



JOSEPH E. ROSS
ATTORNEY AT LAW

ROSS & TEEL, LLP
200 West 4th Street
P.O. Box 905
Russellville, Kentucky 42276
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ELIZABETH TEEL
ATTORNEY AT LAW

March 18, 2026

Office of the Secretary of State
Capitol Annex, Land Office
702 Capital Avenue, Suite T21-B
Frankfort, KY 40601

RE: City of Russellville Annexation

Pursuant to KRS 81A.470, please find enclosed the City Clerk's certification of ordinance, the ordinance, plat, and surveyor's certified description. Additionally, the electronic file will be submitted by Surveyor, Jeff Harris.

If there is anything else required, please contact me by phone or email:
elizabethteel.law@gmail.com.

Respectfully,

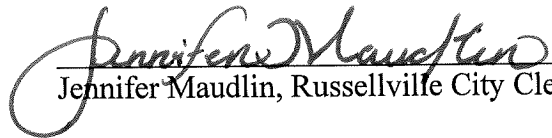

Elizabeth Teel
Attorney at Law

RECEIVED AND FILED
DATE March 25th
2026
MICHAEL G. ADAMS
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY James Phillips

CERTIFICATION

I certify that I am the duly qualified City Clerk of the City of Russellville, Kentucky, and the following Ordinance No. 2026-02 is a true, correct and complete copy duly adopted by the City Council of Russellville, Kentucky at a duly convened meeting held on 3rd day of March, 2026, with an effective date of March 3, 2026, all as appears in the official records of the City of Russellville, Kentucky.

WITNESS, my hand and Seal of the City of Russellville this 3rd day
of March, 2026.


Jennifer Maudlin, Russellville City Clerk



**CITY OF RUSSELLVILLE, KENTUCKY
ORDINANCE NO. 2026-02**

**AN ORDINANCE ANNEXING INTO THE CITY OF RUSSELLVILLE, KENTUCKY
CERTAIN REAL PROPERTY OWNED BY ROLLING HILLS GC, LLC, BEING A
PORTION OF THE ROLLING HILLS GOLF COURSE AND
CONTAINING APPROXIMATELY 84.891 ACRES**

WHEREAS, the Rolling Hills GC, LLC is the owner (hereinafter “the Property Owner”) of certain real property known as the “Rolling Hills Golf Course” which contains approximately 84.891 acres that is not currently within the city limits boundaries of the City of Russellville and is more particularly described in the legal description of surveyor, Jeff Harris, attached hereto and labeled as Exhibit A; and

WHEREAS, the Property Owner has requested and consented to the annexation of said property by and into the City of Russellville, Kentucky, as demonstrated and ratified by the Consent to Annexation attached hereto and labeled as Exhibit B; and

WHEREAS, the City Council, on behalf of the City of Russellville, deem said annexation as beneficial to the City, its citizens, and that all legal requirements have been met in order to proceed with said annexation;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL IN AND FOR THE CITY OF RUSSELLVILLE, KENTUCKY AS FOLLOWS:

- (1) The Consent to Annexation attached hereto as Exhibit B meets all legal requirements set forth in KRS 81A.412 and is hereby accepted and agreed to by the City of Russellville.
- (2) The 84.891 acres, more particularly described in Exhibit A attached hereto, being a portion of the property known as Rolling Hills Golf Course, is hereby annexed by and into the City of Russellville, Kentucky.
- (3) The zoning classification for the annexed property shall be B-3 Highway Commercial as is

set forth in the zoning map attached hereto and labeled as Exhibit C.

(4) In the event any provision of this Ordinance is invalid for any reason, such invalidity shall not affect any other provisions.

(5) This Ordinance shall become effective upon its passage and publication according to law.

FIRST READING conducted on the 17th day of February, 2026.

SECOND READING conducted and **PASSAGE** on the 3rd day of March, 2026.

