

1 HB406
2 204052-2
3 By Representative McCampbell (N & P)
4 RFD: Local Legislation
5 First Read: 05-MAR-20

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9 A BILL
10 TO BE ENTITLED
11 AN ACT
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13 To alter, rearrange, and extend the boundary lines
14 and corporate limits of the City of Demopolis in Marengo
15 County.

16 BE IT ENACTED BY THE LEGISLATURE OF ALABAMA:

17 Section 1. The boundary lines and corporate limits
18 of the City of Demopolis in Marengo County are altered,
19 rearranged, and extended to include within the corporate
20 limits of the city in addition to the lands now included, all
21 of the following territory:

22 Parcel 1

23 A tract or parcel of land lying and being situated
24 in the Southwest Quarter of Section 1, Township 17 North,
25 Range 1 East, Marengo County, Alabama, commencing at the
26 Southwest corner of Section 1, Township 17 North, Range 1
27 East; thence North 89 degrees 04 minutes 49 seconds West

1 420.00 feet to an existing iron pipe marking the Western
2 boundary of the Demopolis Municipal Airport property, thence
3 North 00 degrees 44 minutes 11 seconds East 417.48 feet to an
4 existing iron pipe; thence South 89 degrees 20 minutes 27
5 seconds East 328.33 feet to an existing iron pipe; thence
6 North 45 degrees 27 minutes 22 seconds East 641.20 feet to an
7 existing iron pipe; thence South 47 degrees 01 minutes 55
8 seconds East 67.96 feet to a #5 rebar set with a cap stamped
9 "Garver Eng. CA #445" (typical), said rebar being the Point of
10 Beginning for Parcel B; thence North 37 degrees 15 minutes 37
11 seconds East 898.28 feet to a #5 rebar set; thence South 47
12 degrees 01 minutes 45 seconds East 700.00 feet to a #5 rebar
13 set; thence South 48 degrees 40 minutes 53 seconds West 686.30
14 feet to a #5 rebar set; thence South 29 degrees 57 minutes 31
15 seconds East 18.53 feet to an existing iron pipe; thence South
16 43 degrees 03 minutes 42 seconds West 205.46 feet to an
17 existing iron pipe; thence North 47 degrees 01 minutes 55
18 seconds West 559.71 feet to the Point of Beginning, said
19 parcel containing 12.66 acres more or less.

20 Parcel 2

21 The fee simple title in the West 30 acres in the SE
22 1/4 of NW 1/4 of Section 12, Township 17, North, Range 1 East;
23 also, beginning at a point 417.4 feet north and 94 feet, more
24 or less, west of section corner of Sections 1, 2, 11 and 12,
25 thence north 42 degrees 12' east 678.9 feet, more or less,
26 thence south 47 degrees 48 minutes east 1,000 feet, thence
27 south 42 degrees 12' west 335.6 feet, more or less, thence

1 west along present north property line of Airport 460 feet,
2 thence north 417.4 feet, thence west 511.4 feet to point of
3 beginning in Sections 1 and 2, all in Township 17 North, Range
4 1 East, containing 9.2 acres, more or less; also, S 1/2 of NW
5 1/4 of SW 1/4 of Section 12, Township 17 North, Range 1 East,
6 containing 20 acres, more or less; also W 1/2 of NE 1/4 of SW
7 1/4 of Section 12, Township 17, North, Range 1 East,
8 containing 20 acres, more or less; also, approximately 4 acres
9 in the SW 1/4 of SW 1/4 of Section 1, as follows: Beginning
10 at said section corner run East along section line 420 feet,
11 thence in a northerly direction 420 feet, thence in a westerly
12 direction 420 feet, thence in a southerly direction 420 feet
13 to point of beginning, all in Section 1, Township 17 North,
14 Range 1 East, in Marengo County, Alabama; also, approximately
15 four acres in the SE 1/4 of the SE 1/4 of Section 2, as
16 follows: Beginning at the said section corner run west along
17 section line 420 feet, thence in a northerly direction 420
18 feet, thence in an easterly direction 420 feet, thence in a
19 southerly direction 420 feet to point of beginning, all in
20 Section 2, Township 17 North, Range 1 East, in Marengo County,
21 Alabama. Together with all and singular the tenements,
22 hereditaments, and appurtenances thereunto belonging or in any
23 wise appertaining.

