


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

***Certification
Of
Annexation Ordinance***


20170124000028610 1/9 \$39.00
Shelby Cnty Judge of Probate, AL
01/24/2017 11:56:07 AM FILED/CERT

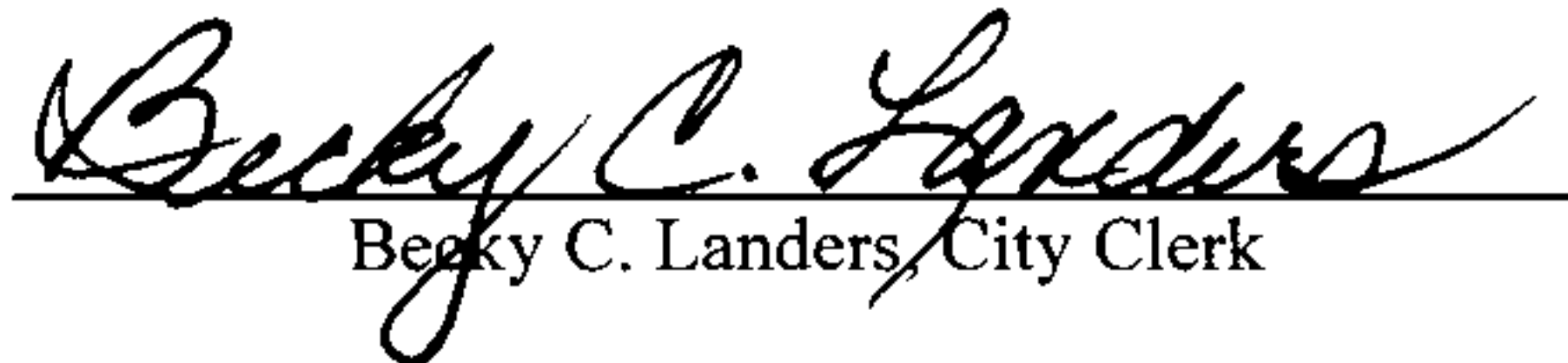
Ordinance Number: X-2016-12-20-726

Property Owner(s): Michael S. Morgan

Property: Portion of Parcel ID #16-2-04-0-000-008.001

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 December 20th, 2016, as same appears in minutes of record of said meeting, and published by posting copies thereof on December 21st, 2016, at the public places listed below, which copies remained posted for five business days (through December 27th, 2016).

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-2016-12-20-726

Property Owner(s): **Michael S. Morgan**

Property: **Portion of Parcel ID #16-2-04-0-000-008.001**

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

Whereas, the attached written petition (Exhibit A) 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, an accurate description of said property with recorded deed together with a map of said property (Exhibits B) 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 of any other municipality;

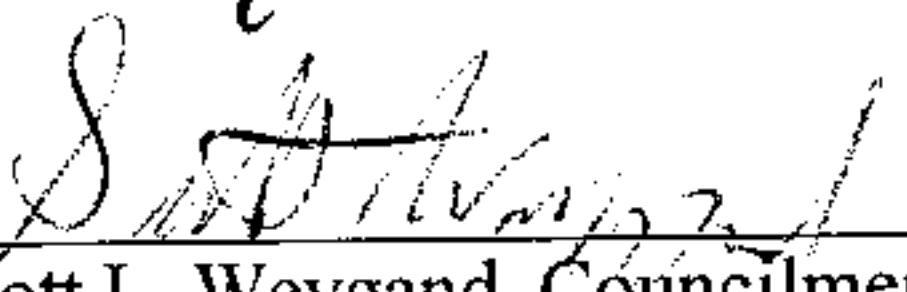
Whereas, even though said properties are located in an area where the police jurisdiction of Chelsea and the police jurisdiction of Westover overlap, the said properties are less than equidistance from the respective corporate limits of Chelsea and Westover (i.e. it is closer to the corporate limits of Chelsea than to the corporate limits of Westover).


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.


