


THIS INSTRUMENT PREPARED BY
AND PLEASE RETURN TO:
McDOWELL FAULK & McDOWELL, LLC
Attorneys at Law
145 West Main St.
Prattville, AL. 36067


20150511000154150 1/6 \$29.00
Shelby Cnty Judge of Probate, AL
05/11/2015 10:20:13 AM FILED/CERT

STATEMENT OF LIEN

STATE OF ALABAMA
COUNTY OF SHELBY

COPELAND SECURITY GROUP, INC. files this statement in writing, verified by the oath of Justin Copeland, its Agent, who has personal knowledge of the facts herein set forth:

That said COPELAND SECURITY GROUP, INC. claims a lien upon the following property, situated in Autauga County, Alabama, to-wit:

Property Address: 5265 U.S. Hwy. 280, Birmingham, AL. 35242
Property Description: (See attached document)

The lien is claimed, separately and severally, as to both the buildings and improvements thereon, and the said land.

That said lien is claimed to secure an indebtedness of \$19,266.00, with interest from January 14, 2015 for Fire Alarm System Installation.

The name of the owner or proprietor of the said property is GS II BROOK HIGHLAND LLC and/or SPROUTS FARMERS MARKET.

COPELAND SECURITY GROUP, INC.

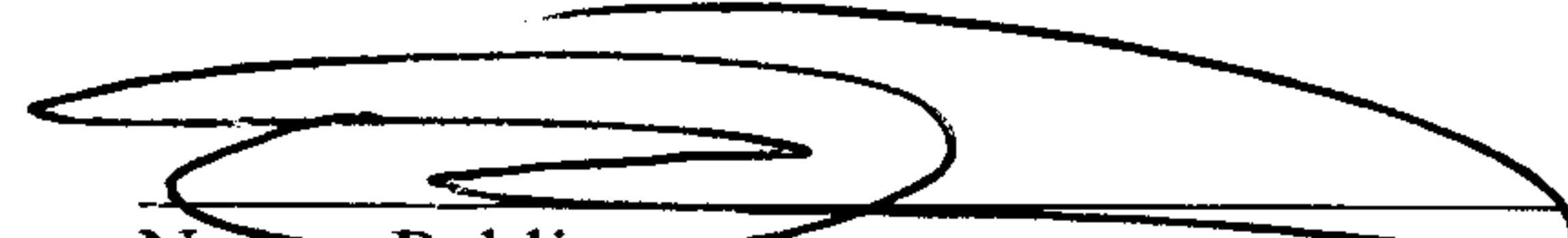

Justin Copeland, Agent/Secretary

STATE OF ALABAMA
COUNTY OF AUTAUGA

Before me, the undersigned notary public, in and for the said county and state, personally appeared Justin Copeland, as Agent for Copeland Security Group, Inc., and being duly sworn doth depose and say 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 and belief.


Justin Copeland, Agent/Secretary

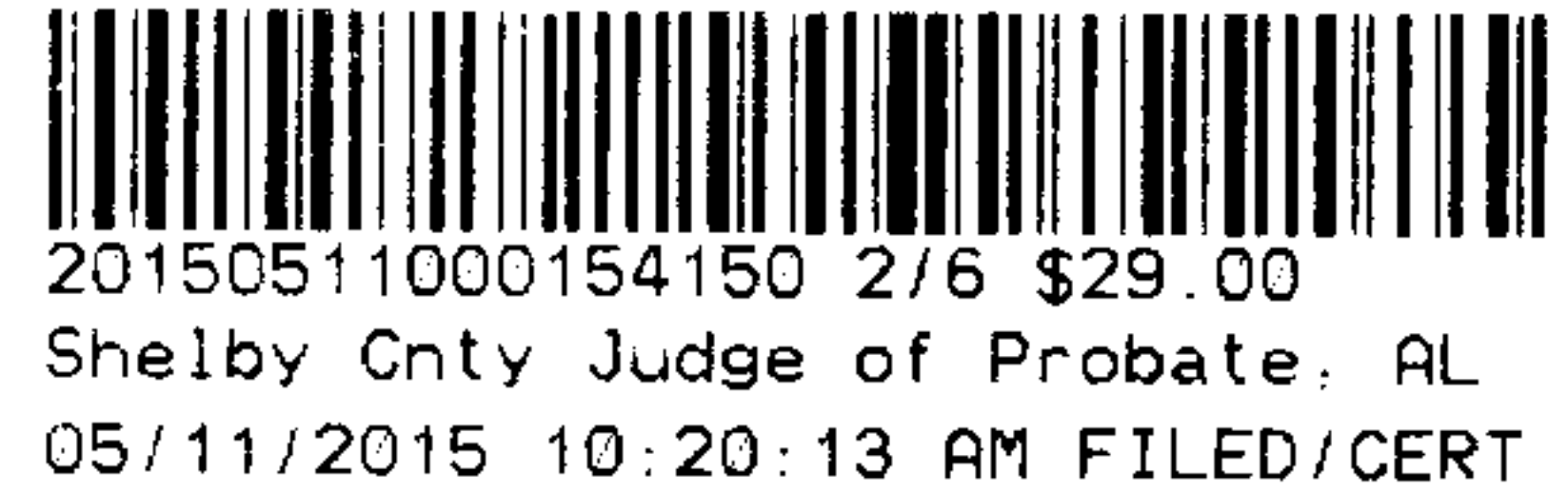
Subscribed and sworn to before me this the 6th day of May, 2015, by said affiant.