24 Parcel 3

25 73 acres of Fractional Northwest Quarter of Section
26 11; Northeast Quarter of Southwest Quarter and Northeast
27 Quarter of Section 11; Northwest Quarter of Northwest Quarter

1 of Section 12; less and except the cemetery, all in Township
2 17, Range 1 East.

3 Less and except the following owned by the IDB of
4 Demopolis: Commence at the southwest corner of the Northeast
5 Quarter of the Southwest Quarter of said Section 11; thence
6 run north 01 degree 50 minutes west along the west boundary of
7 said Northeast Quarter of Southwest Quarter a distance of 82.6
8 feet to a concrete monument, thence run north 40 degrees, 29
9 minutes east parallel to and 350 feet perpendicular from the
10 centerline of the existing Runway No. 4 of the Demopolis
11 Airport a distance of 3,245.9 feet to a concrete monument;
12 thence run north 51 degrees 55 minutes west a distance of 50.0
13 feet to the point of beginning; continue thence north 51
14 degrees 55 minutes west a distance of 1,558.8 feet to a
15 concrete monument set near the left bank of the Tombigbee
16 River; continue thence north 51 degrees 55 minutes west to the
17 edge of the said Tombigbee River, thence northeastwardly along
18 the southeast edge of said Tombigbee River to the point of
19 intersection of said river and the north boundary of said
20 Section 11, said course follows generally along a meander line
21 described as: from last named concrete monument run north 42
22 degrees 02 minutes east a distance of 301.5 feet to a concrete
23 monument; thence run north 46 degrees 01 minutes east a
24 distance of 377.5 feet to a concrete monument on the north
25 boundary of said section 11; thence run north 89 degrees 05
26 minutes east along the north boundary of said Section 11 a
27 distance of 2,016.5 feet to a point 400 feet perpendicular

1 from the centerline of said Runway No.4, thence run south 40
2 degrees 29 minutes west a distance of 1,945.0 feet to the
3 point of beginning.

4 Less and except a parcel of land lying and being in
5 Section 11, Township 17 North, Range 1 East, Marengo County,
6 Alabama, containing 88.1 acres more or less, and being more
7 particularly described as follows:

8 Commence at the Southwest corner of the Northeast
9 Quarter of the Southwest Quarter of said Section 11; thence
10 run North $01^{\circ}50'$ West along the West boundary of said
11 Northeast Quarter of Southwest Quarter a distance of 82.6 feet
12 to a concrete monument set to mark the Point of Beginning,
13 thence run North $40^{\circ}29'$ East parallel to and 350 feet
14 perpendicular from the centerline of the existing Runway No. 4
15 of the Demopolis Airport a distance of 3,245.9 feet to a
16 concrete monument set 600 feet perpendicular from the
17 centerline of existing Runway No. 13 of the said Demopolis
18 Airport; thence run North $51^{\circ}55'$ West and parallel to said
19 Runway No. 13 a distance of 1,568.8 feet to a concrete
20 monument set on the Southeast boundary of a cemetery; thence
21 run South $38^{\circ}05'$ West a distance of 20.0 feet to a concrete
22 monument set at the Southernmost corner of said cemetery;
23 thence run North $51^{\circ}55'$ West along the Southwest Boundary of
24 said cemetery a distance of 43.2 feet to a concrete monument
25 set near the left bank of the Tombigbee River. Continue
26 thence North $51^{\circ}55'$ West to the said Tombigbee River; thence
27 Southwestwardly along the Southeast edge of said Tombigbee

1 River to the point of intersection of said river and the West
2 boundary of the Southeast Quarter of the Northwest Quarter of
3 Section 11, said course follows generally along a meander line
4 described as: from last named concrete monument run South
5 47°04' West a distance of 515.2 feet; thence run South 41°54'
6 West a distance of 367.2 feet, thence run South 50°42' West a
7 distance of 370.0 feet to a concrete monument found on the
8 said West boundary of the Southeast Quarter of the Northwest
9 Quarter near the left bank of said river; thence run South
10 01°50' East and along the West boundary of said Southeast
11 Quarter of Northwest Quarter and Northeast Quarter of
12 Southwest Quarter a distance of 2,590.2 feet to the Point Of
13 Beginning.

