

STATE OF ALABAMA

)

This instrument was prepared by

:

Hub Harrington

COUNTY OF SHELBY

)

2637 Valleydale Road, Suite 100

Birmingham, AL 35244

### 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 Eagle Valley Lane, and situated in Shelby County, Alabama, more particularly described as follows, to-wit:

[SEE ATTACHED EXHIBIT "A" 2001-54128  
10:25 AM CERTIFIED

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 Ever-Ridge Builders, Inc., in the amount of FOUR THOUSAND FOUR HUNDRED TWO DOLLARS AND 50/100 (\$4,402.50), said sum being due and owing after all credits have been given, from the 19<sup>th</sup> day of August, 2001, and which sum, plus interest thereon and attorney's fees, is presently due and unpaid.

This sum of money is due and owing for labor and 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.

11/05/2001-47735  
02:55 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 14.00

Inst # 2001-47735

Inst # 2001-54128

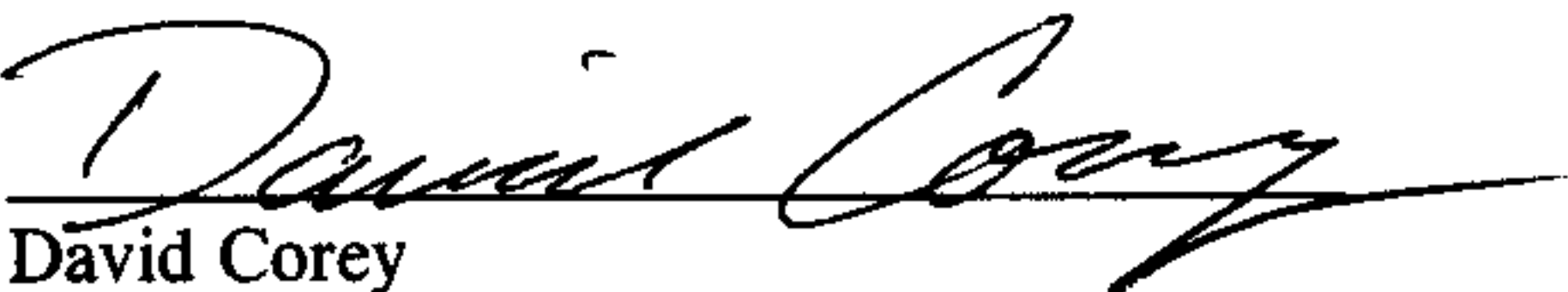
The owners and proprietors of the above-described real property are Richard A. Cotty and Angelique M. Cotty, as successors in interest to Ever-Ridge Builders, Inc.

COREY PLUMBING COMPANY, INC.


  
By: DAVID COREY  
Its: President

STATE OF ALABAMA     )  
                                     :  
SHELBY COUNTY         )

Before me, the undersigned, a Notary Public, in and for the County of Shelby, 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

Sworn to and Subscribed before me on this 17<sup>TH</sup> day of October, 2001.

  
Notary Public  
My Commission Expires: 7-10-05

[NOTARIAL SEAL]

Inst # 2001-47735

11/05/2001-47735  
02:55 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 14.00

**CORPORATION FORM WARRANTY DEED,  
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

This instrument was prepared by:  
**B. CHRISTOPHER BATTLES**  
3150 HIGHWAY 52 WEST  
PELHAM, AL. 35124

Send tax notice to:  
Richard A. Cotty and Angelique M. Cotty  
9004 Eagle Valley Lane  
Birmingham, Alabama 35242

**STATE OF ALABAMA  
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of Three hundred fifteen thousand and no/100 (\$315,000.00) to the undersigned grantor Ever-Ridge Builders, Inc., a corporation, in hand paid by the grantee herein, the receipt where is acknowledged, I or we, Ever-Ridge Builders, Inc. (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Richard A. Cotty and Angelique M. Cotty (herein referred to as grantee, as joint tenants of survivorship whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1616, according to the Survey of Eagle Point - 16<sup>th</sup> Sector, as recorded in Map Book 27, Page 92, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted

Subject to existing easements, restrictions, set-back lines, right of way, limitations, if any of record.

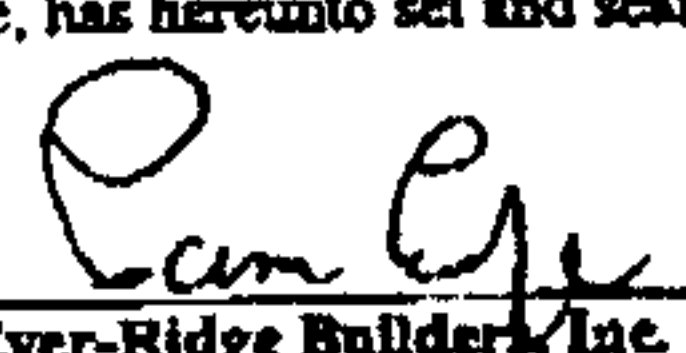
\$275,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, the said grantor, Ever-Ridge Builders, Inc. by Pam Everidge, its Vice-President, who is authorized to execute this conveyance, has hereunto set and seal(s) this 1<sup>st</sup> day of August, 2001.

Witness

  
Ever-Ridge Builders, Inc.  
By: Pam Everidge  
Its: Vice-President

**STATE OF ALABAMA  
COUNTY OF SHELBY**

I, B. CHRISTOPHER BATTLES, a Notary Public in and for said County, in said State, hereby certify that Pam Everidge, whose name as Vice-President of Ever-Ridge Builders, Inc., a corporation 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 this conveyance, he/she, as such officer and with full authority executed the same voluntarily for and as act of said corporation.

Given under my hand and official seal, this 1<sup>st</sup> day of August, 2001.

  
Notary Public  
My Commission Expires: 02-25-05

Inst # 2001-54128 • 2001-33417

12/11/2001-54128  
10:25 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

08/08/2001-33417  
12:22 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE