



# Huntsville, Alabama

305 Fountain Circle  
Huntsville, AL 35801

## Cover Memo

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**Meeting Type:** City Council Regular Meeting **Meeting Date:** 4/23/2026

**File ID:** TMP-6853

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**Department:** Legal

**Subject:**

**Type of Action:** Approval/Action

Ordinance authorizing the vacation of a Utility and Drainage Easement at 13904 Chimney Rock Circle.  
(McAnally)

Ordinance No.

**Finance Information:**

**Account Number:** NA

**City Cost Amount:** NA

**Total Cost:** NA

**Special Circumstances:**

**Grant Funded:** NA

**Grant Title - CFDA or granting Agency:** NA

**Resolution #:** NA

**Location: (list below)**

**Address:** 13904 Chimney Rock Circle

**District:** District 1  District 2  District 3  District 4  District 5

**Additional Comments:**

**ORDINANCE NO. 26-\_\_\_\_\_**

**BE IT ORDAINED** by the City Council of the City of Huntsville, Alabama, as follows:

**Section 1.** The City Council of the City of Huntsville, Alabama, finds that an application has been presented to the City of Huntsville requesting the vacation of a portion of a utility and drainage easement; that the applicants have represented to the City of Huntsville that **Mark S. McAnally and Deborah A. McAnally, Trustees, or their successors in interest, of the McAnally Family Living Trust dated January 28, 2021**, are the owners of the property across which said easement lies; that said easement, or the portion being vacated, is not presently used and is no longer needed for a public or municipal purpose.

**Section 2.** Pursuant to the findings in Section 1 hereinabove, the Mayor of the City of Huntsville, Alabama, is hereby authorized, requested and directed to execute a quitclaim deed vacating the easement hereinafter described, said deed being substantially in words and figures as follows, to-wit:

STATE OF ALABAMA )  
COUNTY OF MADISON )

**QUITCLAIM DEED**

THIS INDENTURE made and entered into on this the 23<sup>rd</sup> day of April, 2026, by and between **CITY OF HUNTSVILLE, an Alabama municipal corporation**, herein referred to as "Grantor," and **MARK S. McANALLY and DEBORAH A. McANALLY, Trustees, or their successors in interest, of the McANALLY FAMILY LIVING TRUST dated January 28, 2021, and any amendments thereto**, herein referred to as "Grantees."

**WITNESSETH:**

That the Grantor, for and in consideration of the sum of Ten and No/100ths (\$10.00) to it cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, has this day remised, released, quitclaimed and conveyed to the Grantees, all of the Grantor's right, title, interest, and claim in or to the following described real estate lying and being in the City of Huntsville, County of Madison, State of Alabama, to-wit:

ALL THAT PART OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 1 EAST, MADISON COUNTY, ALABAMA AND BEING A PART OF LOT 7, BLOCK 2 OF CHIMNEY SPRINGS THIRD ADDITION AS RECORDED IN PLAT BOOK 11, PAGE 92 IN THE PROBATE RECORDS OF MADISON COUNTY, ALABAMA MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 7, BLOCK 2 OF SAID CHIMNEY SPRINGS THIRD ADDITION, THENCE SOUTH 36 DEGREES 03 MINUTES 05 SECONDS EAST 11.51 FEET TO A POINT; THENCE NORTH 83 DEGREES 38 MINUTES 34 SECONDS EAST 5.76 FEET TO THE POINT OF BEGINNING.

THENCE FROM THE POINT OF BEGINNING, NORTH 83 DEGREES 38 MINUTES 34 SECONDS EAST 110.83 FEET TO A POINT; THENCE SOUTH 19 DEGREES 34 MINUTES 03 SECONDS EAST 5.14 FEET TO A POINT; THENCE SOUTH 83 DEGREES 38 MINUTES 34 SECONDS WEST 109.16 FEET TO A POINT; THENCE NORTH 36 DEGREES 03 MINUTES 05 SECONDS WEST 5.76 FEET TO THE POINT OF BEGINNING, CONTAINING 0.01 ACRES (550.00 SQ. FT.), MORE OR LESS.

NO TITLE OPINION REQUESTED, NONE RENDERED.

TO HAVE AND TO HOLD the real estate above described, together with all and singular the rights, tenements, privileges and improvements thereunto belonging or appertaining, unto the said Grantees, their heirs and assigns.

IN WITNESS WHEREOF, the City of Huntsville, Alabama, has caused this instrument to be executed on the date above written for and on its behalf by its Mayor, Tommy Battle, and attested by its City Clerk, Shaundrika Edwards, who is duly authorized hereunto by a Resolution unanimously adopted by the City of Huntsville on the 23<sup>rd</sup> day of April, 2026.

CITY OF HUNTSVILLE, ALABAMA, an  
Alabama municipal corporation

By: \_\_\_\_\_  
Tommy Battle, Mayor

ATTEST:

By: \_\_\_\_\_  
Shaundrika Edwards  
City Clerk

STATE OF ALABAMA )

COUNTY OF MADISON )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tommy Battle and Shaundrika Edwards, whose names as Mayor and City Clerk, respectively, of The City of Huntsville, Alabama, a municipal corporation are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal, this 23<sup>rd</sup> day of April, 2026.

\_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_

This Instrument Prepared by:  
Michael E. Brodowski  
Brodowski, McCurry, Miller & Hoekenschnieder  
415A Church Street NW, Suite 200  
Huntsville, AL 35801  
(256) 534-4571

h:\mcanally, mark & debbie\vacate u&d\leasehold deed - vacate portion u&d.docx (db)

**ADOPTED** this the 23rd day of April, 2026.

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President of the City Council  
of the City of Huntsville, Alabama

**APPROVED** this the 23rd day of April, 2026.

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Mayor of the City of  
Huntsville, Alabama