APPROVED BY:


Mark Stratton
Mayor

ATTEST:


Jennifer Maudlin
City Clerk

At a meeting of the City Council of the City of Russellville, Kentucky, held on March 3, 2026, the foregoing ordinance was adopted, after full discussion, by the following vote:

AYES:

NAYS:

ABSENT:

ABSTAINING:

Jimmy Davenport

Pat Bell

Sandra Kinser

Larry Wilcutt

Diane Walker

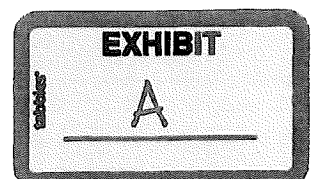
Rich Ewald

JANUARY 12, 2026

ANNEXATION BOUNDARY
84.891 TOTAL ACRES
PINE DRIVE, RUSSELLVILLE, KY

UNLESS STATED OTHERWISE, ANY MONUMENT REFERRED TO HEREIN AS A "SET IRON PIN" IS A 5/8" DIAMETER STEEL REINFORCING BAR, EIGHTEEN INCHES IN LENGTH WITH A PLASTIC CAP STAMPED "J.L. HARRIS -P.L.S. 3148". ALL BEARINGS STATED HEREIN ARE REFERRED TO A G.P.S. OBSERVATION DATED JANUARY 07, 2026.

BEGINNING AT A FOUND 4"x 4" CONCRETE MONUMENT, CORNER TO SEARS (DEED BOOK 457 PAGE 746), CORNER TO RODGERS (DEED BOOK 346 PAGE 048 TRACT I), SAID FOUND MONUMENT LOCATED APPROXIMATELY N 74° E 3,680 FEET FROM THE CENTERLINE INTERSECTION OF PINE DRIVE AND U.S. 431 (NASHVILLE STREET) AND HAVING KENTUCKY SINGLE ZONE COORDINATES OF N 3459078.58, E: 4593337.78; THENCE WITH THE LINE OF RODGERS N 81°24'36" E 849.97 FEET TO A FOUND WOODEN POST WITH A SET WITNESS IRON PIN AT ITS BASE; THENCE TURNING LEFT N 10°54'50" W 1171.77 FEET TO A FOUND WOODEN POST WITH A FOUND WITNESS IRON PIN (#3148) AT ITS BASE, CORNER TO H&H SHEET METAL FABRICATORS (DEED BOOK 461 PAGE 128 TRACT A); THENCE WITH THE LINE OF H&H SHEET METAL N 10°08'56" W 622.72 FEET TO A FOUND 24 INCH DIAMETER CEDAR TREE WITH A FOUND WITNESS IRON PIN (#3148) AT ITS BASE; THENCE TURNING LEFT S 78°52'52" W 1874.41 FEET TO A FOUND WOODEN POST WITH A FOUND WITNESS IRON PIN (#3148) AT ITS BASE; THENCE N 79°20'51" W 175.57 FEET TO A SET IRON PIN IN THE EAST LIMIT OF THE CITY OF RUSSELLVILLE (SEE ORDINANCE 84-17 DATED NOVEMBER 29, 1984), SAID SET IRON PIN HAVING KENTUCKY SINGLE ZONE COORDINATES OF N: 3460640.07, E: 4591834.87; THENCE TURNING LEFT WITH THE EAST LINE OF THE CITY OF RUSSELLVILLE LIMIT S 17°34'48" E 886.26 FEET TO A SET IRON PIN HAVING KENTUCKY SINGLE ZONE COORDINATES OF N: 3459795.19, E: 4592102.55; THENCE S 16°07'25" W 1070.41 FEET TO A SET IRON PIN IN THE LINE OF SEARS HAVING KENTUCKY SINGLE ZONE COORDINATES OF N: 3458766.89, E: 4591805.29; THENCE TURNING LEFT LEAVING THE EAST LINE OF THE CITY OF RUSSELLVILLE LIMIT WITH THE LINE OF SEARS N 80°20'26" E 646.37 FEET TO A SET IRON PIN; THENCE N 77°12'38" E 918.06 FEET TO THE POINT OF BEGINNING. DESCRIBED PARCEL CONTAINING 84.891 ACRES AS SHOWN BY SURVEY PERFORMED BY JEFFREY L. HARRIS, P.L.S. #3148 WITH BENCHMARK LAND SURVEYING, DATED JANUARY 07, 2026. BEING ALL OF PARCEL 2 TRACT 4, ALL OF PARCEL 2 TRACT 5 AND A PORTION OF PARCEL 2 TRACT 2 OF THE PROPERTY CONVEYED TO ROLLING HILLS GC, LLC BY DEED BOOK 495 PAGE 020 AS FOUND IN THE RECORDS OF THE LOGAN COUNTY CLERK, RUSSELLVILLE KENTUCKY.