Tony Picklesimer, Mayor


Cody Sumners, Councilmember


Scott L. Weygand, Councilmember


David Ingram, Councilmember


Tiffany Bittner, Councilmember


Casey Morris, Councilmember



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Petition Exhibit B

Property owner(s): Michael S. Morgan


Property: Portion of Parcel ID #16-2-04-0-000-008.001

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), recorded in , Instrument #20150715000240020, 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 B. 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.


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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 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 11th day of NOVEMBER 2016

Rachel Hensley
Witness

M. S. Morgan
Owner Signature

MICHAEL S. MORGAN
Print name

110 HUNTER HILLS DRIVE CHELSEA 35043
Mailing Address

5330 HIGHWAY 51 WILSONVILLE 35186
Property Address (if different)

[REDACTED]
Telephone Number (Day)

[REDACTED]
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)



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Phase I

A parcel of land in the SW ¼ of the NW ¼ and the NW ¼ of the SW ¼ of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama described as follows:

From the NE Corner of the SW ¼ of the NW ¼ of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama run South along the East line of said ¼ - ¼ section for a distance of 887.85; thence continue along previous course for a distance of 1017.95; thence 103d00'05" right and run N 76°59'55" W (assumed bearing) a distance of 443.89' to the Point of Beginning; thence N 76°59'55" W a distance of 443.89' to a point on the Northerly boundary of County Highway #51; thence N 12°54'10" E a distance of 111.43'; thence N 07°32'35" E along said Right of way a distance of 106.97'; thence N 02°09'35" E along said Right of way a distance of 120.25'; thence N 01°45'17" W along said Right of way a distance of 111.10'; thence N 05°20'09" W along said Right of way a distance of 128.43'; thence N 06°04'01" W along said Right of way a distance of 194.65'; thence N 86°36'07" E a distance of 429.50'; thence S 00°14'31" W a distance of 892.64' to the point of beginning;



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Exhibit "B"



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STATE OF ALABAMA §
 §
COUNTY OF SHELBY §

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Two Hundred Ten Thousand and NO/100 (\$210,000.00) Dollars and other good and valuable considerations to the undersigned **SANDRA K. HUGHES, A WIDOW AND AN UNMARRIED WOMAN, WHOSE MAILING ADDRESS IS 5330 HIGHWAY 51, WILSONVILLE, ALABAMA 35186**, herein referred to as Grantor, in hand paid by **MICHAEL S. MORGAN, WHOSE MAILING ADDRESS IS 110 HUNTER HILLS DRIVE, CHELSEA, ALABAMA 35043**, herein referred to as Grantee, the receipt whereof is hereby acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Grantee all her right, title and interest in and to the following described real estate situated in Shelby County, Alabama:

A parcel of land in the SW ¼ of the NW ¼ and the NW ¼ of SW ¼ of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama, described as follows: From the NE corner of the SW ¼ of NW ¼ of Section 4, Township 20 South, Range 1 East, run thence South along the East boundary of said SW ¼ of NW ¼ a distance of 887.85 feet to the point of beginning of herein described parcel of land; thence continue along said course a distance of 1017.95 feet to a point on the Northerly boundary of County Highway #51; thence turn 103 degrees 00 minutes 05 seconds right and run 887.79 feet along said highway boundary to a point of intersection with the Easterly boundary of County Highway #55; thence turn 89 degrees 54 minutes 05 seconds right and run 111.43 feet along said County Highway #55 boundary and the following course: 05 degrees 21 minutes 35 seconds left for 106.97 feet; 05 degrees 23 minutes left for 120.25 feet; 03 degrees 54 minutes 52 seconds left for 111.10 feet; 03 degrees 34 minutes 52 seconds left for 128.43 feet; thence turn 00 degrees 43 minutes 52 seconds left and run 194.65 feet along said highway boundary; thence turn 92 degrees 40 minutes 07 seconds right and run 859.00 feet to the point of beginning of herein described parcel of land. Situated in the SW ¼ of NW ¼ and the NW ¼ of SW ¼, of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama.

Sandra K. Hughes is the surviving grantee in that certain deed recorded in Instrument No. 1994-29805, in the Probate Office of Shelby County, Alabama; the other grantee, Mickey D. Hughes having died on or about the 19th day of March, 2015. The subject property described herein is the homestead of the grantor.