Notary Public

My Commission Expires: 05/19/2017
(Seal)

NOTICE TO OWNER (UNPAID BALANCE) LIEN

TO: GS II BROOK HIGHLAND LLC
3300 Enterprise Parkway
Beachwood, Ohio 44122



and/or

SPROUTS FARMERS MARKET
11811 No. Tatum Blvd., Suite 2400
Phoenix, Arizona 85028

RE: MATERIALMAN'S LIEN

JOB NAME: Sprouts Farmers Market, 5265 U. S. 280 W., Birmingham, AL. 35242

CONTRACTOR: FULCRUM CONSTRUCTION LLC

SUB-CONTRACTOR: COPELAND SECURITY GROUP, INC.

This is to notify you, as owner(s) of the construction lenders for the improvements and property known as 5265 U.S. 280 W., BIRMINGHAM, ALABAMA 35242, said property being the site of construction and improvements by the above general contractor FULCRUM CONSTRUCTION LLC AND COLTIN ELECTRICAL SERVICES, LLC subcontractor that COPELAND SECURITY GROUP, INC. 113 Medical Center Dr., Prattville, AL. 36066, claims a lien on such buildings, improvements and lands, and on an amount after all just credits, of Nineteen Thousand, Two Hundred, Sixty-Six Dollars and 00/100 (\$19,266.00).

The above amount is owing from COLTIN ELECTRICAL SERVICES, LLC for Fire Alarm System Installation in connection with the construction and improvements.

We request your immediate attention to full satisfaction of the amount due and payable to us as stated above.

COPELAND SECURITY GROUP, INC.
113 Medical Center Dr.
Prattville, AL. 36066


Justin Copeland, Agent/Secretary



**Fidelity National Title Insurance Company
of New York**

EXHIBIT A
(page 1 of 3)

20150511000154150 3/6 \$29.00
Shelby Cnty Judge of Probate, AL
05/11/2015 10:20:13 AM FILED/CERT

EXHIBIT "A" (PHASE 1)

The Land referred to in this Commitment is described as follows:

PARCEL 1

LOTS 1, 1A, 2, 2A, ACCORDING TO THE BROOK HIGHLAND PLAZA RESURVEY, AS RECORD IN MAP BOOK 18M PAGE 99 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

TOGETHER WITH ALL FO THE BENEFICIAL RIGHTS AND INTERESTS IN THE EASEMENT UNDER THE FOLLOWING INSTRUMENTS:

1). DECLARATION OF EASEMENTS AND RESTRICTIONS CONVENATS (BROOK HIGHLAND DEVELOPMENT-1.35 ACRES OUT PARCEL) BY AMSOUTH BANK N.A. AS ANCILLARY TRUSTEE FOR NBNC NATIONAL BANK OF NORTH CAROLINA, AS TRUSTEE FOR THE PUBLIC EMPLOYEES RETIREMENT SYSTEM OF OHIO, DATED AUGUST 29, 1990, AND RECORDED IN REAL 307, PAGE 985, IN SAID PROBATE OFFICE.

2). EASEMENT AGREEMENT DATED OCTOBER 12, 1993, BY AN BETWEEN AMSOUTH BANK N.A. AS ANCILLARY TRUSTEE FOR NATIONS BANK OF NORTH CAROLINA, N.A. AS TRUSTEE FOR THE PUBLIC EMPLOYEES RETIREMENT SYSTEM OF OHIO, AND BROOK HIGHLAND LIMITED PARTNERSHIP, A GEORGIA LIMITED PARTNERSHIP RECORDED AS INSTRUMENT # 1993-32515 IN SAID PROBATE OFFICE.

