

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

This instrument was prepared by
Hub Harrington
22 Inverness Center Parkway, Suite 160
Birmingham, AL 35242

Inst # 2000-34891

VERIFIED CLAIM OF LIEN

Corey Plumbing Company, Inc. by and through David Corey, its President, who has personal knowledge of the facts set forth herein, files this statement in writing, verified by his oath. Corey Plumbing Company, Inc. claims a lien upon certain real property located at 4539 High Court Circle, Greystone and situated in Hoover, Shelby County, Alabama, more particularly described as follows, to-wit:

See Attached Exhibit "A"

This lien is claimed, separately and severally, as to the land, buildings and improvements thereon to the extent of the entire lot or parcel which is contained within a city or town. If said land is not within a city or town, this lien is claimed, separately and severally, as to the buildings and improvements located on the above-described real property according and contiguous thereto.

This lien is claimed on the above mentioned land, buildings and improvements to secure the indebtedness owed by Alex D. Baker and wife, Suzy Maccabe Baker in the amount of FORTY FOUR THOUSAND NINE HUNDRED SIXTY SIX AND 08/100 (\$44,966.00), said sum being due and owing after all credits have been given, from the 1st day of September, 2000, and which sum, plus interest thereon and attorney's fees, is presently due and unpaid.

This sum of money is due and owing for materials supplied by Corey Plumbing Company, Inc., said labor and materials being used for the construction of the buildings and improvements on the above-described real property.

10/04/2000-34891
09:57 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 CJ1 17.00

The owners and proprietors of the above-described real property are Alex D. Baker and Suzy Maccabe Baker.

COREY PLUMBING COMPANY, INC.

David Corey
By: DAVID COREY
Its: President

STATE OF ALABAMA)
 :
SHELBY COUNTY)

Before me, the undersigned, a Notary Public, in and for the County of Jefferson, State of Alabama, personally appeared David Corey, who, being duly sworn, deposes and says as follows: That he has personal knowledge of the facts set forth in the foregoing statement of lien and that the same are true and correct to the best of his knowledge, information and belief.

David Corey
David Corey

Sworn to and Subscribed before me on this 13th day of September, 2000.

Wynette L. Cleveland
Notary Public
My Commission Expires: 3/23/04

NOTARIAL SEAL]

This instrument was prepared by:
Clayton T. Sweeney, Esquire
2700 Highway 280 East
Suite 2002
Birmingham, AL 35222

Send Tax Notice to:
ALEX O. BAKER
SUZY MACCARRI BAKER
1900 INTERNATIONAL PARK 5-103
BIRMINGHAM AL 35243

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of TWO HUNDRED THIRTY-THREE THOUSAND (\$233,000.00) and other good and valuable consideration, paid to the undersigned grantor, WILLIAM J. ACTON CONSTRUCTION, INC., an Alabama corporation, in hand paid by Grantee named herein, the receipt of which is hereby acknowledged, the said WILLIAM J. ACTON CONSTRUCTION, INC., as Alabama corporation (hereinafter referred to as "Grantor") does by these presents, grant, bargain, sell and convey unto ALEX O. BAKER and SUZY MACCARRI BAKER, (hereinafter referred to as "Grantee"), as joint tenants with rights of survivorship, the following described real estate (the "property"), situated in SHELBY County, Alabama, to-wit:

Lots 8 and 9, according to the Survey of Graystone, 4th Section, Phase II, as recorded in Map Book 31, Page 37, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

together with the nonexclusive easement to use the private roadways, Common Areas and Hugh Denial Drive, all as more particularly described in the Graystone Residential Declaration of Covenants, Conditions and Restrictions dated November 6, 1990 and recorded in Real 317 Page 260 in the Probate Office of Shelby County, Alabama and all amendments thereto.

The above property is conveyed subject to:

1. Ad Valorem taxes due and payable October 1, 1997, and all subsequent years thereafter.
2. Fire district dues and library district assessments for the current year and all subsequent years thereafter.
3. Mining and mineral rights not owned by Grantor.
4. All applicable zoning ordinances.
5. The easements, restrictions, reservations, covenants, agreements and all other terms and provisions of the Graystone Residential Declaration of Covenants, Conditions and Restrictions dated November 6, 1990, and recorded in Real 317, Page 260 in the Probate Office of Shelby County, Alabama, as amended, (which together with all amendments thereto is hereinafter collectively referred to as the "Declaration".)
6. Any Dwelling built on the Property shall contain not less than 3,000.00 square feet of living space, as defined in the Declaration, for a single-story house; or 3,800 square feet of living space, as defined in the Declaration, for multi-story homes.
7. Subject to the provisions of Sections 6.04(c), 6.04(d), and 6.05 of the Declaration, the Property shall be subject to the following minimum setbacks:
(i) Front Setback: 30 feet
(ii) Rear Setback: 30 feet
(iii) Side Setbacks: 15 feet
The foregoing setbacks shall be measured from the property lines of the Property
8. All easements, restrictions, reservations, agreements, rights-of-way, building setback lines and any other matters of record.

Grantee, by acceptance of this deed, acknowledges, covenants, and agrees for itself, and its heirs, successors and assigns, that:

- 1) Grantor shall not be liable for and Grantee hereby waives and releases Grantor, its officers, agents, employees, directors shareholders, partners, mortgagees and their respective successors and assigns from any liability of any nature on account of loss, damage or injuries to buildings, structures, improvements, personal property or to Grantee or any owner, occupants or other person who enters upon any portion of the Property as a result of any past, present or future soil, surface and/or subsurface conditions, known or unknown (including, without limitation, sinkholes, underground mines, tunnels and limestone formations and deposits) under or upon the Property or any property surrounding, adjacent to or in close proximity with the Property which may be owned by Grantor;

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01/31/1997-03177
08:29 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
BY #1 251.00

Inst # 1997-03177

Inst # 2000-34891

10/04/2000-34891
09:57 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
17.00
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