14 Less and except the paved road whether deeded to, or
15 whether an easement was granted to, The Marengo County
16 Commission in that certain Statutory Warranty Deed dated
17 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
18 County, Alabama in Deed Book 2019, at page 2804.

19 Less and except that portion of an Easement (rail)
20 located in the East Half of the Southwest Quarter of Section
21 11, Township 17 North, Range 1 East in Marengo County, Alabama
22 and being more particularly described as follows: As a
23 STARTING POINT, begin at the Southeast corner of said
24 Northeast Quarter of the Southwest Quarter, said point being
25 an 1" iron pipe found; thence run N 88°55'02" W for a distance
26 of 536.57 feet to a 5/8" rebar found; thence run N 88°50'49" W
27 for a distance of 514.82 feet to the POINT OF BEGINNING of the

1 easement herein described, said point being on a curve, said
2 curve having a radius of 559.20 and a delta of 60°32'41";
3 thence with a chord bearing of N 08°52'44" E run along said
4 curve for a chord distance of 563.80 feet (arc distance of
5 590.91 feet) to the South boundary of above referenced Parcel
6 1; thence run S 43°00'49" W along said South boundary for a
7 distance of 185.78 feet to a point on a curve having a delta
8 of 41°26'13" and a radius of 594.08 feet; thence with a chord
9 bearing of S 00°28'13" W run along said curve for a distance
10 of 420.35 feet (arc distance of 429.65 feet) to a point;
11 thence run S 88°50'49" E for a distance of 43.18 feet to a the
12 POINT OF BEGINNING. Said easement containing 0.46 acres, more
13 or less.

14 Parcel 3A

15 A parcel located in the West Half of the Northeast
16 Quarter and the Northeast Quarter of the Southwest Quarter and
17 the Northeast Quarter of the Southwest Quarter and the
18 Southeast Quarter of the Northwest Quarter of Section 11,
19 Township 17 North, Range 1 East in Marengo County, Alabama and
20 being more particularly described as follows:

21 As a STARTING POINT, begin at the Southeast corner
22 of said Northeast Quarter of the Southwest Quarter, said point
23 being an 1" iron pipe found; thence run N 88°55'02" W for a
24 distance of 536.57 feet to a 5/8" rebar found; thence run N
25 88°50'49" W for a distance of 791.75 feet to a point; thence
26 run N 00°40'56" E for a distance of 82.60 feet to a broken
27 concrete monument found; thence continue N 00°40'56" E for a

1 distance of 80.93 feet to the POINT OF BEGINNING of the parcel
2 herein described, said point being a 5/8" capped rebar set;
3 thence run N 43°00'49" E for a distance of 1,141.11 feet to a
4 5/8" capped rebar set; thence run N 47°56'10" E for a distance
5 of 170.33 feet to a 5/8" capped rebar set; thence run N
6 43°02'00" E for a distance of 525.01 feet to a 5/8" capped
7 rebar set; thence run N 38°13'35" E for a distance of 175.70
8 feet to a 5/8" capped rebar set; thence run N 43°01'30" E for
9 a distance of 692.04 feet to a 5/8" capped rebar set; thence
10 run N 43°34'30" E for a distance of 481.74 feet to a 5/8" bent
11 capped rebar found; thence run S 49°18'24" E for a distance of
12 50.13 feet to a 5/8" capped rebar found; thence run S
13 43°01'26" W for a distance of 3,246.53 feet to a 5/8" capped
14 rebar set; thence run N 00°40'56" E for a distance of 80.93
15 feet to the POINT OF BEGINNING of the parcel herein described.
16 Said parcel containing 3.78 acres, more or less.

17 Less and except the paved road whether deeded to, or
18 whether an easement was granted to, The Marengo County
19 Commission in that certain Statutory Warranty Deed dated
20 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
21 County, Alabama in Deed Book 2019, at page 2804.