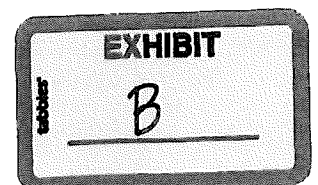
CONSENT TO ANNEXATION

THIS CONSENT TO ANNEXATION is hereby submitted this 6 day of February, 2026, by Rolling Hills GC LLC, a Kentucky Limited Liability Company, whose address is 601 Fairway Street, Bowling Green, KY 42103 (hereinafter referred to as "the Property Owner") unto the City of Russellville, Kentucky;

WHEREAS, the Property Owner has requested that its property be annexed into the City of Russellville, Ky, and the Property Owner desires to ratify its Consent to this annexation in writing;

NOW, THEREFORE, the Property Owner agrees and certifies as follows:

1. The Property Owner hereby requests and consents to the annexation of its Property into the City of Russellville, Kentucky pursuant to KRS 81A.412.
2. The Property Owner hereby releases the City of Russellville, and its respective agents, officers, employees and representatives, from any and all claims arising out of or related in any way to the annexation and zoning of the Property.
3. The property is more particularly described on the attached Exhibit "A" and being all of Parcel 2 Tract 4, all of Parcel 2 Tract 5 and a portion of Parcel 2 Tract 2 of the property described in the Deed of record in the Office of the Logan County Court Clerk in Deed Book 495, page 20.
4. This Consent to Annexation shall be perpetual and shall run with the Property, and it shall be binding upon the Property Owner, and its successors and assigns.
5. The Property Owner requests and consents to the proposed zoning classification of Highway Commercial, B-3 for this property.

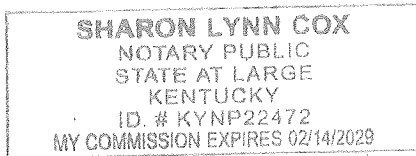


Rolling Hills GC LLC

BY: [Signature]
JEFF WHITE, MEMBER

STATE OF KENTUCKY
COUNTY OF Logan

Subscribed and sworn to before me by Jeff White as a duly authorized Member of Rolling Hills GC, LLC, a Kentucky limited liability company, to be the duly authorized act and deed of said company this 6 day of February, 2026.



[Signature]
NOTARY PUBLIC

My commission expires 2-14-29
ID Number: 23472

This Instrument Prepared By:

/s/ Elizabeth Teel

Elizabeth Teel
Attorney at Law
200 West 4th Street
P. O. Box 905
Russellville, KY 42276
Telephone: 270-726-7800

EXHIBIT A

ANNEXATION BOUNDARY
84.891 TOTAL ACRES
PINE DRIVE, RUSSELLVILLE, KY

UNLESS STATED OTHERWISE, ANY MONUMENT REFERRED TO HEREIN AS A "SET IRON PIN" IS A 5/8" DIAMETER STEEL REINFORCING BAR, EIGHTEEN INCHES IN LENGTH WITH A PLASTIC CAP STAMPED "J.L. HARRIS -P.L.S. 3148". ALL BEARINGS STATED HEREIN ARE REFERRED TO A G.P.S. OBSERVATION DATED JANUARY 07, 2026.

