RELEASE OF LIEN

Shelby County, Alabama

BWW, Inc. d/b/a Servpro of Birmingham files this statement in writing, verified by oath of Josh Cox who has personal knowledge of the facts set forth herein.

BWW, Inc. d/b/a Servpro of Birmingham filed a Verified Statement of Lien on January 30, 2019 on the following property situated in Shelby County, Alabama:

719 4th Place SW Alabaster, Alabama 35007

Said verified lien is attached hereto as Exhibit A which also includes a copy of the deed on said property.

BWW, Inc. d/b/a Servpro of Birmingham hereby releases its lien filed on January 30, 2019.

Josh-Cox, on behalf of

BWW, Inc. d/b/a Servpro of Birmingham

NOTARY PUBLIC

STATE OF ALABAMA
CHUSOCOUNTY

Before me, the notary public, in and for said county and state, personally appeared Josh Cox on behalf of BWW, Inc. d/b/a Servpro of Birmingham and after being first duly sworn, did state that he has read the above and foregoing, and executed the same of his own free will.

Sworn to and subscribed this _

day of AMUACU

Notary Public

ommission Expires:

1/22/21

20190201000033890 1/8 \$36.00

02/01/2019 12:46:40 PM FILED/CERT

EXHIBIT A

•

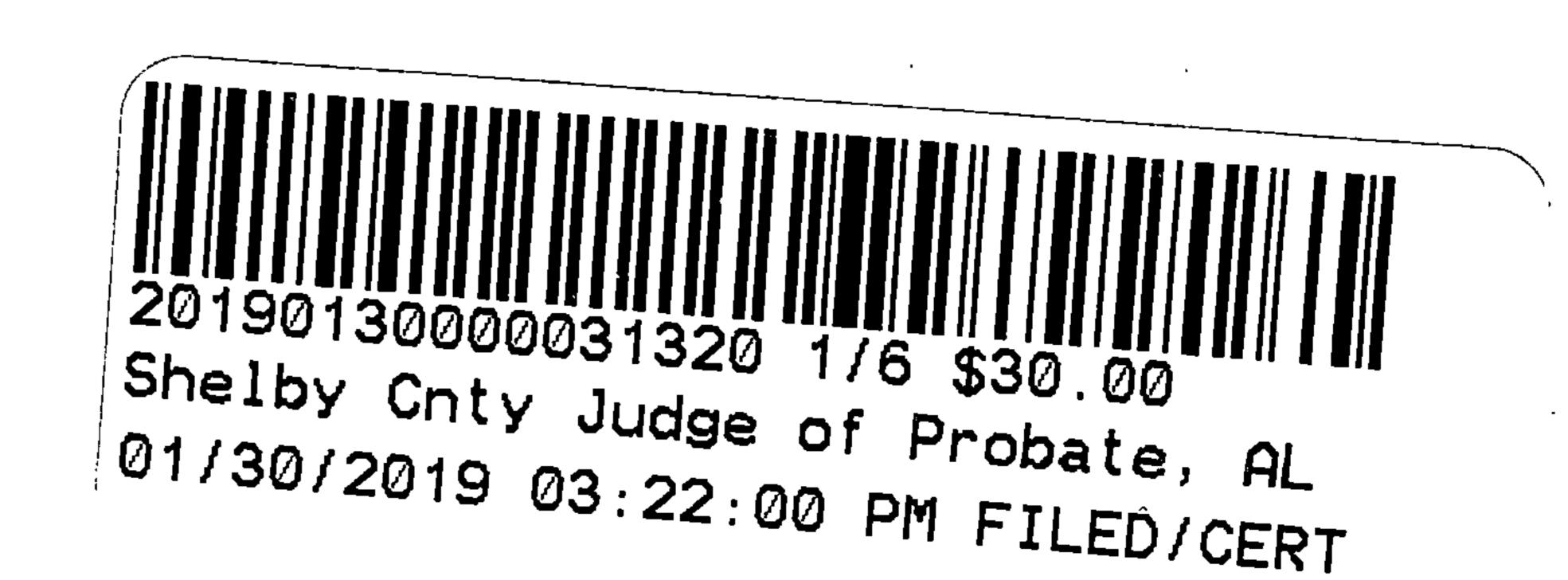
•

•

20190201000033890 2/8 \$36.00

Shelby Cnty Judge of Probate, AL 02/01/2019 12:46:40 PM FILED/CERT

•



Shelby County, Alabama

BWW, Inc. d/b/a Servpro of Birmingham files this statement in writing, verified by the oath of Brady Wilson, who has personal knowledge of the facts set forth herein.

