

*Certification
Of
Annexation Ordinance*

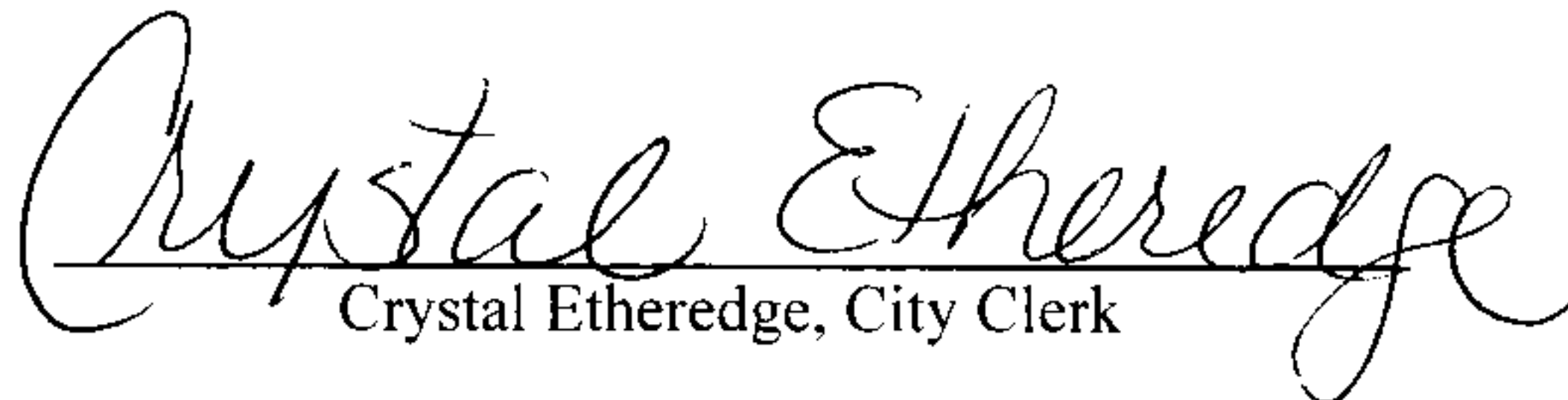
Ordinance Number: **X-2019-01-22-783**

Property Owner(s): **Sugar Enterprises, LLC**

Property: **Parcel ID #09 5 21 0 000 001.002**

I, Crystal Etheredge, 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 January 22, 2019 and as same appears in minutes of record of said meeting, and published by posting copies thereof on January 23, 2019, at the public places listed below, which copies remained posted for five business days (through January 30th, 2019).

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


Crystal Etheredge, City Clerk


20190405000111140 1/10 \$42.00
Shelby Cnty Judge of Probate, AL
04/05/2019 12:38:00 PM FILED/CERT

City of Chelsea, Alabama

Annexation Ordinance No.: X-2019-01-22-783

Property Owner(s): Sugar Enterprises, LLC

Property: Parcel ID #09 5 21 0 000 001.002

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 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 B) an accurate description of said property together with a map of said property (Exhibit C) showing the relationship of said property to the corporate limits of Chelsea; and

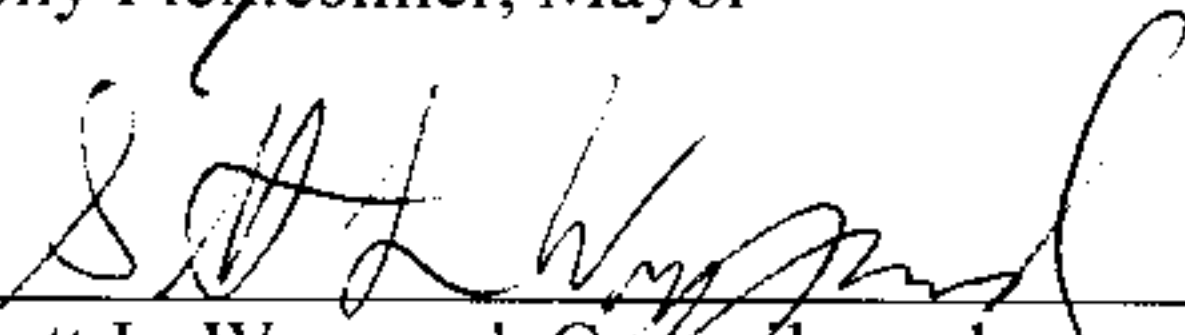
Whereas, said property is contiguous to the corporate limits of Chelsea, or is a part of a group of properties submitted at the same time for annexation, which is (E-1) which together is contiguous to the corporate limits of Chelsea;