PARCEL 2

ALL BENEFICIAL RIGHTS IN EASEMENTS GRANTED TO DEVELOPERS DIVERSIFIED OF ALABAMA CORP., BY THE EASEMENT AGREEMENT DATED DECEMBER 30, 1994, BY AND BETWEEN BROOK HIGHLAND LIMITED PARTNERSHIP AND DEVELOPERS DIVERSIFIED OF ALABAMA, AS RECORDED AS INSTRUMENT NO. 1994-37773 IN PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

ALL BEING SITUATED IN SHELBY COUNTY, ALABAMA.

THENCE RUN NORTH 64° 18' 36" WEST A DISTANCE OF 37.79 FEET TO A POINT;
THENCE RUN NORTH 73° 31' 00" WEST A DISTANCE OF 110.98 FEET TO A POINT;
THENCE RUN NORTH 56° 07' 21" WEST A DISTANCE OF 73.40 FEET TO A POINT;
LOCATED ON THE TO A POINT LOCATED ON THE EASTERLY RIGHT OF WAY
LINE OF BROOK-HIGHLAND PARKWAY (RIGHT OF WAY VARIES);
THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY
LINE OF BROOK HIGHLAND PARKWAY NORTH 16° 29' 00" EAST A DISTANCE OF
206.74 FEET TO A POINT;
THENCE RUN ALONG THE COINCIDENT WITH THE EASTERLY RIGHT OF WAY
LINE FO BROOK HIGHLAND PARKWAY NORTH 73° 31' 00" WEST A DISTANCE OF
12.00 FEET TO A POINT; THENCE RUN ALONG AND COINCIDENT WITH THE
EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY, ALONG



20150511000154150 4/6 \$29.00
Shelby Cnty Judge of Probate, AL
05/11/2015 10:20:13 AM FILED/CERT



**Fidelity National Title Insurance Company
of New York**

EXHIBIT "A" (Phase II)
(page 2 of 3)

The Land referred to in this Commitment is described as follows:

**ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN SECTION 31 ,
TOWNSHIP 18 SOUTH RANGE 1 WEST, SHELBY COUNTY, ALABAMA BEING
MORE PARTICULARLY DESCRIBED AS FOLLOWS;**

**BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER
OF SECTION 31, TOWNSHIP 18 SOUTH, RANGE 1 WEST, SHELBY COUNTY,
ALABAMA BEING SOUTH 89° 31' 51" WEST A DISTANCE OF 848.96 FEET FROM
THE NORTHEAST CORNER OF LOT 1, BROOK HIGHLAND PLAZA RESURVEY
(MAP BOOK 18, PAGE 99);**

**THENCE RUN SOUTH 89°31'51" WEST A DISTANCE OF 50.00 FEET TO A POINT.
THENCE RUN SOUTH 00°38'38" EAST A DISTANCE OF 300.00 FEET TO A POINT;
THENCE RUN NORTH 89° 37' 51" EAST A DISTANCE OF 20.00 FEET TO A POINT;
THENCE RUN SOUTH 01° 36' 53" EAST A DISTANCE OF 295.07 FEET TO A POINT;
THENCE RUN SOUTH 89°31'51" WEST A DISTANCE OF 225.00 FEET TO A POINT;
THENCE RUN SOUTH 00°38'38" EAST A DISTANCE OF 145.41 FEET TO A POINT;
THENCE RUN SOUTH 88°24'44" WEST A DISTANCE OF 150.94 FEET TO A POINT;
THENCE RUN ALONG THE ARC OF A CURVE AN ARC DISTANCE OF 325.14 FEET
(SAID CURVE HAVING A RADIUS OF 910.27 FEET A CHORD BEARING OF NORTH
81°24'44" WEST A CHORD DISTANCE OF 323.42 FEET) TO A POINT;
THENCE RUN NORTH 71°10'44" WEST A DISTANCE OF 90.62 FEET TO A POINT;
THENCE RUN NORTH 64° 18' 36" WEST A DISTANCE OF 37.79 FEET TO A POINT;
THENCE RUN NORTH 73°31'00" WEST A DISTANCE OF 110.98 FEET TO A POINT;
THENCE RUN NORTH 56 °07'21" WEST A DISTANCE OF 73.40 FEET TO A POINT;
LOCATED ON THE TO A POINT LOCATED ON THE EASTERLY RIGHT OF WAY
LINE OF BROOK-HIGHLAND PARKWAY (RIGHT OF WAY VARIES);
THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY
LINE OF BROOK HIGHLAND PARKWAY NORTH 16°29'00" EAST A DISTANCE OF
206.74 FEET TO A POINT;
THENCE RUN ALONG THE COINCIDENT WITH THE EASTERLY RIGHT OF WAY
LINE FO BROOK HIGHLAND PARKWAY NORTH 73°31'00" WEST A DISTANCE OF
12.00 FEET TO A POINT; THENCE RUN ALONG AND COINCIDENT WITH THE
EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY, ALONG**

