

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

STATE OF ALABAMA)

COUNTY OF SHELBY)

✓ This instrument was prepared by
Rachel J. Moore
2125 Morris Avenue
Birmingham, AL 35203

2 0 0 1 0 2 / 4 1 5 6

VERIFIED CLAIM OF LIEN

Mazer's Discount Home Centers, Inc., a corporation qualified under the laws of the State of Alabama, by and through Michael Mazer, who has personal knowledge of the facts herein set forth, files this statement in writing, verified by his oath. Mazer's Discount Home Centers, Inc. claims a lien upon certain real property located at Lot 7 according to the Survey of Phase I, Bent River Estates, as recorded in Map Book 176, Page 15, in the Probate Office of Jefferson County, Alabama and Map Book 17, Page 135, in the Probate Office of Shelby County, Alabama, and 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, plus one (1) acre of land surrounding and contiguous thereto.

This lien is claimed on the above-mentioned land, buildings and improvements to secure the indebtedness owed by Powerstructures, Inc. in the amount of \$973.44, said sum being due and owing after all credits have been given from the 17th day of August, 2000, and which sum, plus

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SHELBY COUNTY JUDGE OF PROBATE
005 HNB 23.00

Inst # 2001-04820

attorney's fees and interest thereon, is presently due and unpaid.

This sum of money is due and owing for materials supplied by Mazer's Discount Home Centers, Inc., said materials being used for the construction of the buildings and improvements on the above-described real property.

The present owners or proprietors of the above-described real property are Alice Marie Morrison and Randy V. Morrison pursuant to a warranty deed from Powerstructures, Inc. dated October 15, 2000, which was recorded October 20, 2000. The mortgage holder is Wells Fargo Home Mortgage.

Mazer's Discount Home Centers, Inc.

By: Michael Mazer
Its: VP

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

Before me, the undersigned, a Notary Public, in and for the County of Jefferson, State of Alabama, personally appeared, Michael Mazer, 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.

Michael Mazer
Michael Mazer

Sworn to and Subscribed before me on this the ____ day of February, 2001.

Shirley Dugan
Notary Public
My Commission Expires: 9/24/04

EXHIBIT A

80866

This instrument was prepared by:

Shelly Moss
Shelly Moss, L.L.C.
300 Union Hill Drive, Suite 200
Birmingham, Alabama 35209

Send tax notice to:

Alice Marie Morrison
1527 Bent River Circle
Birmingham, Alabama 35216

(200013 / 6364)

WARRANTY DEED

Inst # 200013649

10/20/2000 08:16 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CJ1 30.00

STATE OF ALABAMA)

JEFFERSON COUNTY)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS

That in consideration of One Hundred Seventy-nine Thousand and 00/100 Dollars (\$179,000.00) to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged,

Powerstructures, Inc.

(hereinafter referred to as "Grantor") does grant, bargain, sell and convey unto

Alice Marie Morrison

(hereinafter referred to as "Grantee") the following described real estate situated in Jefferson and Shelby County, Alabama to-wit:

Lot 7, according to the Survey of Phase I, Bent River Estates, as recorded in Map Book 176, Page 15, in the Probate Office of Jefferson County, Alabama and Map Book 17, Page 135, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

\$140,050.00 of the proceeds come from a mortgage recorded simultaneously herewith.

- Subject to:
- (1) 2000 ad valorem taxes not yet due and payable;
 - (2) all mineral and mining rights not owned by the Grantor; and
 - (3) all easements, rights-of-way, restrictions, covenants and encumbrances of record.

TO HAVE AND TO HOLD unto Grantee, her heirs and assigns, forever.

And Grantor does for itself and for its successors and assigns covenant with Grantee, her heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to Grantee, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set its seal by its authorized representative, this 15th day of October, 2000.

POWERSTRUCTURES, INC.

BY: William Powers (Seal)

William Powers
ITS President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that William Powers as President of Powerstructures, Inc. whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance and with full authority as such President, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of October, 2000.



Notary Public: Shelly B. Moss
My Commission Expires 11-5-01

At the time of recording, this instrument was found to be inadequate for the best photographic reproduction.

PLEASE RETURN TO:
Cecily Moss, L.L.C.
1 Union Hill Drive, Suite 200
Birmingham, AL 35209

State of Alabama - Jefferson County
I certify this instrument filed on:
2001 FEB 09 P.M. 14:12

Recorded and \$		Mtg. Tax
and \$	14.50	Deed Tax and Fee Amt.
\$		Total \$ 14.50

MICHAEL F. BOLIN, Judge of Probate

200102/4156

STATE OF ALABAMA - JEFFERSON COUNTY
I hereby certify that the foregoing is a true and correct copy of the instrument as recorded in the Public Records of this County.
Michael F. Bolin
Judge of Probate
- No Tax Collected -

Inst # 2001-04820

02/09/2001-04820

03:06 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

005 HMB 23.00