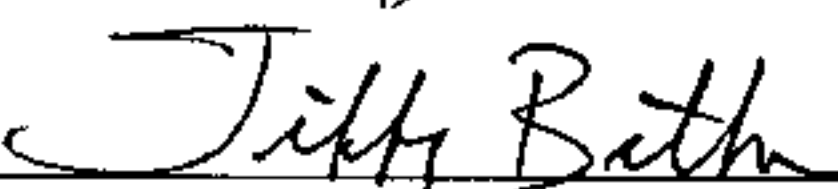
Whereas, said territory does not lie within the corporate limits or police jurisdiction of any other municipality

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

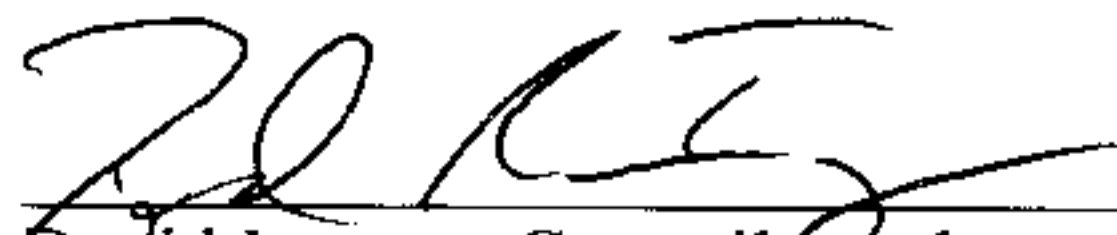
Be it further ordained that the corporate limits of Chelsea be extended and rearranged so as to embrace and include said property, and said property shall become a part of the corporate area of the City of Chelsea upon the date of publication of this ordinance as required by law.


Tony Picklesimer, Mayor


Scott L. Weygand, Councilmember


Tiffany Bittner, Councilmember


Cody Sumners, Councilmember


David Ingram, Councilmember


Casey Morris, Councilmember



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Petition Exhibit B

Property Owner(s): **Sugar Enterprises, LLC**

Property: **Parcel ID #09 5 21 0 000 001.002**

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 #19980730000290401, 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.


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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.

Done the 14 day of January, 2019

Maurice L. Sherrin
Witness

Sugar Enterprises, LLC
By Joseph S. Blucstein
Owner Signature Joseph S. Blucstein, Manager

Sugar Enterprises, LLC
Print Name

P.O. Box 55727

Birmingham, AL 35255

Mailing Address
Chelsea, Shelby County, AL

09 5 21 0 000 001.002
Property Address (If different)

[REDACTED]
Telephone Number (Day)

Telephone Number (Evening)

Witness

Owner Signature

Print Name

Mailing Address

Property Address (If different)

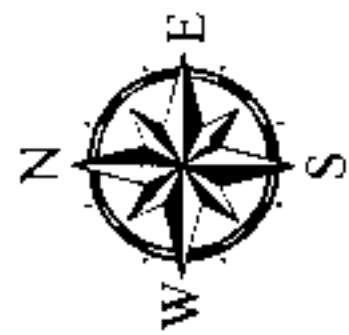
Telephone Number (Day)

Telephone Number (Evening)

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Number of people on property 0

