

This Instrument Prepared By:
Bryan Gregg
684 Bowen Road
Ashland, AL 36251

F: 16-0090

Judgment/Lien Affidavit

The undersigned, being first duly sworn according to law and intending to be legally bound hereby, depose(s) and say(s) as follows:

My name is **Karen S. Bush** and I am giving this affidavit affirming information relating to the following property:


See Attached Exhibit "A" Legal Description

I am refinancing the property located at 365 County Road 1053, Montevallo, AL 35115. It has come to my attention there is a Certificate of Judgment against a defendant whose name is similar to, or like, my name. I am giving this affidavit to affirm that I am not the same person named in the following judgment, and the associated debt does not belong to me:

Certificate of Judgment in the original amount of \$1,433.44 plus court costs and interest in favor of American Express Centurion Bank v. Karen Bush, judgment recovered 2/15/2011 and filed 4/12/2011 at Instrument Number 20110412000112590 in the Probate Office of Shelby County, Alabama.
Case Number SM 2010 900857.00

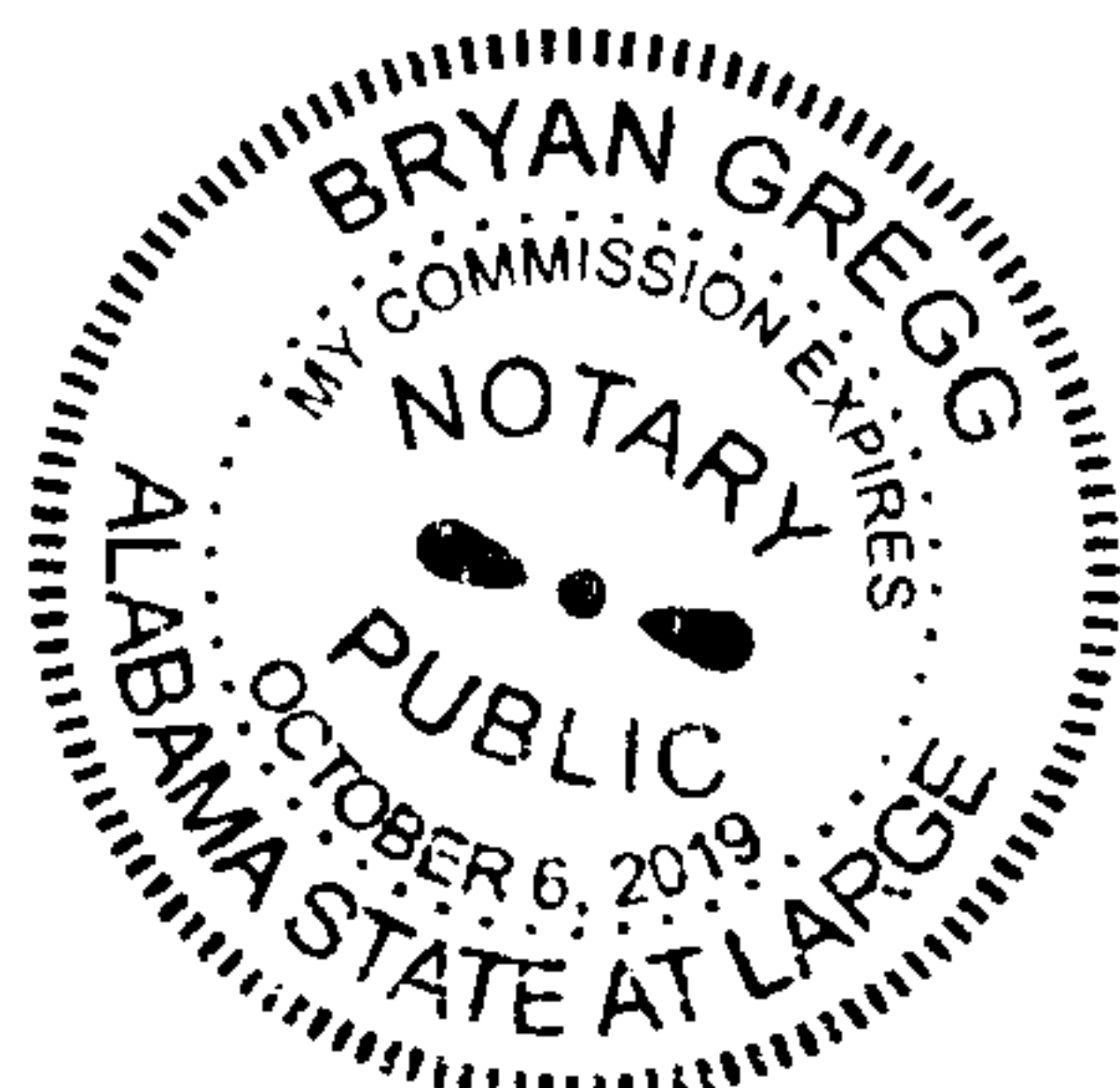
This affidavit is given to induce Fidelity National Title Insurance Company to insure the subject property. Should the factual information provided above prove incorrect, I agree to indemnify and hold harmless Fidelity National Title Insurance Company and/or Title One, L.L.C. for any loss suffered as a result. By signing below, I, **Karen S. Bush**, fully understand the content of this affidavit and certify it to be true and correct.


FURTHER AFFIANT said not on this 27th day of June, 2016.



Karen S. Bush

Sworn to and subscribed before me this 27th day of June, 2016.





Notary Public
My Commission Expires: 10-6-2019



20160630000228100 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
06/30/2016 12:05:06 PM FILED/CERT

Exhibit "A" Legal Description

Part of Parcel 3 of Bridlewood Farms, situated in Shelby County, Alabama and being more particularly described as follows: Begin at the Southeast corner of the Southeast 1/4 of the Northeast 1/4 of Section 20, Township 24 North, Range 12 East, Shelby County, Alabama, said point being the POINT OF BEGINNING; thence North 01 degree, 02 minutes, 21 seconds West a distance of 419.88 feet to the centerline of a 60 foot ingress/egress easement and the beginning of a non-tangent curve to the left, having a radius of 5,612.73 feet, a central angle of 01 degree, 07 minutes, 19 seconds and subtended by a chord which bears North 79 degrees, 44 minutes, 00 seconds West and a chord distance of 109.90 feet; thence along the arc of said curve and along said centerline of easement a distance of 109.90 feet; thence North 80 degrees, 17 minutes, 39 seconds West and along said centerline of easement a distance of 317.19 feet to a curve to the left, having a radius of 280.35 feet, a central angle of 31 degrees, 08 minutes, 54 seconds and subtended by a chord which bears South 84 degrees, 07 minutes, 55 seconds West and a chord distance of 150.54 feet; thence along the arc of said curve and along said centerline of easement a distance 152.41 feet; thence South 25 degrees, 56 minutes, 52 seconds West and leaving said centerline of easement a distance of 48.02 feet; thence South 00 degrees, 22 minutes, 17 seconds East a distance of 443.81 feet; thence North 89 degrees, 05 minutes, 15 seconds East a distance of 596.37 feet to the POINT OF BEGINNING. According to the survey dated May 12, 2016 by Rodney Y. Shiflett, AL Reg. #21784.

The above-described legal description is a portion of that certain legal description as described in that certain Warranty Deed, Jointly For Life With Remainder To Survivor, from Albert L. Scott to Charles Lynn Bush and Karen S. Bush, deed dated 3/22/2013 and filed 4/1/2013 at Instrument Number 20130401000135060 in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to all building set-back lines, covenants, conditions, easements, limitations, provisions, restrictions, reservations, and rights-of-way of record.