22 Less and except that portion of an Easement (rail)
23 located in the East Half of the Southwest Quarter of Section
24 11, Township 17 North, Range 1 East in Marengo County, Alabama
25 and being more particularly described as follows: As a
26 STARTING POINT, begin at the Southeast corner of said
27 Northeast Quarter of the Southwest Quarter, said point being

1 an 1" iron pipe found; thence run N 88°55'02" W for a distance
2 of 536.57 feet to a 5/8" rebar found; thence run N 88°50'49" W
3 for a distance of 514.82 feet to the POINT OF BEGINNING of the
4 easement herein described, said point being on a curve, said
5 curve having a radius of 559.20 and a delta of 60°32'41";
6 thence with a chord bearing of N 08°52'44" E run along said
7 curve for a chord distance of 563.80 feet (arc distance of
8 590.91 feet) to the South boundary of above referenced Parcel
9 1; thence run S 43°00'49" W along said South boundary for a
10 distance of 185.78 feet to a point on a curve having a delta
11 of 41°26'13" and a radius of 594.08 feet; thence with a chord
12 bearing of S 00°28'13" W run along said curve for a distance
13 of 420.35 feet (arc distance of 429.65 feet) to a point;
14 thence run S 88°50'49" E for a distance of 43.18 feet to a the
15 POINT OF BEGINNING. Said easement containing 0.46 acres, more
16 or less.

17 Parcel 4

18 Northwest 1/4 of Southeast 1/4 and the North 1/2 of
19 Northeast 1/4 of Southeast 1/4 of Section 11; North 1/2 of
20 Northwest 1/4 of Southwest 1/4 and Southwest 1/4 of Northwest
21 1/4 of Section 12. All of said property being in Township 17,
22 North, Range 1, East.

23 Parcel 5

24 A parcel of land lying and being situated in the
25 Southwest Quarter of Section 11, Township 17 North, Range 1
26 East and being more particularly described as follows:

1 Commencing at an existing 2" iron pipe found marking
2 the Northeast corner of the Southeast Quarter of the Southwest
3 Quarter of Section 11, Township 17 North, Range 1 East; thence
4 North 88 degrees 54 minutes 34 seconds West 536.71 feet to a
5 #5 rebar with a cap stamped "Garver Eng. CA #445" set
6 (typical), for the Northeast corner of said Parcel A, said
7 point being the Point of Beginning; thence South 37 degrees 14
8 minutes 56 seconds West 515.61 feet to a #5 rebar set on the
9 East right of way of an existing railroad; thence along said
10 railroad right of way North 25 degrees 52 minutes 34 seconds
11 West 427.63 feet to a #5 rebar set at the point of curvature
12 of a curve to the right having a radius of 553.69 feet, a
13 chord of North 23 degrees 49 minutes 08 seconds West 38.77
14 feet; thence along said curve an arc distance of 38.78 feet to
15 a #5 rebar set on the North boundary of said Southwest
16 Quarter; thence South 88 degrees 54 minutes 34 seconds East
17 386.15 feet to a concrete monument found marking the center of
18 the North boundary of said Southwest Quarter; thence South 88
19 degrees 54 minutes 34 seconds East 128.32 feet to the point of
20 beginning. Said parcel contains 2.47 acres, more or less.

21 Less and except the paved road whether deeded to, or
22 whether an easement was granted to, The Marengo County
23 Commission in that certain Statutory Warranty Deed dated
24 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
25 County, Alabama in Deed Book 2019, at page 2804.

26 Parcel 5A

1 A parcel of land lying and being situated in the
2 Southwest Quarter of Section 11, Township 17 North, Range 1
3 East and being more particularly described as follows:

4 Commencing at an existing 2" iron pipe marking the
5 Northeast corner of the Southeast Quarter of the Southwest
6 Quarter of Section 11, Township 17 North, Range 1 East; thence
7 North 88 degrees 54 minutes 34 seconds West 1095.26 feet to a
8 #5 rebar with a cap stamped "Garver Eng. CA #445" (typical),
9 for the Northeast corner of said parcel A-1, said point being
10 on the West right of way of an existing railroad and the point
11 of curvature of a curve to the left having a radius of 593.69
12 feet, a chord of South 23 degrees 49 minutes 08 seconds East
13 58.77 feet, said point being the Point of Beginning; thence
14 along said curve an arc distance of 58.79 feet to a #5 rebar
15 set at the point of tangency of said curve; thence continue
16 along said railroad right of way South 25 degrees 52 minutes
17 34 seconds East 415.50 feet to a #5 rebar set marking the
18 Southeast corner of said Parcel A-1; thence leaving said
19 railroad right of way North 47 degrees 02 minutes 26 seconds
20 West 670.95 feet to a #5 rebar set; thence North 42 degrees 13
21 minutes 20 seconds East 81.16 feet to an existing concrete
22 monument marking the East boundary line of said Gulf States
23 Paper Corporation property; thence South 01 degrees 21 minutes
24 42 seconds West 85.32 feet to a #5 rebar set marking the
25 Northwest corner of said Southeast Quarter of Southwest
26 Quarter; thence along the North boundary of said Southwest
27 Quarter South 88 degrees 54 minutes 34 seconds East 233.48