Proposed property usage: (Circle One)
Commercial Residential

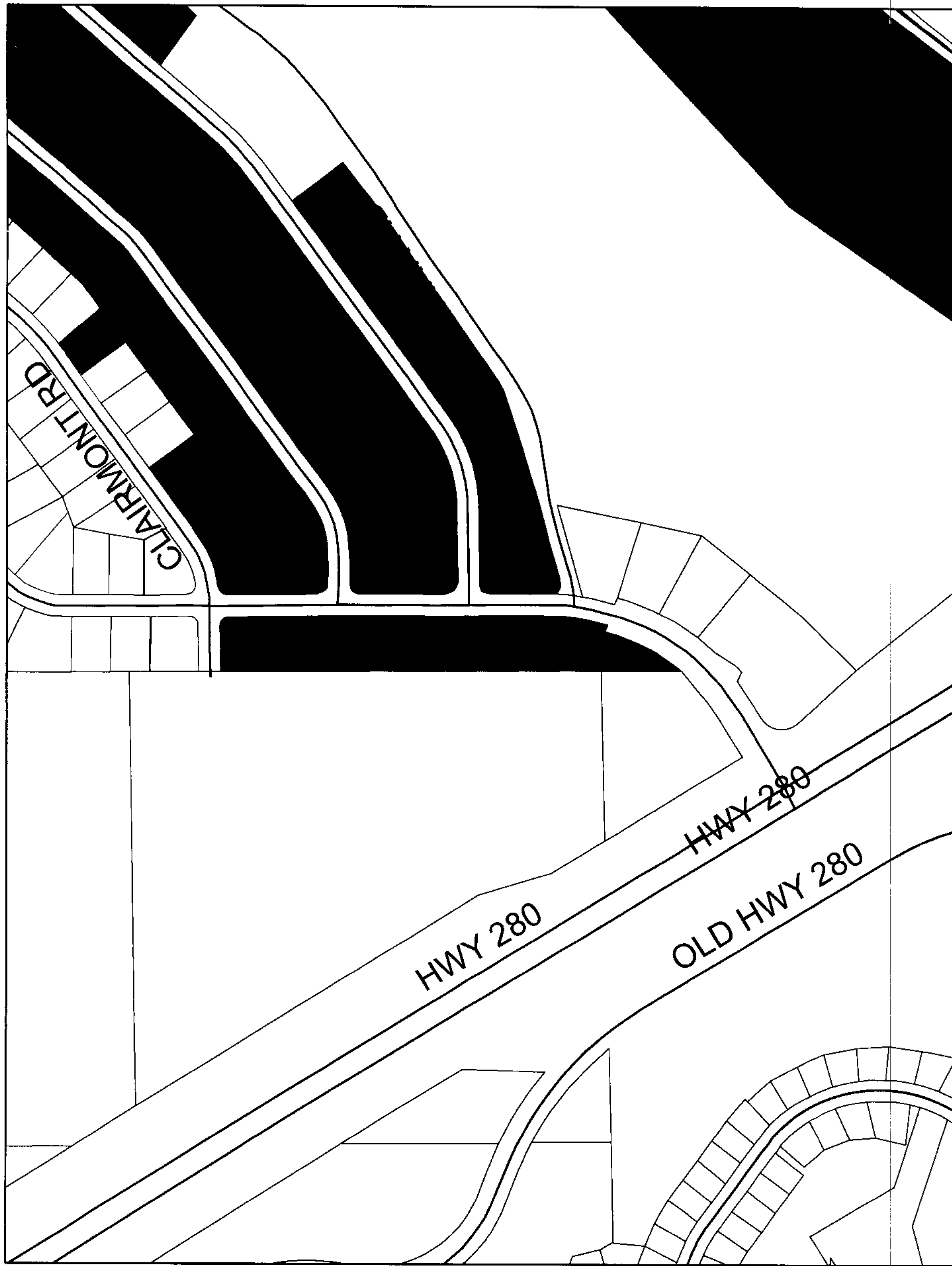


ORD #:
X2019-01-22-783

TAX ID #:
09 5 21



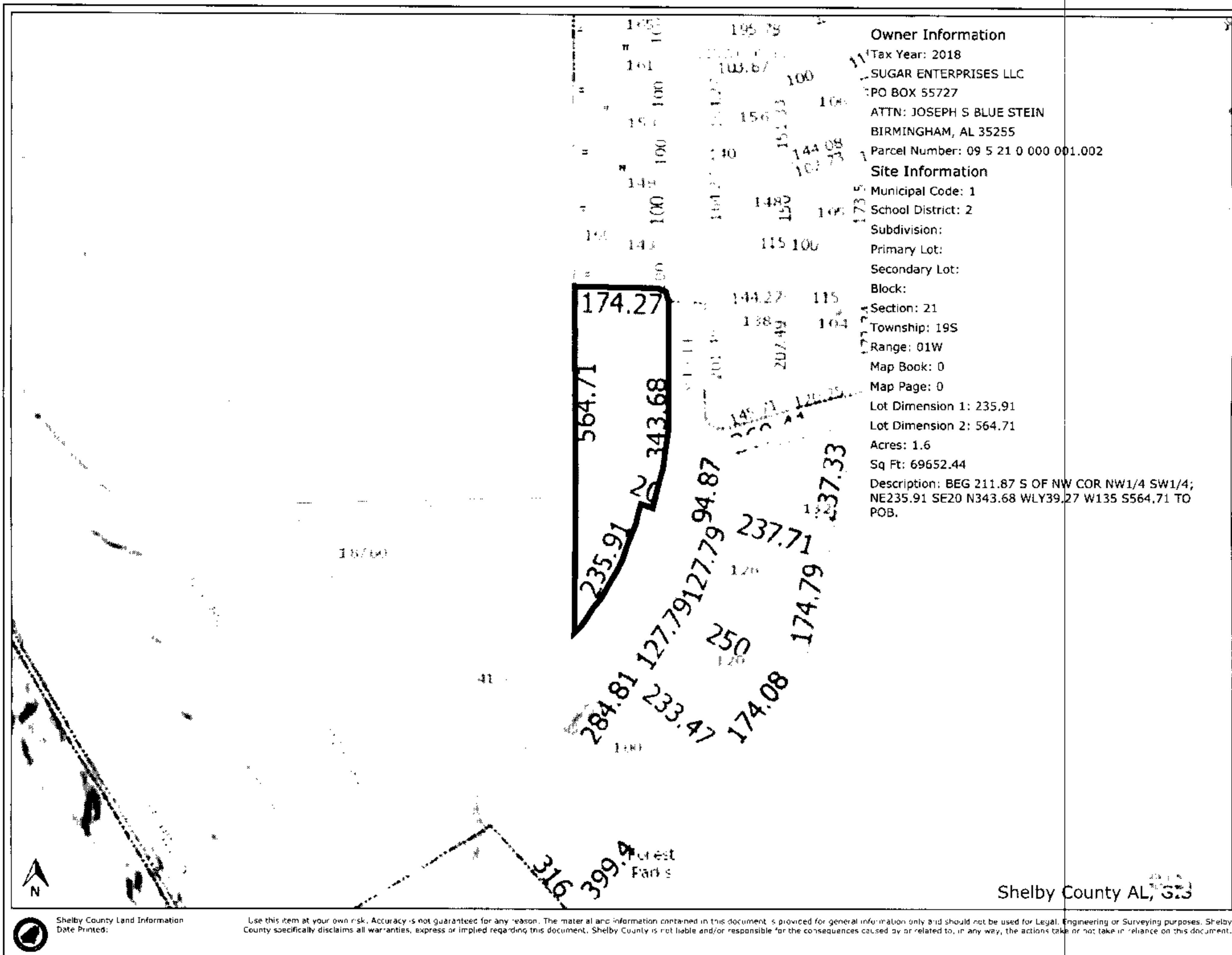
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CITY LIMITS

TO BE ANNEXED

SUGAR ENTERPRISES LLC



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THIS DEED PREPARED WITHOUT BENEFIT OF A TITLE SEARCH.

Send Tax Notice to:
Joseph S. Bluestein
2311 Highland Ave. South
Suite 500
Birmingham, AL 35205

STATE OF ALABAMA)
SHELBY COUNTY)

QUITCLAIM DEED


20170505000156270 1/4 \$39.00
Shelby Cnty Judge of Probate, AL
05/05/2017 08:23:23 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **JASON A. WEEKLEY**, an unmarried man (hereinafter referred to as the "Grantor"), in hand paid by **SUGAR ENTERPRISES, L.L.C.**, an Alabama limited liability company (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantor does by these presents remise, release, quitclaim, grant, sell and convey unto the said Grantee, any and all of the right, title and interest of the said Grantor in the real estate situated in Shelby County, Alabama, as described on Exhibit "A" attached hereto and made a part hereof (the "Property").