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EXHIBIT
C

LEGAL PUBLICATION OF ORDINANCE IN SUMMARY
CITY OF RUSSELLVILLE, KENTUCKY
ORDINANCE NO. 2026-02

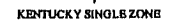
**AN ORDINANCE ANNEXING INTO THE CITY OF RUSSELLVILLE, KENTUCKY
CERTAIN REAL PROPERTY OWNED BY ROLLING HILLS GC, LLC, BEING A
PORTION OF THE ROLLING HILLS GOLF COURSE AND
CONTAINING APPROXIMATELY 84.891 ACRES**

In accordance with KRS 83A.060(9), the undersigned, a licensed, practicing attorney in the Commonwealth of Kentucky, summarizes this Ordinance as follows:

- 1) This Ordinance annexes into the city limits of Russellville, Kentucky certain property containing approximately 84.891 acres, owned by Rolling Hills GC, LLC, and being a portion of the property known as the "Rolling Hills Golf Course." The zoning classification for said property shall be B-3 Highway Commercial.
- 2) The full text of this Ordinance is available for copying and inspection at the office Jennifer Maudlin, Russellville City Clerk, 168 South Main Street, Russellville, during normal business hours.
- 3) The City Council of Russellville, Kentucky enacted this Ordinance after a first reading conducted on the 17th day of February, 2026, and a second reading and passage on the 3rd day of March, 2026.

CERTIFICATION OF COUNSEL: The undersigned attorney hereby certifies that the foregoing is an accurate summary of City of Russellville Ordinance No. 2026-02.

Elizabeth Teel, Esq.
Attorney for the City of Russellville
200 W. 4th Street
P. O. Box 905
Russellville, Kentucky 42276
Telephone: (270) 726-7800

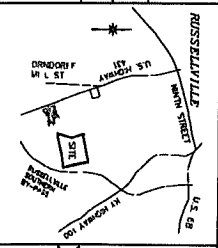
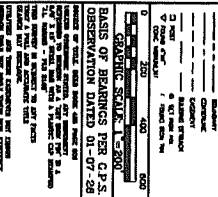
**LOGAN COUNTY**

LOGAN COUNTY.

LOGAN COUNTY

RUSSELLVILLE BYPASS

STATE-VERMONT
ATTORNEY & ACCOUNTANT
31-48
JAMES E. HARRIS
VERMONT LAND SURVEYOR
OFFICE REGISTRATION NO 3148
LAND SURVEYOR

[illegible]

ANNEXATION BOUNDARY
84.891 ACRES
1600 PINE DRIVE
RUSSELLVILLE, KY

OWNER: ROLLING HILLS CC, LLC
400 PARKWAY STREET
BIRMINGHAM, GEORGIA 30606
CLIENT: ZEPHYRUS AND SWEET SPARK
400 PARKWAY STREET
BIRMINGHAM, GEORGIA 30606

LAND SURVEYING
301 BENTONVILLE ROAD
BIRMINGHAM, ALABAMA 35209
TEL: 205-988-1111
FAX: 205-988-1112
WWW.ALMANORLANDSURVEY.COM

BENCHMARK

LAND SURVEYING

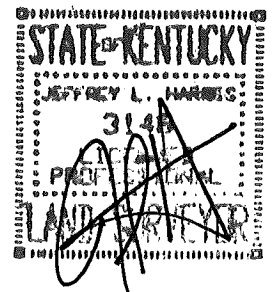
JANUARY 12, 2026

ANNEXATION BOUNDARY
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PINE DRIVE, RUSSELLVILLE, KY

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361 HOPKINSVILLE ROAD
RUSSELLVILLE, KENTUCKY 42276
TEL: (270) 726-4884
FAX: (270) 726-4885



OVERSIZE MAP INCLUDED WITH
SUBMISSION.

To research the map, contact the
Office of Secretary of State
or the County Clerk.