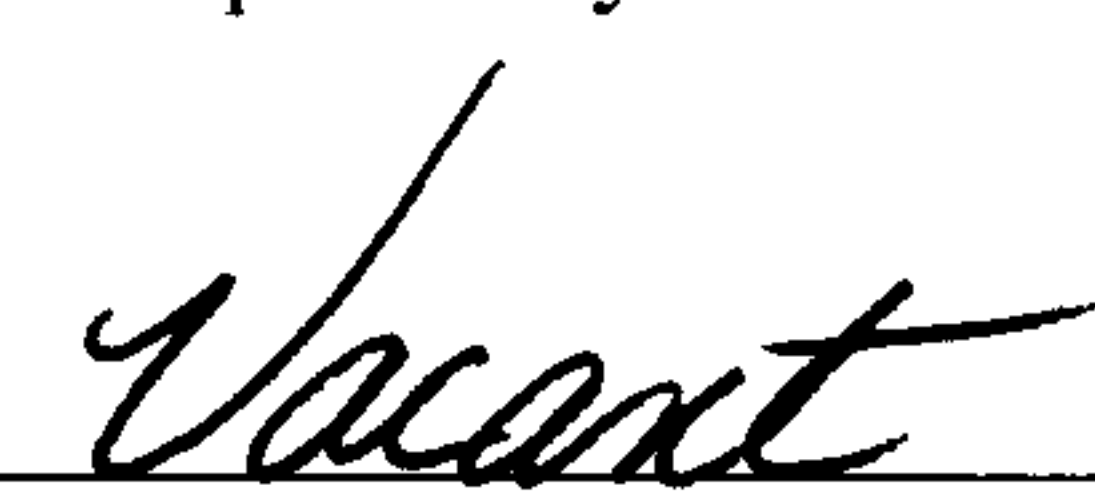
Whereas, said property is contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation, which is zoned AR which together is contiguous to the corporate limits of Chelsea;

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.


S. Earl Niven, Mayor


Vacant, Councilmember

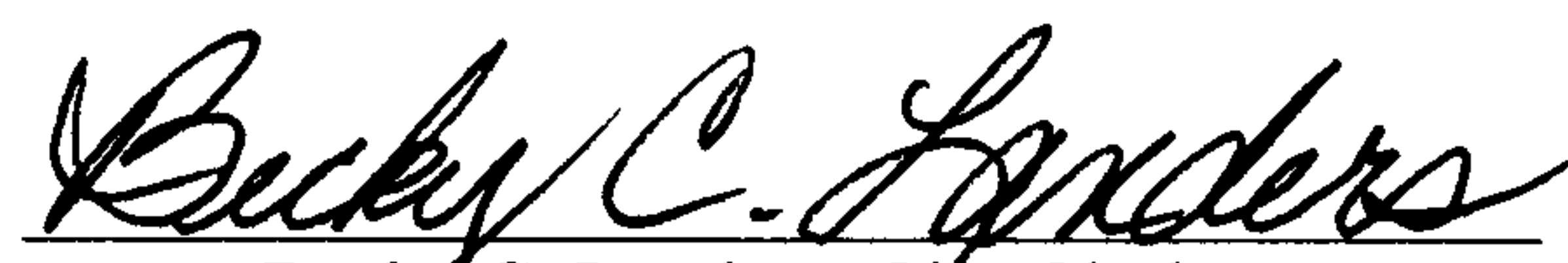

Tony Picklesimer, Councilmember


Robert Barnes, Councilmember


Jeffrey M. Denton, Councilmember


Juanita J. Champion, Councilmember

Passed and approved this the 29th day of March, 2011


Becky C. Landers, City Clerk

Petition Exhibit A


20110407000108540 3/6 \$27.00
Shelby Cnty Judge of Probate, AL
04/07/2011 01:21:09 PM FILED/CERT

Property owner(s): Joel & Sarah Stinson

Property: Parcel ID #15-2-09-0-000-004.022

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 A), Instrument # 20100408000107050, Map Book 29, Page 92, and is filed with the Shelby County Probate Judge.

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.