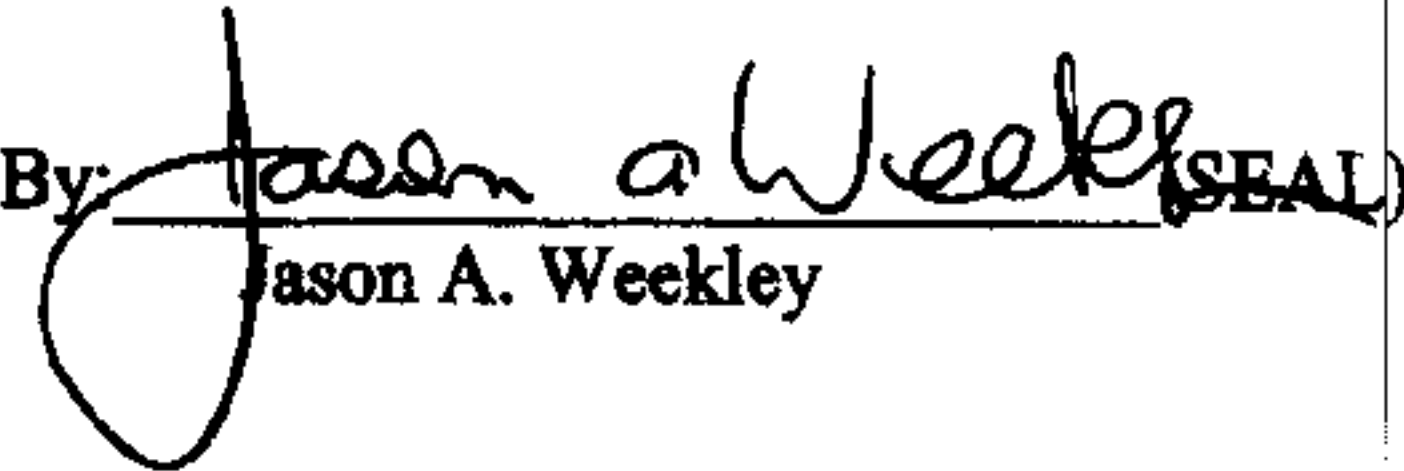
The Property herein conveyed does not constitute the homestead property of the Grantor.

Grantor acknowledges that this conveyance is both a sale of all interest in the Property by Grantor to Grantee, and a redemption by Grantee of the Property from the acquisition by Grantor of the Certificate of Sale of the tax lien dated December 21st, 2007, and recorded along with the subsequent deed and Certificate of Land Sold and Bought by the State, all filed for record in the Office of the Judge of Probate of Shelby County, AL on August 2, 2010, as instrument #20100802000245240. Without limitation, the consideration stated herein compensates Grantor for all of Grantor's ad valorem tax payments made with respect to the Property together with interest thereon.

TO HAVE AND TO HOLD to the said Grantee, and to Grantee's successors and assigns forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand and seal on this 2 day of May, 2017.

Shelby County, AL 05/05/2017
State of Alabama
Deed Tax: \$15.00

By:  **Jason A. Weekley** (SEAL)

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NOTEDATA\2172949\1


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Shelby Cnty Judge of Probate, AL
04/05/2019 12:38:00 PM FILED/CERT

STATE OF ALABAMA)
COUNTY OF Cullman)

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

GIVEN under my hand and seal, this 2nd day of May, 2017.