That said, BWW, Inc. d/b/a Servpro of Birmingham claims a lien upon the following property situated in Shelby County, Alabama:

> 719 4th Place SW Alabaster, Alabama 35007

More particularly described herein by the deed to said property attached as Exhibit 1.

This 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 \$50,500.00, with interest, from January 14, 2019.

Such property is owned by Evelyn Beers.

Ason, Claimant on behalf of BWW, Inc. d/b/a Servpro of Birmingham 20190201000033890 3/8 \$36.00 Shelby Cnty Judge of Probate, AL 02/01/2019 12:46:40 PM FILED/CERT

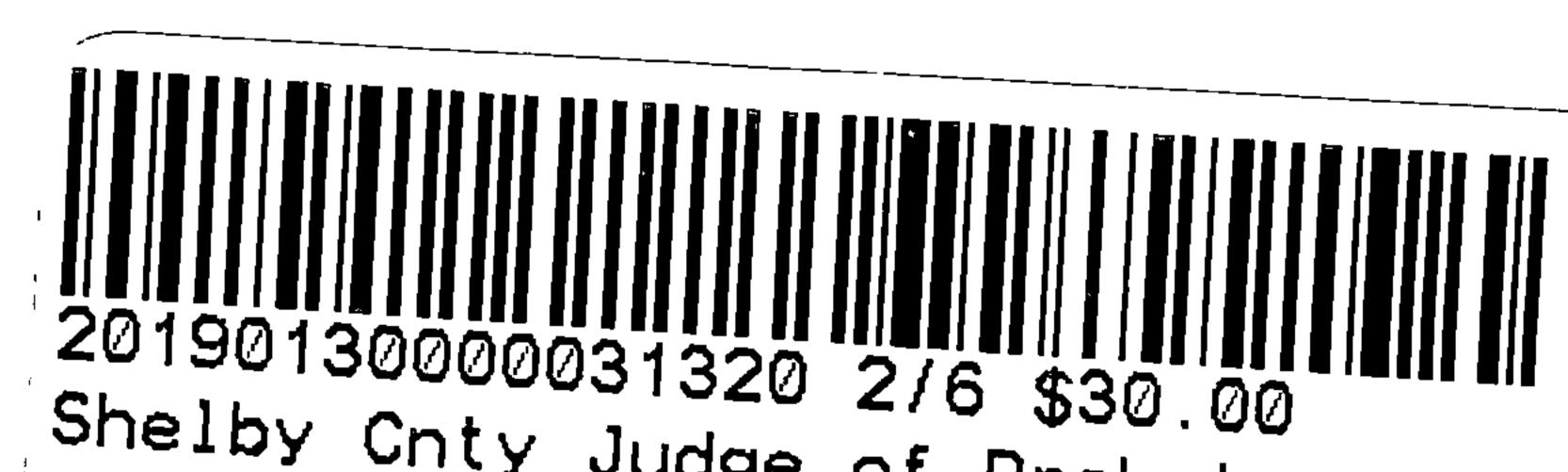
NOTARY PUBLIC

STATE OF ALABAMA JEFFERSON COUNTY

Before me, the notary public, in and for said county and state, personally appeared Brady Wilson and after being first duly sworn, did state that he has read the above and foregoing, and executed the same of his own free will.

Sworn to and subscribed this 30 day of January, 2019.)