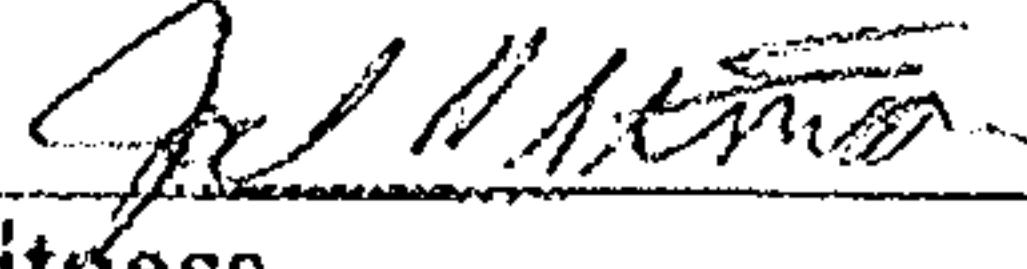
City Clerk
City of Chelsea
P. O. Box 111
Chelsea, Alabama 35043


20110407000108540 4/6 \$27.00
Shelby Cnty Judge of Probate, AL
04/07/2011 01:21:09 PM 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 15th day of March, 2011.


Witness


Owner Signature

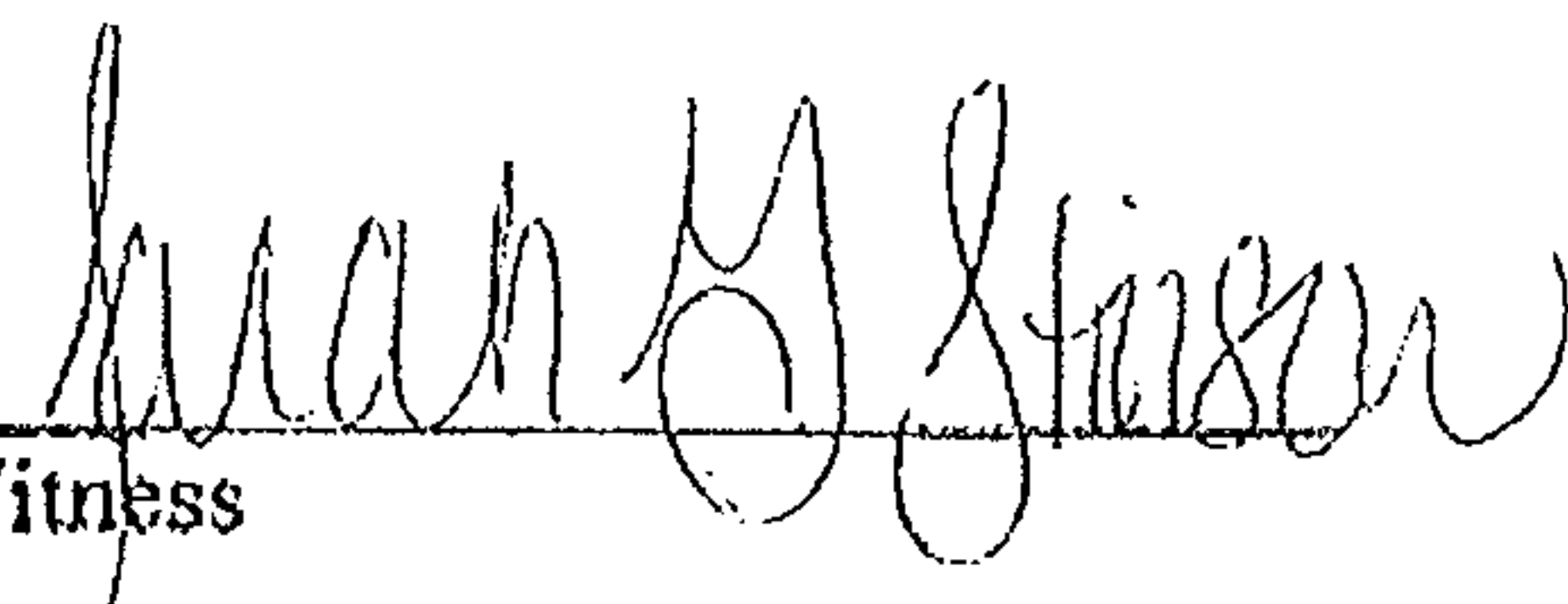
Joel H. Stinson
Print Name

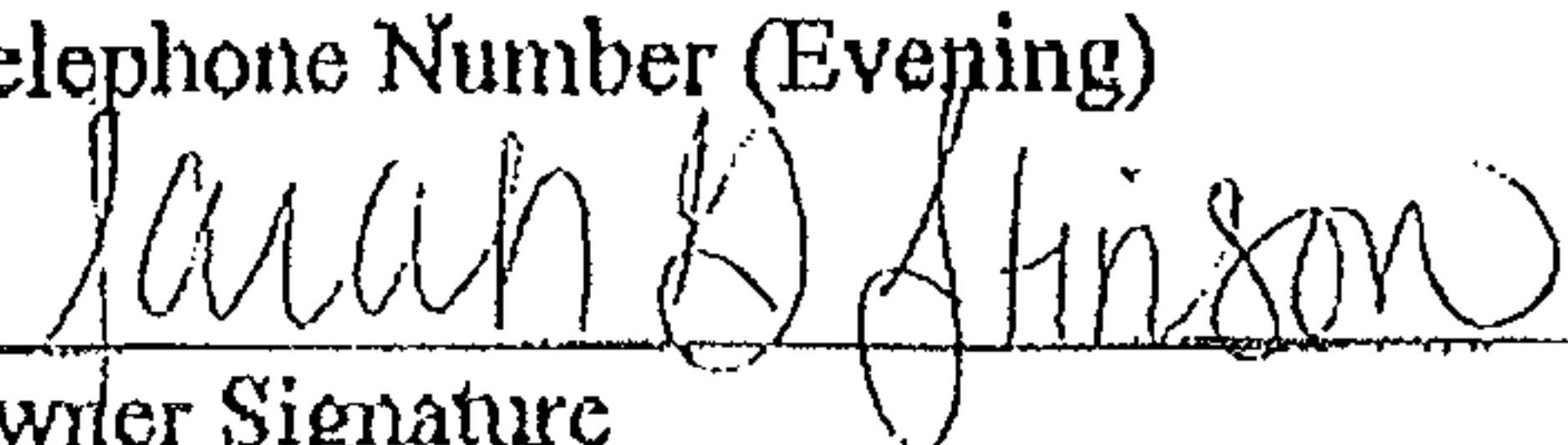
105 WOODVIEW Circle, 35043
Mailing Address

" "
Property Address (If different)

601-917-5088
Telephone Number (Day)

" "
Telephone Number (Evening)


Witness


Owner Signature

Sarah G. Stinson
Print Name

105 WOODVIEW Circle, 35043
Mailing Address

" "
Property Address (If different)

205-317-5816
Telephone Number (Day)

" "
Telephone Number (Evening)

Number of people on property 2

Proposed property usage: (Circle One)
Commercial Residential

Exhibit "B"

20100408000107050 1/1 \$12.00
Shelby Cnty Judge of Probate, AL
04/08/2010 01:25:45 PM FILED/CERT

Send tax notice to:
JOEL H. STINSON and SARAH B. GOLDEN
105 WOODVIEW CIRCLE
CHELSEA, AL 35043

20110407000108540 5/6 \$27.00
Shelby Cnty Judge of Probate, AL
04/07/2011 01:21:09 PM FILED/CERT

**WARRANTY DEED
JOINTLY WITH REMAINDER TO SURVIVOR**
STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of **One Hundred Seventy-Six Thousand and 00/100 (\$176,000.00)** and other valuable considerations to the undersigned GRANTOR (S), **KEVIN OSBORNE, A MARRIED MAN**, (hereinafter referred to as GRANTORS), in hand paid by the GRANTEE (S) herein, the receipt of which is hereby acknowledged, the said GRANTOR (S) does by these presents GRANT, BARGAIN, SELL and CONVEY unto **JOEL H. STINSON and SARAH B. GOLDEN**, hereinafter referred to as GRANTEE(S), for and during their joint lives 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 County of Shelby State of Alabama, to-wit:

LOT 6, ACCORDING TO THE SURVEY OF REVISED FINAL PLAT ASHTON WOODS PHASE TWO, AS RECORDED IN MAP BOOK 29, PAGE 92, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

\$ 176,000.00 OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF THAT MORTGAGE CLOSED SIMULTANEOUSLY HERewith.

SUBJECT PROPERT IS NO PART OF THE HOMESTEAD OF THE GRANTOR OR HIS SPOUSE.

SUBJECT TO EASEMENTS, RESTRICTIVE COVENANTS AND AD VALOREM TAXES OF RECORD.

TO HAVE AND TO HOLD, to the said GRANTEE (S), for and during their joint lives together and upon the death of either of them, then to the survivor of them in fee simple, and to their heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I/we do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, that I (we) have a good right to sell and convey the same to the said GRANTEE (S), their heirs and assigns forever, against the lawful claims all persons, except as to the hereinabove restrictive covenants, conditions, easements and ad valorem taxes of record and do hereby WARRANT AND WILL FOREVER DEFEND the title to said property and the possession thereof.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal, this ^{25th} ~~26th~~ day of March, 2010.


KEVIN OSBORNE

~~North Carolina~~
STATE OF ~~ALABAMA~~
COUNTY OF ~~Shelby~~ Cleveland

I, the undersigned, a Notary Public in and for said State and County, hereby certify that KEVIN OSBORNE 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 this ^{25th} ~~26th~~ day of March, 2010.


