

VILLAGE OF CHATHAM, ILLINOIS

ORDINANCE NO. 07 - 04

***AN ORDINANCE ANNEXING PRESSLER LAND
TO THE VILLAGE OF CHATHAM, ILLINOIS***

**ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF
CHATHAM, ILLINOIS THIS 27TH DAY OF MARCH, 2007**

Published in pamphlet form by the authority of the President and Board of Trustees of the Village of Chatham, Sangamon County, Illinois, this 27th day of March, 2007.

Ordinance No. 07- 04

AN ORDINANCE ANNEXING PRESSLER LAND
TO THE VILLAGE OF CHATHAM, ILLINOIS

WHEREAS, on March 22, 2007, a Petition for Annexation pursuant to Section 7-1-8 of the Illinois Municipal Code was filed by Troy R. and Nancy A. Pressler with the corporate authorities of the Village of Chatham, Illinois;

WHEREAS, the property sought to be annexed is legally described in Exhibit A attached hereto and as shown in a Plat of Annexation attached to this Ordinance as Exhibit B;

WHEREAS, the Petition for Annexation states that the Petitioners comprises all of the owners of record of the land sought to be annexed and that the Petitioners comprise at least 51% of the electors in said territory.

WHEREAS, the land sought to be annexed includes a no additional highways;

WHEREAS, the Village of Chatham does not provide fire protection or a public library, such that the Trustees of the Chatham Fire Protection District and Chatham Public Library District need not be served with notice;

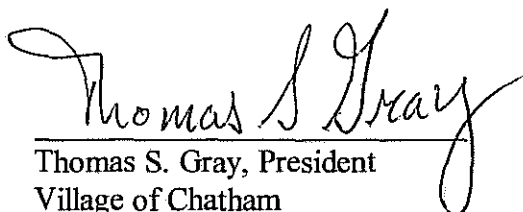
WHEREAS, the corporate authorities of the Village of Chatham find it to be in the best interest of the Village of Chatham to annex the territory.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHATHAM, SANGAMON COUNTY, ILLINOIS, AS FOLLOWS:

SECTION 1: The territory, the legal description of which is attached hereto as Exhibit A, is hereby annexed to the Village of Chatham.

SECTION 2: This Ordinance is effective on its passage and approval as required by law.

SECTION 3: The Village Clerk shall forthwith cause this Ordinance to be recorded with the Recorder of Deeds of Sangamon County and with the County Clerk of Sangamon County, and shall send a copy by registered mail to the post office branch.


Thomas S. Gray, President
Village of Chatham

ATTEST


Pat Schad, Village Clerk

AYES: 4 HEER SCHATTEMAN McGRATH KANAWAGH
NAYS: 0
ABSENT: 2 BOYLE McADAMS

PASSED: 3/27/07
APPROVED: 3/27/07

ORDINANCE CERTIFICATE

STATE OF ILLINOIS)
) SS.
COUNTY OF SANGAMON)


I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Chatham, Sangamon County, Illinois.

I do further certify that the Ordinance attached hereto is a full, true, and exact copy of Ordinance No. 07 *H* adopted by the President and Board of Trustees of said Village on the 27th day of March, 2007, said Ordinance being entitled:

***AN ORDINANCE ANNEXING PRESSLER LAND
TO THE VILLAGE OF CHATHAM, ILLINOIS***

I do further certify that prior to the making of this certificate, the said Ordinance was spread at length upon the permanent records of said Village, where it now appears and remains.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Village this 27th day of March, 2007.


Pat Schad, Village Clerk

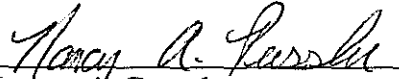
PETITION FOR ANNEXATION

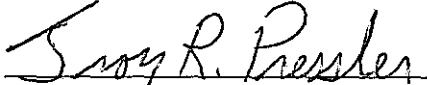
Troy R. and Nancy A. Pressler hereby petition the Village of Chatham, Sangamon County, Illinois, pursuant to Section 7-1-8 of the Illinois Municipal Code, to annex within its corporate limits certain real estate, together with all public roadways contiguous thereto or contained therein, the legal description of which is set forth in Exhibit A hereto, and which is depicted on a Plat of Annexation attached hereto as Exhibit B.

