

Lawyers Title Insurance Corporation

Title Guarantee Division

Binder #

8886

JUDGMENT AND TAX LIEN AFFIDAVIT

STATE OF ALABAMA
JEFFERSON COUNTY

Before me, the undersigned, personally appeared

James T. Powers

who, after first being duly sworn, deposes and says the following:

My name is James T. Powers19770520000049180 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/20/1977 12:00:00 AM FILED/CERT

and I am over the age of 21 years, and a resident citizen of Birmingham, Jefferson County, Alabama. I have entered into a contract to (X) sell () purchase the following described property:

Begin at the NW corner of Lot 21 of Chelsea Estates, First Addition, located in the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 35, Township 19 South, Range 1 West, Shelby County, Alabama; thence Southerly along the West line of said lot 155.0 feet to the SW corner thereof, thence 26 deg. 27 ' 30" right along the West line of Lots 18 and 17, 242.28 feet to the SW corner of Lot 17; thence 18 deg. 08' right along the West line of Lot 16, 125.0 feet to the SW corner thereof; thence 145 Deg. 44' right northeasterly 484.15 feet to the South boundary of Liberty Road; thence 87 deg. 43' right along the chord of a curve being subtended by a central angle of 16 deg. 05' and having a radius of 393.18 feet, a distance of 110.0 feet to the point of beginning.

Situating in Shelby County, Alabama.

After entering into the aforesaid Contract, Lawyers Title Insurance Corporation issued a title insurance binder requiring proof that I am not the same person against whom judgments and/or tax liens are of record as shown in said title binder.

I have always been known as James T. Powers and have never been known by any other name. I do not have any unpaid obligations except current bills, neither have I received any notice of any suit or judgments having been filed against me. I am definitely not the same person against whom said judgments and/or tax liens are of record, and specifically the following:

Judgment in favor of: State of Alabama (Sales Tax) Department of Revenue
against: James Powers, P.O. Box 58, Pelham, Alabama 35124
recorded in the Probate Office of Shelby County, Alabama in Judgment Book L, on page 83.

It has been called to my attention that when we purchased the above land the deed showed as the grantee, "James F. Powers and wife Linda N. Powers". (said deed being recorded in Deed Book 293, page 232). This was simply a typographical error, as my full name is James Thomas Powers, and the deed should have correctly showed "Thomas T. Powers and wife, Linda N. Powers" as I am one and the same as the grantee mentioned in said deed.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1977 MAY 20 AM 11:09

Thomas A. Swannick, Jr.
JUDGE OF PROBATE

Luc 1.50
Ind 1.00
\$ 2.50

(Continue on reverse side if necessary)

This affidavit is given for the purpose of inducing Peter H. Herda and wife to purchase said land and said property against any such judgments and tax liens which may affect the title to the aforesaid property, and for clearing said land in order that FmHA will make loan on subject land to said Peter H. Herda and wife.

James T. Powers
(Affiant)

STATE OF ALABAMA
JEFFERSON COUNTYSworn to and subscribed before me, this
the 20th day of May, 1977

NOTARY PUBLIC