1 feet to the Point of Beginning. Said parcel contains 1.31
2 acres, more or less.

3 Less and except the paved road whether deeded to, or
4 whether an easement was granted to, The Marengo County
5 Commission in that certain Statutory Warranty Deed dated
6 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
7 County, Alabama in Deed Book 2019, at page 2804.

8 Parcel 6

9 Part of the Southeast Quarter of the Southwest
10 Quarter of Section 11, Township 17 North, Range 1 East,
11 Marengo County, Alabama, containing 0.18 acres, more or less,
12 and being more particularly described as follows:

13 Commence at the NW corner of the Southeast Quarter
14 of the Southwest Quarter of Section 11, Township 17 North,
15 Range 1 East, Marengo County, Alabama; thence S89°03'20"E
16 along the North Boundary of said quarter-quarter a distance of
17 269.00 feet; thence S00°56'40"W a distance of 264.45 feet to
18 the Point of Beginning; thence S47°11'35"E a distance of
19 239.84 feet; thence S26°01'20"E a distance of 15.38 feet;
20 thence N58°30'24"W on a curve to the right, having a delta
21 angle of 65°09'55" and a radius of 150.00 feet, a chord
22 distance of 161.55 feet; thence N25°55'27"W a distance of
23 101.79 feet to the Point of Beginning.

24 Less and except the paved road whether deeded to, or
25 whether an easement was granted to, The Marengo County
26 Commission in that certain Statutory Warranty Deed dated

1 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
2 County, Alabama in Deed Book 2019, at page 2804.

3 Parcel 6A

4 Part of the Southeast Quarter of the Southwest
5 Quarter of Section 11, Township 17 North, Range 1 East,
6 Marengo County, Alabama, containing 1.82 acres, more or less,
7 and being more particularly described as follows:

8 Commence at the NW corner of the Southeast Quarter
9 of the Southwest Quarter of Section 11, Township 17 North,
10 Range 1 East, Marengo County, Alabama; thence S89°03'20"E
11 along the North Boundary of said quarter-quarter a distance of
12 487.82 feet; thence S00°54'18"W a distance of 415.93 feet to
13 the Point of Beginning; thence N37°11'38"E a distance of
14 113.43 feet; thence N83°45'52"E a distance of 500.32 feet;
15 thence S73°59'54"E on a curve to the right, having a delta
16 angle of 44°28'28" and a radius of 300.00 feet, a chord
17 distance of 227.06 feet; thence S01°22'08"W a distance of
18 152.82 feet; thence N60°21'16"W on a curve to the left, having
19 a delta angle of 71°45'45" and a radius of 200.00 feet a chord
20 distance of 234.44 feet; thence S83°45'52"W a distance of
21 542.35 feet; thence S00°08'27"W a distance of 63.53 feet;
22 thence N25°55'27"W a distance of 85.78 feet to the Point of
23 Beginning.

24 Less and except the paved road whether deeded to, or
25 whether an easement was granted to, The Marengo County
26 Commission in that certain Statutory Warranty Deed dated

1 12/05/19 and recorded 12/12/19 in the Probate Office, Marengo
2 County, Alabama in Deed Book 2019, at page 2804.

3 Section 2. This act shall not extend the police
4 jurisdiction of the City of Demopolis.

5 Section 3. In accordance with Section 11-42-6(b) of
6 the Code of Alabama 1975, a map showing what territory is
7 proposed to be annexed to the City of Demopolis is on file in
8 the office of the Judge of Probate in Marengo County, Alabama,
9 and the map is open to the inspection of the public.

10 Section 4. This act shall become effective on the
11 first day of the third month following its passage and
12 approval by the Governor, or its otherwise becoming law.