Anna Wood
Notary Public

My Commission Expires: 3/18/18

This Instrument Prepared By:
Maurice L. Shevin, Attorney at Law
Sirote & Permutt, P.C.
P. O. Box 55727
Birmingham, AL 35255-5727


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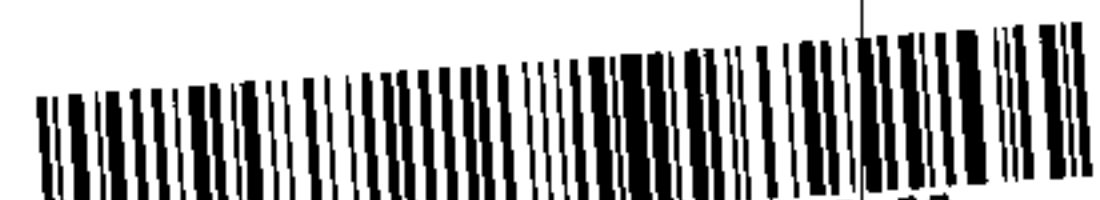

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL # 58//09/05/21/0/000/001.002 DESCRIBED AS:

MAP NUMBER 09 5 00 0 000 CODE1: 00 CODE2: 00

SUB DIVISION1:

MAP BOOK: 00 PAGE: 000

SUB DIVISION2:

MAP BOOK: 00 PAGE: 000

PRIMARY LOT: PRIMARYBLOCK:

SECONDARY LOT: SECONDARYBLOCK

SECTION 1 21 TOWNSHIP1 19S RANGE1 01W

SECTION2 00 TOWNSHIP2 00 RANGE2 00

SECTION3 00 TOWNSHIP3 00 RANGE3 00

SECTION4 00 TOWNSHIP4 RANGE4

LOT DIM1 235.91 LOT DIM2 564.71 ACRES 1.599 SQ FT 69,652.440

**METES AND BOUNDS: BEG 211.87 S OF NW COR NW¼ SW¼; NE235.91 SE20 N343.68
WLY39.27 W135 S564.71 TO POB.**



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20190405000111140 9/10 \$42.00
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Real Estate Sales Validation Form

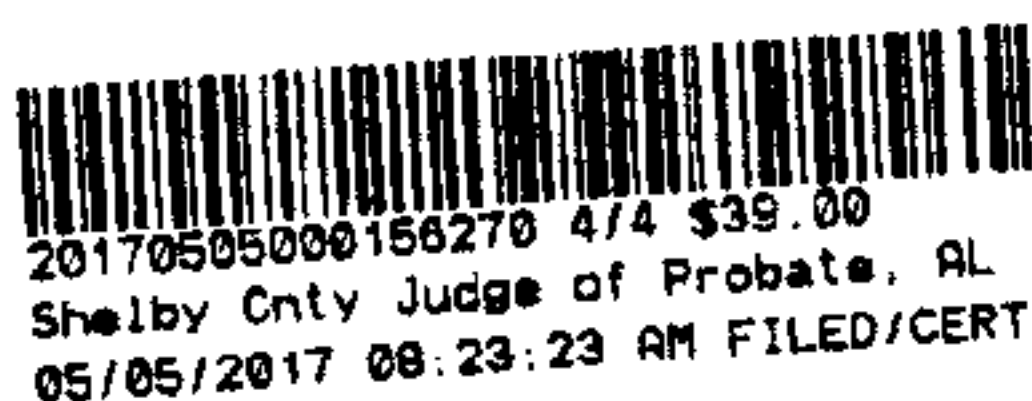
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name: Jason A. Weekley
Mailing Address: 1423 Longbrook Dr. NE
Cullman, AL 35055

Grantee's Name: Sugar Enterprises, L.L.C.
Mailing Address: c/o Sirote & Permutt, P.C.
2311 Highland Ave. S., Suite 500
Birmingham, AL 35205

Property Address: 137 Essex Drive
Sterrett, Alabama 35147

Date of Sale May 2, 2017
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$15,000



The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale ☐ Appraisal
☐ Sales Contract ☒ Other: Property Tax Commissioner Assessment Record - 2017
☐ Closing Statement

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address – provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address – provide the name of the person or persons to whom interest to property is being conveyed.

Property address – the physical address of the property being conveyed, if available.

Date of Sale – the date on which interest to the property was conveyed.

Total purchase price – the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value- if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date: May 2, 2017

☒ Unattested Maurice L. Shevin
(verified by)

Sugar Enterprises, L.L.C.

By:
Name: Joseph S. Bluestein
Title: Attorney
(Grantor/Owner/Agent) circle one