EXHIBIT 1



Shelby Cnty Judge of Probate, AL 01/30/2019 03:22:00 PM FILED/CERT

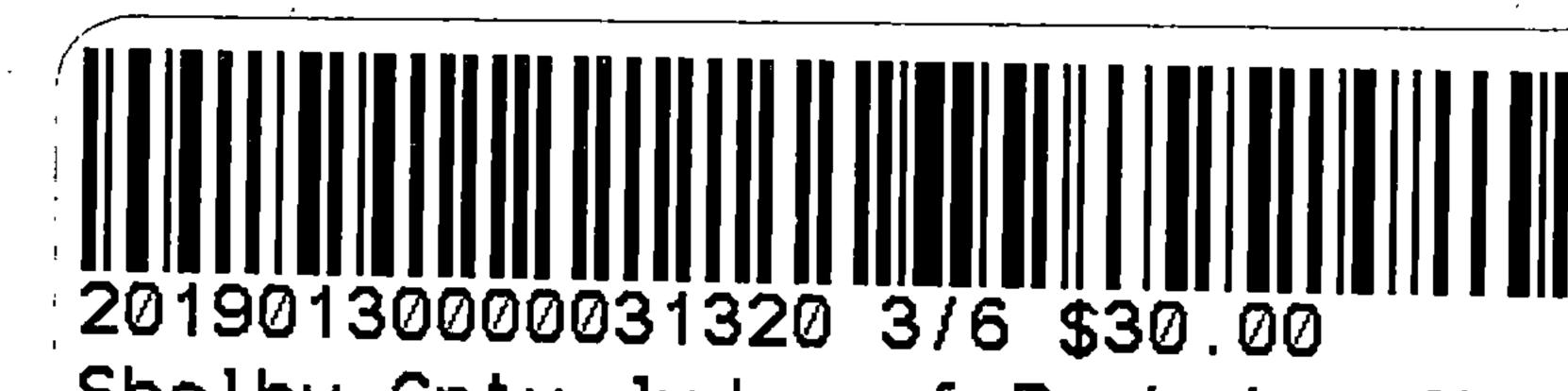
•

•

•

•

20190201000033890 4/8 \$36.00 20190201000033890 of Probate, AL Shelby Cnty Judge of Probate, 02/01/2019 12:46:40 PM FILED/CERT



Shelby Cnty Judge of Probate, AL 01/30/2019 03:22:00 PM FILED/CERT

THIS INSTRUMENT PREPARED BY:

SEMDTAX NOTICE TO:

W. L. Longshore, III Longshore, Buck & Longshore, P. C. 2009 Second Avenue Morth Birmingham, AL 35203 (205) 252-7861

Evelyn Beers 1508 Verdura Circle Birmingham, Al 35226

> 20171215000447360 1/3 \$87.00 Short Color of Carbon A

WARRANTY DEED

Shelby Cnty Judge of Probate AL 12/15/2017 11:15:26 AM FILED/CERT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of	Ten Dollars (\$10.00)	sud other good and valuable
consideration to the undersigned p	graptor (whether one or more), in hanc	d paid by the grantee herein, the
receipt whereof is acknowledged,	I, or we, Greg Beers, a married man (berein referred to as grantor) does
tereby grant, bargain, sell and co	svey unto Evelyn Beers (herein referre	d to as grantee, whether one or
more), the following described rea	l estate situated in Shelby Connty, Ala	bama to-wit:

A parcel of land situated in the NW 1/4 of SE 1/4 of Section 2, Township 21 South, Range 3 West, Shelby County, Alabama, being that all of that portion of the property described in Deed Book 251 page 762 and recorded in the Office of the Judge of Probate of Shelby County, Alabama that lies East of Alabama Highway # 119 and West of 4th Place SW said parcel being more particularly described as follows:

Commence at the SE corner of the NW 1/4 of the SE 1/4 of Section 2, Township 21 South, Range 3 West, Shelby County, Alabama; thence proceed northerly along East line of said NW 1/4 of SE 1/4 for 1324.33 feet to the NE corner of said NW 1/4 of SE 1/4; thence turn a deflection angle left of 146 degrees 52 minutes 15 seconds and proceed southwesterly for 602.00 feet to the SE corner of the "Don and Helen Bunn" property as described in Deed Book 251 page 762 and recorded in the Office of the Judge of Probate, Shelby County, Alabama; thence turn a deflection angle right of 90 degrees and proceed northwesterly along the Southwest property line of said " Bunn " property for approximately 509.27 feet to a point on the Westerly right of way margin of 4th Place SW said point being the Point of Beginning; thence continue along the last described course for 137,83 feet to a point on the Southeast right of way margin of Alabama Highway # 149; thence turn a deflection angle right of 126 degrees 53 minutes 17 seconds and proceed northeasterly along said Southeast right of way margin of Alabama Highway # 119 for 9.30 feet to a point; thence turn a deflection angle left of 8 degrees 23 minutes 30 seconds and continue northeasterly along said Southeast right of way margin of Highway # 119 for 280.04 feet to a point at the intersection with the Westerly right of way margin of 4th Place SW; thence turn a deflection angle right of 151 degrees 51 minutes 25 seconds and proceed southeasterly along said Westerly right of way margin of 4th Place SW for 253.56 feet to the Point of Beginning.

The above property does not constitute the homestead of the grantor nor his spouse.

Subject to:

- 1. 2017 Taxes
- 2. Exsement and restrictions of record

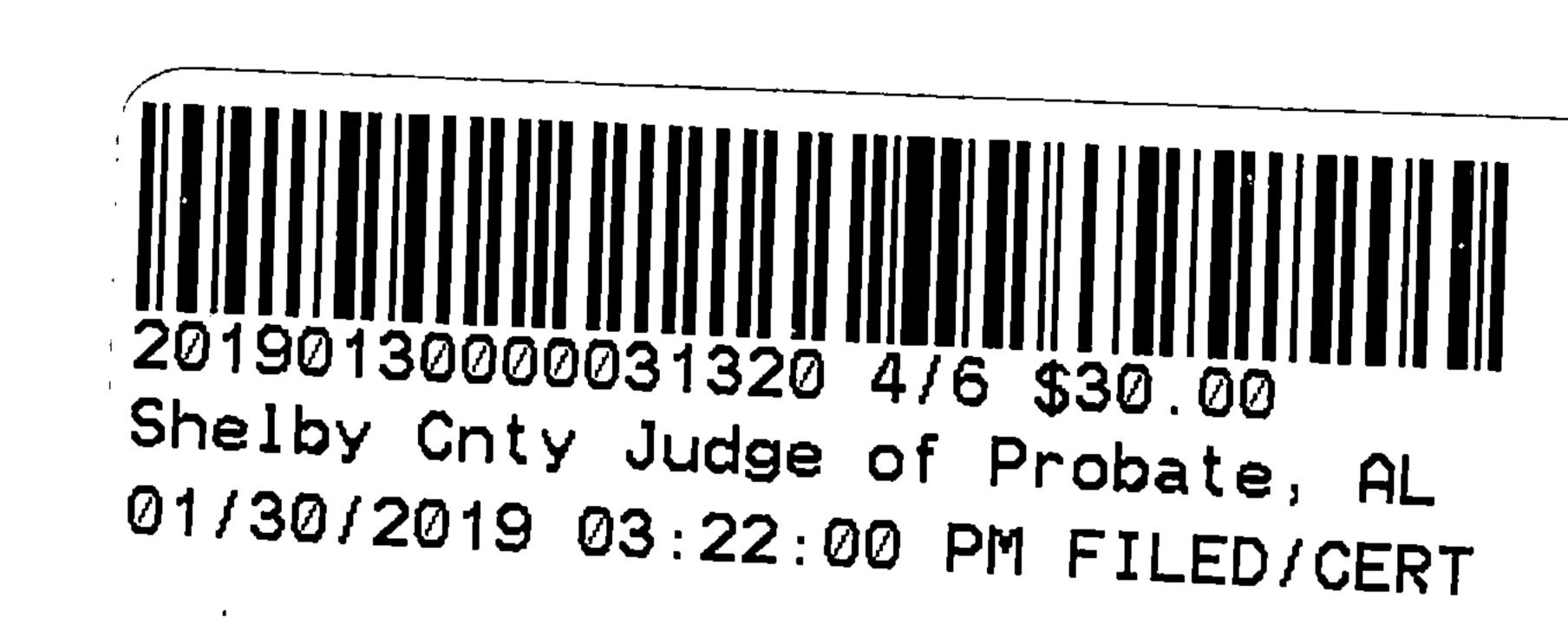
TO HAVE AND TO HOLD Unto the said grantee, his, her or their heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said grantee, the 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 noted 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, their heirs and assigns forever, against the lawful claims of all persons.

Shelby County, AL 12/15/2017 State of Alabama Deed Tax \$66.00



Shelby Cnty Judge of Probate, AL 02/01/2019 12:46:40 PM FILED/CERT



IN WITNESS WHEREOF, I or we have hereunto set my or our hand(s) and seal(s), this

GENERAL ACKNOWLEDGMENT

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Greg Beers, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25 day of Novembell

20171215000447360 2/3 \$87.00 Shalby Caty Judge of Probate. At

12/15/2017 11.15.26 AM FILED/CERT

My Commission Expires:

Brenda P. Smil Alexand Sier at Larry My Correspon Expires 1688 Car 2019

700033890 6/8 \$36.00 Shelby Cnty Judge of Probate, AL 02/01/2019 12:46:40 PM FILED/CERT

Real Estate Sales Validation Form

Grantor's Name: Greg Beers	Grantee's Name: Evelyn Beers	
Mailing Address: 1506 Verdure Circle Birmingham, AL 35226	Mailing address: 1506 Verdure Circle Birmingham, AL 35226	
Property Address: 719 4 PLACE 5.W. ALABASTER AL 35007	Date of Sale 11-25-17	201901300000031320 5/6 \$30.00 Shelby Cnty Judge of Probate, AL 01/30/2019 03:22:00 PM FILED/CER
	or Assessor's Market Value \$ 65,560.00	
documentary evidence: (check one) (Recomendated Bill of Sale		
	tructions	
Grantor's name and mailing address - pro- interest to property and their current mailing	vide the name of the person or persons conveying address.	
Grantee's name and mailing address - prointerest to property is being conveyed.	wide the name of the person or persons to whom	
Property address - the physical address o	f the property being conveyed, if available.	
Date of Sale - the date on which interest to	o the property was conveyed.	
Total purchase price - the total amount pa personal, being conveyed by the instrume	id for the purchase of the property, both real and nt offered for record.	
personal, being conveyed by the instrume	sold, the true value of the property, both real and nt offered for record. This may be evidenced by a ser or the assessor's current market value.	
value, excluding current use valuation, of	be determined, the current estimate of fair marke the property as determined by the local official property for property tax purposes will be used an Code of Alabama 1975 § 40-22-1 (h).	
is true and accurate. I further understand	elief that the information contained in this docume that any false statements claimed on this form ma cated in <u>Code of Alabama 1975</u> § 40-22-1 (h).	
Date 11-25-17	Print GREG BEERS	
Unattested Shiel Shiel Siel Verified by	ign(Grantee/Owner/Agent) circle one	
	20171215000447350 3/3 £87.00	

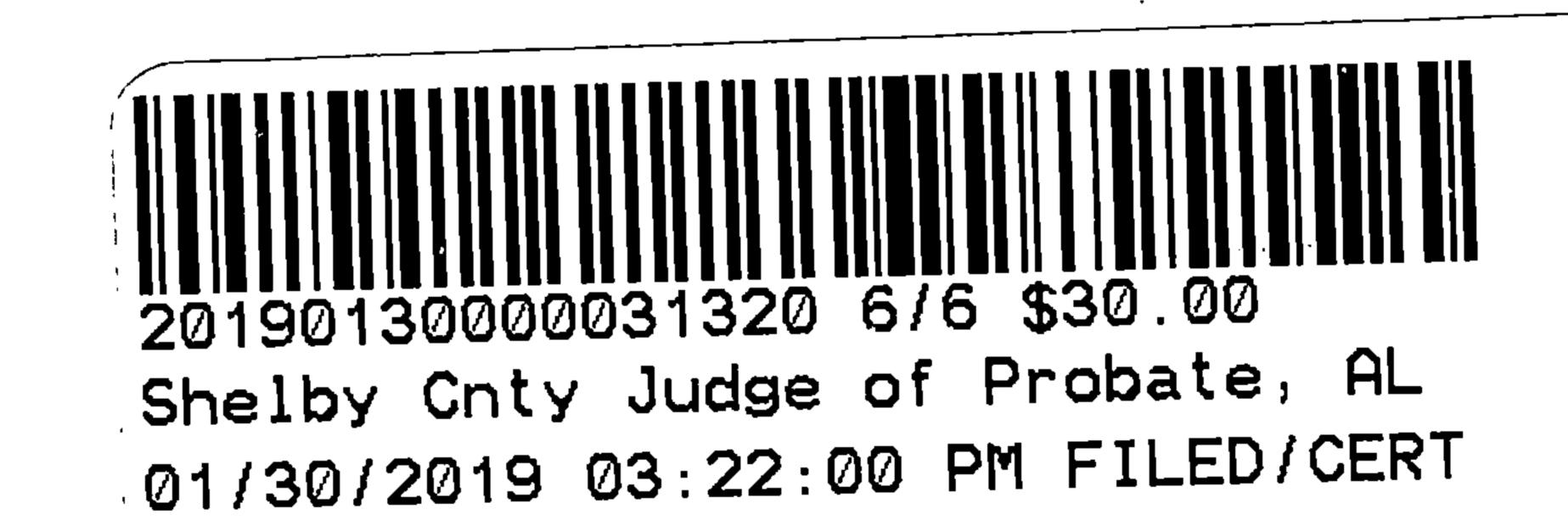
20190201000033890 7/8 \$36.00 Shelby Cnty Judge of Probate, AL 02/01/2019 12:46:40 PM FILED/CERT