EXHIBIT "A"
(page 3 of 3)

20150511000154150 5/6 \$29.00
Shelby Cnty Judge of Probate: AL
05/11/2015 10:20:13 AM FILED/CERT



**Fidelity National Title Insurance Company
of New York**

THE ARC OF A CURVE AN ARC DISTANCE OF 254.68 FEET (SAID CURVE HAVING A RADIUS OF 310.47 FEET, A CHORD BEARING OF NORTH 39°59'00" EAST, AND A CHORD DISTANCE OF 247.60 FEET) TO A POINT;
THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY NORTH 26°31'00" WEST A DISTANCE OF 12.00 FEET TO A POINT;
THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY NORTH 63°29'00" A DISTANCE OF 518.37 FEET TO A POINT; THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY 29°31'00" WEST A DISTANCE OF 20.00 FEET TO A POINT;
THENCE RUN ALONG AND COINCIDENT WITH THE EASTERLY RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY, ALONG THE ARC OF A CURVE AN ARC DISTANCE OF 501.28 FEET (SAID CURVE HAVING A RADIUS OF 635.12 FEET, A CHORD BEARING OF NORTH 40°52'21" EAST, A CHORD DISTANCE OF 488.37 FEET) TO A POINT; THENCE LEAVING THE RIGHT OF WAY LINE OF BROOK HIGHLAND PARKWAY RUN SOUTH 89°50'48" EAST, A DISTANCE OF 85.21 FEET TO A POINT; THENCE RUN SOUTH 00°38'38" EAST, A DISTANCE OF 355.06 FEET TO A POINT; SAID POINT BEING THE POINT OF BEGINNING.

SAID TRACT BEING DESIGNATED AS PROPOSED "PHASE II" ON THAT CERTAIN SURVEY FOR A.B. SHOPPING CENTERS PROPERTIES, PREPARED BY CARR & ASSOCIATES ENGINEERS, INC., BEARING THE SEAL AND CERTIFICATION OF BARTON F. CARR, REGISTERED PROFESSIONAL LAND SURVEYOR NO 16685, DATED NOVEMBER 25, 1994, LAST REVISED DECEMBER 21, 1994.



113 Medical Center Dr.
Prattville, AL 36066
(334) 365-8392



20150511000154150 6/6 \$29.00
Shelby Cnty Judge of Probate, AL
05/11/2015 10:20:13 AM FILED/CERT

Invoice

Invoice #	Customer #	Invoice Date	Due Date	Amount Due	Amount Enclosed
1625	1822	01/14/2015	01/29/2015	\$19,266.00	\$

To:
Coltin Electric
1225 Airport Road
Destin, FL 32541

Remit To:
Copeland Security Group, Inc.
113 Medical Center Dr.
Prattville, AL 36066

Detach and return with your payment.

Customer Name	Customer #	Invoice #	Invoice Date	PO Number	Amount Due
Coltin Electric	1822	1625	01/14/2015	14-030-003FA	\$19,266.00

Description	QTY	Rate	Amount
<i>Sprouts Farmer's Market, 5265 US Highway 280 Birmingham, AL</i> Fire Alarm System Installation	1	19,266.00	19,266.00

	Sub Total:	19,266.00
	Sales Tax:	0.00
	Invoice Total:	19,266.00
	Payments/Credits Applied:	(0.00)
	Invoice Amount Due:	19,266.00
	Amount Due:	\$19,266.00

CONTACT US

Billing Questions	Sales	Central Station	Service	Email
(334) 365-8392	(334) 365-8392	() -	(334) 365-8392	info@copelandsg.com