

IN THE CIRCUIT COURT
OF SHELBY COUNTY, ALABAMA

20091015000390450 1/2 \$14.00
Shelby Cnty Judge of Probate, AL
10/15/2009 03:10:36 PM FILED/CERT

DAN BAILEY

Plaintiff

v

CASE NO: CV 2008-900860

THE FOLLOWING DESCRIBED REAL
PROPERTY LOCATED AND SITUATED IN
SHELBY COUNTY, ALABAMA:
GENTLE FOREST LOT 11, ACCORDING
TO THE SURVEY OF GENTLE FOREST
AS RECORDED IN MAP BOOK 6, PAGE
63, AS RECORDED IN THE PROBATE
OFFICE OF SHELBY COUNTY,
ALABAMA;

C & C ENTERPRISES;

and

TO ANY UNKNOWN PERSONS
CLAIMING TITLE TO, INTEREST IN
OR LIEN OR ENCUMBRANCE ON THE
HEREINABOVE DESCRIBED REAL
PROPERTY OR ANY PART THEREOF;
AND ANY AND ALL MINORS OR
INCOMPETENT PERSONS

Defendants

RECEIVED AND FILED
MARY H. HARRIS

OCT 07 2009

CIRCUIT & DISTRICT
COURT CLERK
SHELBY CO

FINAL JUDGMENT

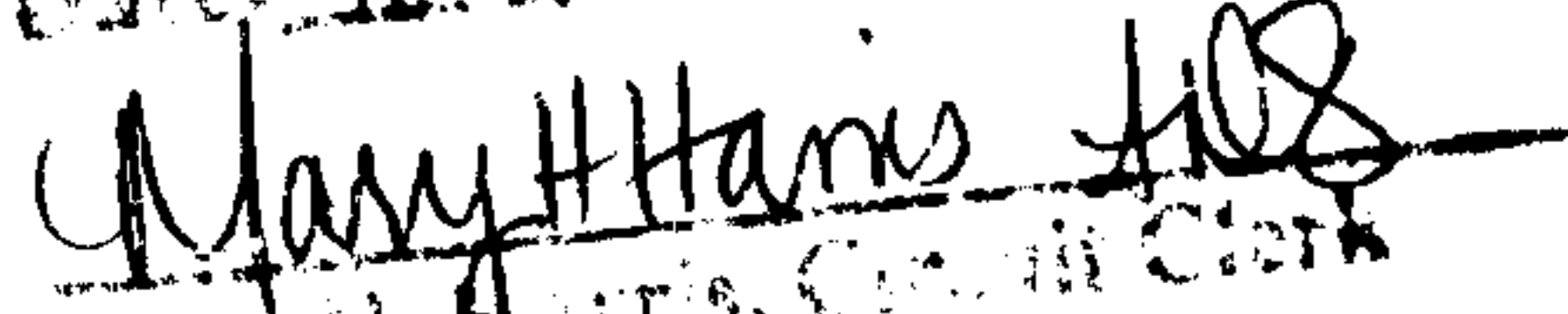
This cause came to be heard on the Motion for Summary Judgment filed by the Plaintiff seeking to quiet title in the following property located and situated in Shelby County, Alabama: Gentle Forest Lot 11, according to the Survey of Gentle Forest as Recorded in Map Book 6, Page 63, as Recorded in the Probate Office of Shelby County, Alabama (the "Property"). There are no genuine issues of material fact. Plaintiff is entitled to the entry of a judgment as a matter of law. It is therefore ORDERED, ADJUDGED and DECREED as follows:

1. C&C Enterprises was served with the Summons and Complaint on February 3, 2009, by personal service on Martin Costa. C&C Enterprises has failed to file any appearance in this action. C&C Enterprises has no right, title, interest or claim in and to the Property or any part thereof. C&C Enterprises has no right to redeem said real property from the Plaintiff.
2. Plaintiff is entitled to the relief requested in the verified complaint and the fee simple title claimed by Plaintiff in and to the above-described real property has been duly proven to the satisfaction of the Court.
3. Plaintiff is the fee simple owner of the hereinabove described real property, free of all liens and encumbrances and his title thereto shall be and is hereby established, and all doubts and disputes concerning the title to said real property be and are hereby cleared up. Title to said real property is hereby quieted in Plaintiff.
4. The Guardian Ad Litem, Jeffrey B. Pino, is entitled to and is hereby awarded a Guardian Ad Litem's fee in the amount of \$500.00 for services rendered by him in this case as the Guardian Ad Litem for any and all unknown persons and/or their heirs, devisees and distributees, respectively, if deceased, and any minors or incompetent persons, claiming title to, interest in or lien against the hereinabove described real property or any part thereof.
5. The Guardian Ad Litem fee shall be paid directly to Jeffrey B. Pino.
6. A certified copy of this Final Judgment shall be recorded in the Office of the Judge of Probate of Shelby County, Alabama, and it shall be indexed in the name of Dan Bailey, on both the direct real index and the indirect real index of the records thereof in the Office of the Judge of Probate of Shelby County, Alabama.
7. The court costs incurred in this case are hereby assessed and taxed against the Plaintiff.

DONE and ORDERED this 26th day of August, 2009.


Hub Harrington
Circuit Judge

cc: Jeffrey L. Ingram, Esq.
Jeffrey B. Pino, Esq.

Certified a true and correct copy
Date 10-15-09

Mary Harris, Circuit Clerk
Shelby County, Alabama