Petitioner hereby states as follows:

1. The above-described territory is contiguous to the Village of Chatham.
2. The above-described territory is not within the corporate limits of any other municipality.
3. Petitioners are the sole owners of record of the property, and are at least 51% of the electors residing therein.
4. The Village of Chatham does not provide fire or library services, such that no notice to any fire protection or library district is required.

WHEREFORE, the undersigned Petitioner hereby requests that the above-described real estate be annexed to the Village of ^{Chatham Em TP} Village, Sangamon County, Illinois, conditional upon and subject to the terms to the above-described annexation agreement.


Nancy A. Pressler


Troy R. Pressler

STATE OF ILLINOIS)
) SS.
COUNTY OF SANGAMON)

VERIFICATION

Troy R. and Nancy A. Pressler being duly sworn on oath, deposes and states that they have reviewed the foregoing Petition for Annexation, and the statements therein made are true and correct.

Troy R. Pressler
Nancy A. Pressler

SUBSCRIBED AND SWORN TO before me

this Sunday of March, 2007.

Yvonne I. Ahrens

Notary Public



Exhibits:

- A. Legal Description
- B. Annexation Plat

RECORDING - RESEARCH

NAME: VILLAGE/CHATHAM
RECEIVED
ADDRESS: 116 E Mainway
CITY/STATE/ZIP: Chatham
PHONE: Recorder's Office 20-3426

ORD. 07-04 \$ 34⁰⁰
ORD. 07-44 \$ 33⁰⁰

STAFF INITIAL: AL DATE: 7/25/07
MARY ANN LAMM, RECORDER

9

3426



* 2 0 0 7 R 2 8 0 3 8 *

2007R28038

07/27/2007 10:15AM

REC FEE: 20.00

REC REST FEE: 4.00

GIS FEE: 9.00

GIS REST FEE: 1.00

TOTAL: \$34.00

PAGES: 9

CHRISTINE

MARY ANN LAMM

SANGAMON COUNTY RECORDER

VILLAGE OF CHATHAM, ILLINOIS



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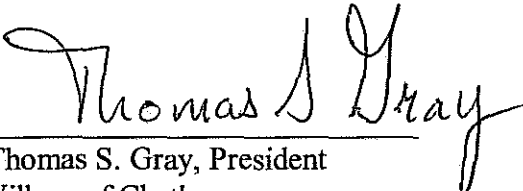
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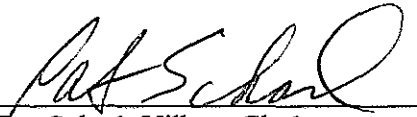
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Village of Chatham

ATTEST


Pat Schad, Village Clerk

AYES: 4 HERR SCHATTEMAN PEKATU KAUPNAGHT
NAYS: 0
ABSENT: 2 BOULK MCADAMS

PASSED: 3-27-07
APPROVED: 3-27-07



RAT SCHAD
836 OXFORD
CHATHAM, IL
62629

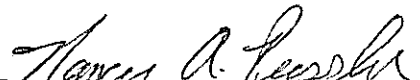
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Troy R. Pressler
Nancy A. Pressler

SUBSCRIBED AND SWORN TO before me

this 2nd day of March, 2007.

Yvonne I. Ahrens

Notary Public



Exhibits:

- A. Legal Description
- B. Annexation Plat

ORDINANCE CERTIFICATE

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COUNTY OF SANGAMON)

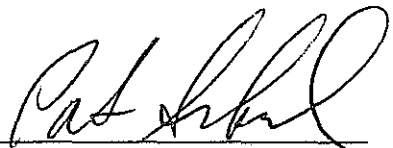
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IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Village this 27th day of March, 2007.



Pat Schad, Village Clerk

REAL ESTATE CONTRACT

THIS AGREEMENT, made and entered into this 29 day of January 2007, by and between R. LARUE REDEFORD, JR. as executor of the R. LaRue Redeford Estate (hereinafter called "Seller") and TROY R. PRESSLER and NANCY A. PRESSLER, husband and wife, (hereinafter, jointly and severally called "Buyer").

WITNESSES that:

1. DESCRIPTION OF PROPERTY. For and in consideration of the terms and provisions hereof and the mutual promises of the parties hereto, Seller agrees to sell and cause to be conveyed to Buyer and Buyer agrees to purchase and take from Seller 15 acres of unimproved real estate situated on Covered Bridge Road in the West Half of the Northwest Quarter of Section 29, Ball Township, Sangamon County, Illinois, identified in the county records for real estate tax purposes as Parcel No. 29-29.0-200-005 (3.44 acres) and Parcel No. 29-29.0-200-006 (11.56 acres) legally described as:

The West 15 acres of the Northeast Quarter of the Northeast Quarter of Section Twenty-nine (29), Township Fourteen (14) North, Range Five (5) West of the Third Principal Meridian situated in the County of Sangamon and State of Illinois.

(hereinafter called the "Property").

2. CONSIDERATION. Buyer agrees to pay, and Seller agrees to accept in full payment for the Property the sum of \$120,000 of which \$5,000 has been paid as earnest money upon the execution of this Contract. The full purchase price subject to adjustments hereinafter expressly provided for shall be paid by Buyer to Seller at the time of closing as hereinafter set forth.

3. EVIDENCE OF TITLE. Seller shall, within 21 days, deliver to Buyer a written commitment for title insurance in the amount of the purchase consideration, disclosing insurable title to the Property in Seller subject only to restrictive covenants of record, easements of record, visible or in place, conveyances or reservations of mineral rights of record, taxes for 2006 and 2007, the open status of the Estate of R. LaRue Redeford, Sangamon County No. 2001-P-257, the standard exceptions in title policies acceptable in the community, and to any liens which may be removed by Seller prior to or at closing, all of which matters shall not be deemed objections to Seller's title. Buyer shall have a reasonable time to cause said title commitment to be examined by an attorney and if any title objections are disclosed thereby, Seller shall have a reasonable time in which to cure same. After closing, Buyer will be responsible for having the title policy issued. The cost of the "Buyer's search" for the title commitment and policy and any special endorsements or riders desired by Buyer or Buyer's lender shall be paid by Buyer. Seller shall pay the costs of "Seller's search" and the premium for the title policy in the amount of the purchase price.

John W. Garrison, Jr.
 Professional Land Surveyor
 1055 Glenway Drive
 Glenarm, IL 62536
 (217) 483-7580