Shelby County, AL 07/15/2015
State of Alabama
Deed Tax: \$210.00



20150715000240020 1/4 \$233.00
Shelby Cnty Judge of Probate, AL
07/15/2015 11:59:52 AM FILED/CERT

Subject to any and all restrictions, reservations, easements and rights
of way of public record.

Property Address: 5330 Highway 51, Wilsonville, AL 35186

Date of Sale: July 10, 2015

Total Purchase Price: \$210,000.00


The purchase price or actual value claimed on this form can be
verified in the following documentary evidence: Sales Contract

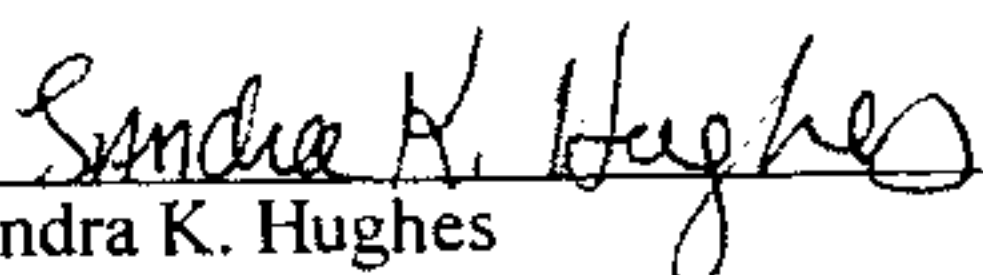
TO HAVE AND TO HOLD unto the Grantee, and the heirs and assigns of
Grantee, forever, together with any and all remainder or reversion interest therein;


And the Grantor does for herself and for her heirs, executors and
administrators, covenant with the Grantee, his heirs and assigns that she is
lawfully seized in fee simple of said premises, that it is free from all
encumbrances, except as herein stated, that she has a good right to sell and convey
the same as is done hereby, that she will and her heirs, executors and
administrators shall warrant and defend the same to the said Grantee, his heirs and
assigns forever against the lawful claims of all persons except any who claim
under this instrument or any matter herein stated.

Wherever used herein, the singular number shall include the plural, the
plural shall include the singular, the use of any gender shall include other genders,
when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and
seal on this the 10th day of July, 2015.


20150715000240020 2/4 \$233.00
Shelby Cnty Judge of Probate, AL
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Sandra K. Hughes

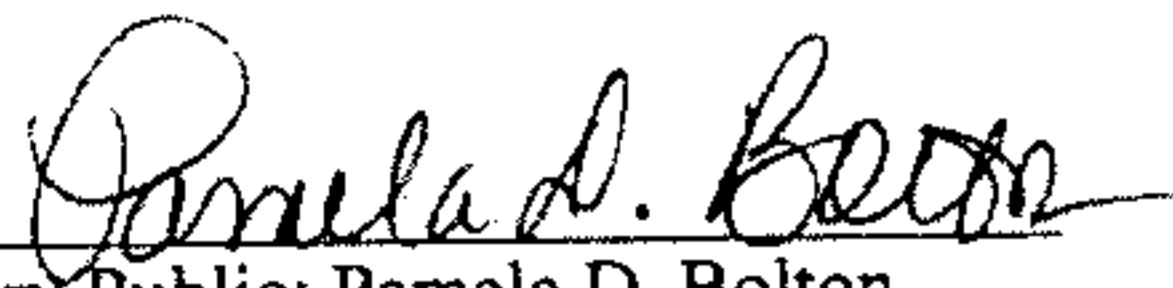

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STATE OF ALABAMA §

COUNTY OF TALLADEGA §


I, the undersigned authority in and for said County, in said State, hereby certify that Sandra K. Hughes, 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 this instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of July, 2015.


Notary Public: Pamela D. Bolton

THIS INSTRUMENT PREPARED BY:
PROCTOR & VAUGHN, LLC
Post Office Box 2129
Sylacauga, Alabama 35150

File: 45.3399


20160715C00240020 3/4 \$293.00
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Exhibit "B"



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