Shelby Coty Judge of Probate. AL

12/15/2017 11:15.26 AM FILED/CERT

\$708.48

SUMMARY	•••	• • • • • • • • • • • • • • • • • • • •					•	
ASSESSMENT PROPERTY CLASS: EXEMPT CODE: O0 DISABILITY CODE: MUN CODE: O2 ALABASTER SCHOOL DIST: 2 EXM OVERRIDE AMT: OVR ASD VALUE: \$0.00		OVER 65 CODE: DISABILITY CODE: HS YEAR:	VALUE LAND VALUE 10% LAND VALUE 20% O CURRENT USE VALUE \$0.00			\$0 \$65,56 \$0	\$65,560	
CLASS USE; FOREST ACRES: PREV YEAR VALUE;	0 \$65,560.00	TAX SALE: BOE VALUE:	TO'	TAL MARKET VA	LUE:	\$65,56	C)	
TAX INFO								
	CLASS	MUNCODE	ASSD. VALUE	TAX	EXEMPTION	TAX EXEMPTION	TOTAL TAX	
STATE .	2	2	\$13,120	\$85.28	\$0	\$0.00	\$85,28	
COUNTY	2	2	\$13,120	\$98.40	\$0	\$0.00	\$98.40	
SCHOOL	2	2	\$13,120	\$209.92	\$0	\$0.00	\$209.92	
DIST SCHOOL	2	2	\$13,120	\$183.68	\$0	\$0.00	\$183.68	
CITY	2 .	2	\$13,120	\$131.20	\$0	\$0.00	\$131.20	
FOREST	2	2	\$0	\$0.00	\$0	\$0.00	\$0.00	
ASSD. VALUE: \$13,12	•			\$708.48			37AL: \$708,48	
DEEDS	•			YMENT INFO				
INSTRUMENT NUMBER	₹		DATE PA		TAX YEAR PAID	3Y	AMOUNT :	
20171215000447360			11/25/2017 : 12/	31/2018	2018 BÉERS	PROPERTIES LLC	\$708.48	
<u>20030017514000000</u>		•	3/21/2003 12/	28/2017	2017 BEERS	PROPERTIES LLC	\$708,48	
	-		1.2/	20/2016	2016 BEERS	PROPERTIES LLC	\$708.48	
•		•	12/	31/2015	2015 BEERS	PROPERTIES LLC	\$708.48	
· ·			· 1/2	/2015	2014 BEERS	PROPERTIES LLC	\$708.48	
•			12/	27/2013	2013 BEERS	PROPERTIES LLC	\$708.48	
		•	: 1/2	/2013	2012 BEERS	GREG	\$708.48	
			12/	29/2011	2011 BEERS	PROPERTIES LLC	\$708.48	
			: 12/	20/2010	2010 BEERS	PROPERTIES LLC	\$708.48	
		·	12/	29/2009	2009 BERRS	GREG	\$708.48 ·	
•			12/	30/2008	2008 BEERS	PROPERTIES	\$708.48	
			12/	26/2007	2007 BEERS	PROPERTIES LLC	\$708.48	
	•					DDADEDTEC IIA	ትን <u>ሰ</u> ዕ ፈይ .	
•			: 12/	20/2006	2006 BEERS	PROPERTIES LLC	\$708.48	
				20/2005 19/2005	•	PROPERTIES LLC PROPERTIES	\$708.48 \$708.48	



2004

ይሮሮሮሮ ከክራል

4 7 1 2 4 1 7 2 2 4