NOTARY PUBLIC

MY COMMISSION EXPIRES:

My Commission Expires August 19, 2012

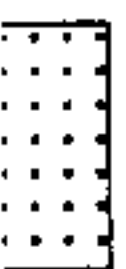
THIS INSTRUMENT PREPARED BY:
THE SNODDY LAW FIRM, LLC
2871 ACTON ROAD, SUITE 201
BIRMINGHAM, ALABAMA 35243

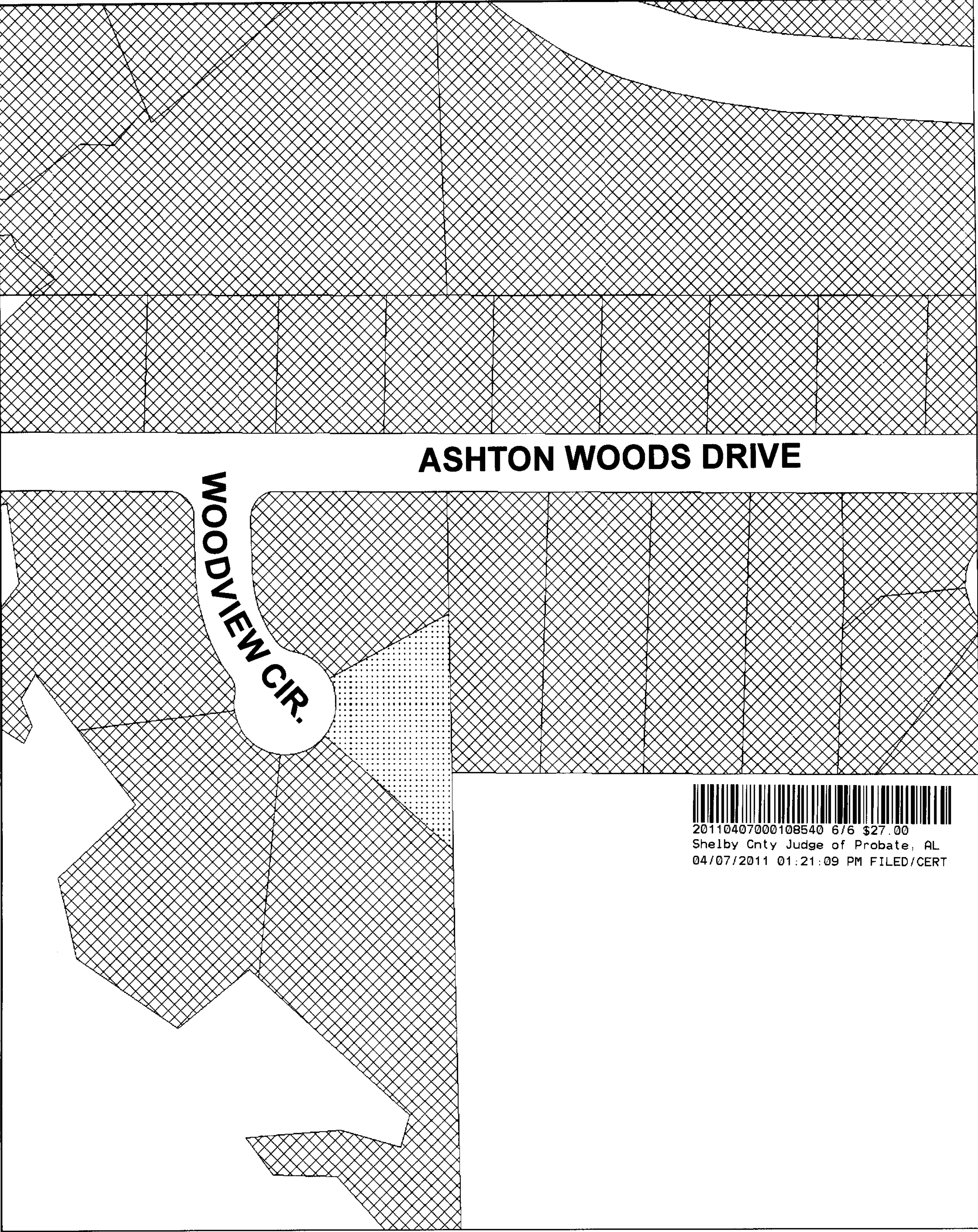


Exhibit C
X-11-03-29-510

Tax ID
15-2-09

 Chelsea City Limits

 Area to be Annexed



20110407000108540 6/6 \$27.00
Shelby Cnty Judge of Probate, AL
04/07/2011 01:21:09 PM FILED/CERT

STINSON ANNEXATION
105 Woodview Circle