PRESSLER, TROY R. AND NANCY A.
 31 JUDD STREET
 PO BOX 33
 GLENARM, IL 62536

TAX ID: 29-29-200-006

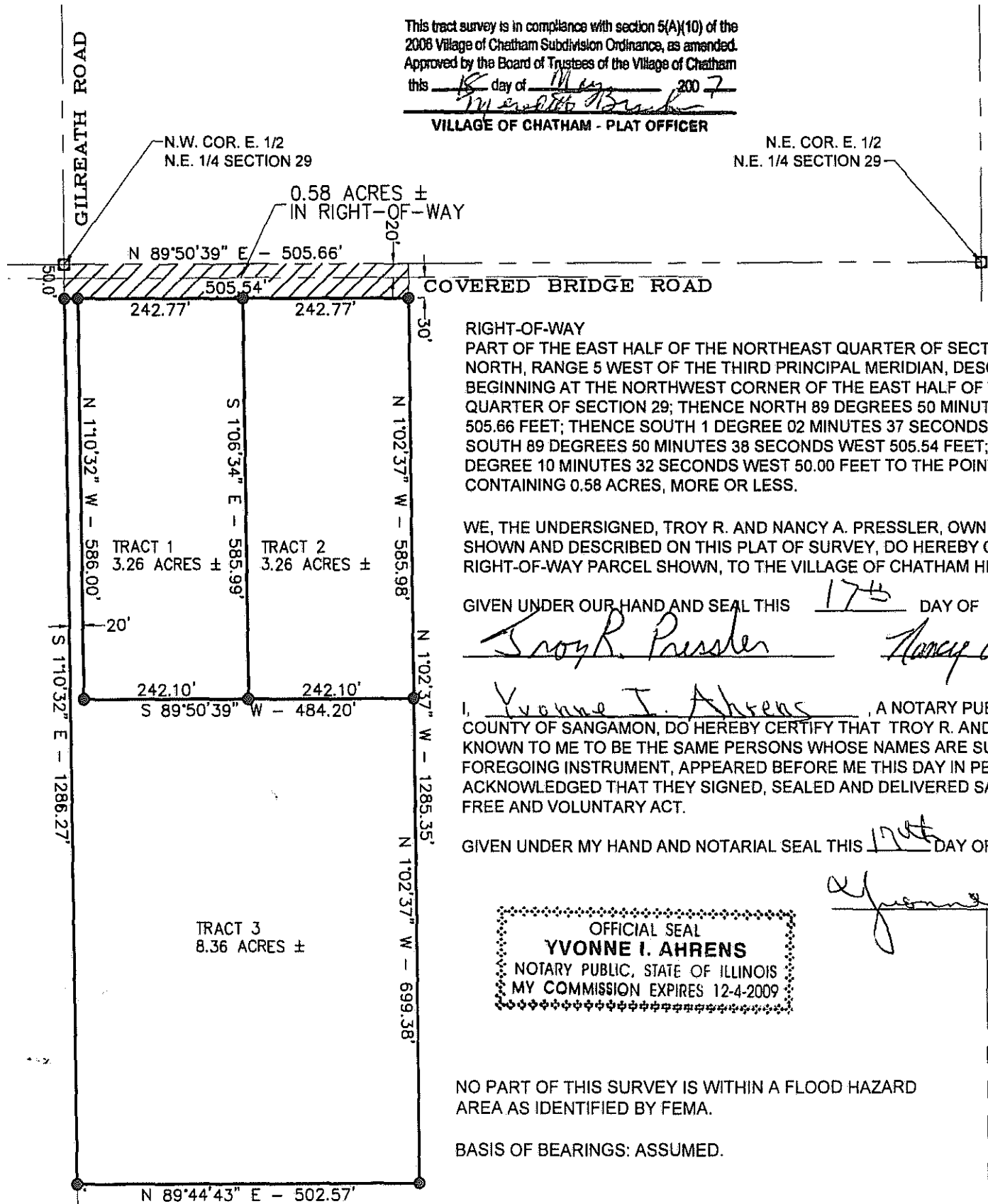
PLAT OF SURVEY

This tract survey is in compliance with section 5(A)(10) of the 2006 Village of Chatham Subdivision Ordinance, as amended. Approved by the Board of Trustees of the Village of Chatham this 15 day of May, 2007

M. Elizabeth Brink
 VILLAGE OF CHATHAM - PLAT OFFICER

N.E. COR. E. 1/2
 N.E. 1/4 SECTION 29

N.W. COR. E. 1/2
 N.E. 1/4 SECTION 29



RIGHT-OF-WAY
 PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP NORTH, RANGE 5 WEST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE EAST HALF OF THE NORTH QUARTER OF SECTION 29; THENCE NORTH 89 DEGREES 50 MINUTES 39 SECONDS 505.66 FEET; THENCE SOUTH 1 DEGREE 02 MINUTES 37 SECONDS EAST 50.00 FEET; THENCE SOUTH 89 DEGREES 50 MINUTES 38 SECONDS WEST 505.54 FEET; THENCE NORTH 1 DEGREE 10 MINUTES 32 SECONDS WEST 50.00 FEET TO THE POINT OF BEGINNING CONTAINING 0.58 ACRES, MORE OR LESS.

WE, THE UNDERSIGNED, TROY R. AND NANCY A. PRESSLER, OWNERS OF THE TRACTS SHOWN AND DESCRIBED ON THIS PLAT OF SURVEY, DO HEREBY CONVEY IN FEE SIMPLE THE RIGHT-OF-WAY PARCEL SHOWN, TO THE VILLAGE OF CHATHAM HIGHWAY DEPARTMENT.

GIVEN UNDER OUR HAND AND SEAL THIS 17th DAY OF May, 2007
Troy R. Pressler *Nancy A. Pressler*

I, Yvonne I. Ahrens, A NOTARY PUBLIC IN AND FOR THE COUNTY OF SANGAMON, DO HEREBY CERTIFY THAT TROY R. AND NANCY A. PRESSLER ARE KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT THEY SIGNED, SEALED AND DELIVERED SAID INSTRUMENT AS A FREE AND VOLUNTARY ACT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 17th DAY OF May, 2007

OFFICIAL SEAL
YVONNE I. AHRENS
 NOTARY PUBLIC, STATE OF ILLINOIS
 MY COMMISSION EXPIRES 12-4-2009

NO PART OF THIS SURVEY IS WITHIN A FLOOD HAZARD AREA AS IDENTIFIED BY FEMA.

BASIS OF BEARINGS: ASSUMED.