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07/01/2020 10:38:31 AM  
UCC1 1/6

UCC FINANCING STATEMENT  
FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT FILER (optional) CSC 1-800-858-5294	
B. E-MAIL CONTACT AT FILER (optional) SPRFiling@cscglobal.com	
C. SEND ACKNOWLEDGMENT TO: (Name and Address) <div>1900 79565 CSC 801 Adlai Stevenson Drive Springfield, IL 62703</div> <div>Filed In: Alabama (Shelby)</div>	

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

OR	1a. ORGANIZATION'S NAME			
	1b. INDIVIDUAL'S SURNAME FUNDERBURK	FIRST PERSONAL NAME MCARTHUR	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
1c. MAILING ADDRESS 119 FOREST PKY		CITY ALABASTER	STATE AL	POSTAL CODE 35007
			COUNTRY USA	

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

OR	2a. ORGANIZATION'S NAME			
	2b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
2c. MAILING ADDRESS		CITY	STATE	POSTAL CODE
			COUNTRY	

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b)

OR	3a. ORGANIZATION'S NAME Service Experts Heating & Air Conditioning LLC			
	3b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
3c. MAILING ADDRESS 2524 Commerce Square West		CITY Irondale	STATE AL	POSTAL CODE 35210
			COUNTRY USA	

4. COLLATERAL: This financing statement covers the following collateral:

SEE EXHIBIT A

INDEBTEDNESS AMOUNT IS \$8400.00

5. Check <u>only</u> if applicable and check <u>only</u> one box: Collateral is <input type="checkbox"/> held in a Trust (see UCC1Ad, item 17 and Instructions) <input type="checkbox"/> being administered by a Decedent's Personal Representative	
6a. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Public-Finance Transaction <input type="checkbox"/> Manufactured-Home Transaction <input type="checkbox"/> A Debtor is a Transmitting Utility	
6b. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Agricultural Lien <input type="checkbox"/> Non-UCC Filing	
7. ALTERNATIVE DESIGNATION (if applicable): <input type="checkbox"/> Lessee/Lessor <input type="checkbox"/> Consignee/Consignor <input type="checkbox"/> Seller/Buyer <input type="checkbox"/> Bailee/Bailor <input type="checkbox"/> Licensee/Licensor	
8. OPTIONAL FILER REFERENCE DATA:	

1900 79565

UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS

9. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here <input type="checkbox"/>	
9a. ORGANIZATION'S NAME	
OR	9b. INDIVIDUAL'S SURNAME
	FUNDERBURK
	FIRST PERSONAL NAME
	MCARTHUR
	ADDITIONAL NAME(S)/INITIAL(S)
	SUFFIX

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

10. DEBTOR'S NAME: Provide (10a or 10b) only one additional Debtor name or Debtor name that did not fit in line 1b or 2b of the Financing Statement (Form UCC1) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name) and enter the mailing address in line 10c

10a. ORGANIZATION'S NAME				
OR	10b. INDIVIDUAL'S SURNAME			
	INDIVIDUAL'S FIRST PERSONAL NAME			
	INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)			SUFFIX
10c. MAILING ADDRESS		CITY	STATE	POSTAL CODE
				COUNTRY

11. <input type="checkbox"/> ADDITIONAL SECURED PARTY'S NAME or <input type="checkbox"/> ASSIGNOR SECURED PARTY'S NAME: Provide only <u>one</u> name (11a or 11b)				
11a. ORGANIZATION'S NAME				
OR	11b. INDIVIDUAL'S SURNAME		FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)
				SUFFIX
11c. MAILING ADDRESS		CITY	STATE	POSTAL CODE
				COUNTRY

12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):

13. <input checked="" type="checkbox"/> This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS (if applicable)	14. This FINANCING STATEMENT: <input type="checkbox"/> covers timber to be cut <input type="checkbox"/> covers as-extracted collateral <input checked="" type="checkbox"/> is filed as a fixture filing
15. Name and address of a RECORD OWNER of real estate described in item 16 (if Debtor does not have a record interest): MCARTHUR FUNDERBURK 119 FOREST PKY ALABASTER, AL 35007	16. Description of real estate: SEE EXHIBIT 1

17. MISCELLANEOUS:  
SEE EXHIBIT 1

## EXHIBIT 1

THIS INSTRUMENT PREPARED BY:

F. Wayne Keith

Law Offices of F. Wayne Keith PC

120 Bishop Circle

Pelham, Alabama 35124

[Space Above This Line For Recording Data]

### WARRANTY DEED

Joint tenants with right of survivorship

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred, Thirty Five Thousand and no/100's Dollars (\$135,000.00) to the undersigned,

Shelby J. Sharp, unmarried by her attorney in fact, Victor C. Sharp

hereinafter referred to as grantor, in hand paid by the grantees herein, the receipt whereof is hereby acknowledged the said grantor grants, bargains, sells and conveys unto

McArthur Funderburk and Jerry L. Funderburk

hereinafter referred to as grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 33, according to the Map and Survey of Park Forest Subdivision, First Sector, recorded in Map Book 7, Page 155, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

1. All taxes for the year 2017 and subsequent years, a lien not yet due and payable.
2. Any encroachment, encumbrance, violation, variation or adverse circumstances affecting the title that would be disclosed by an accurate and complete survey of the Land.
3. Rights or claims of parties in possession not shown by the public records.
4. Easements or claims of easements, not shown by the public records.
5. Any lien, or right to a lien, for services, labor, or material hereto or hereafter furnished, imposed bylaw and not shown by the public records.
6. Taxes, special assessments, and dues which are not shown as existing liens by the public records.
7. Any reappraisal, adjustment, and/or escape taxes which may become due by virtue of any action of the Tax Assessor, Tax Collector, or the Board of Equalization.
8. Restrictions, public utility easements, and building setback lines as shown on recorded map and survey of Park Forest Subdivision, First Sector recorded in Map Book 7, page 155, in the Office of the Judge of Probate of Shelby County, Alabama.
9. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public, including those recorded in Deed Book 319, page 449.
10. Any representation as to the present ownership of any such mineral interests, including leases, grants, exceptions or reservations of interests.

11. Transmission Line Permit to Alabama Power Company recorded in Deed Book 154, page 423 and Deed Book 323, page 336.
12. Agreement with Alabama Power Company recorded in Book 32, page 421; Book 32, page 420; Book 32, page 416; Book 32, page 728 and Book 32, page 419.
13. Covenants, conditions, and restrictions as set forth in instrument recorded Book 31, page 788 and Book 33, page 16.
14. Articles of Incorporation of Park Forest Swim and Tennis Club Association, Inc., as recorded in Book 19, page 347.

Shelby J. Sharp is the surviving grantee in that Warranty Deed executed by Mark E. Grigsby, a single man, to Shelby J. Sharp and husband, Hughes C. Sharp, dated April 6, 1984 and recorded on April 6, 1984 in Real Volume 354, page 566 in the Probate Office of Shelby County, Alabama, the other grantee, Hughes C. Sharp having died on or about the 25th day of April, 2010.

\$114,750.00 of the above consideration is paid by a Purchase Money Mortgage which is filed simultaneously herewith.

TO HAVE AND TO HOLD, to the said grantees, their heirs and successors forever.

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the 9th day of December, 2016.

WITNESS:

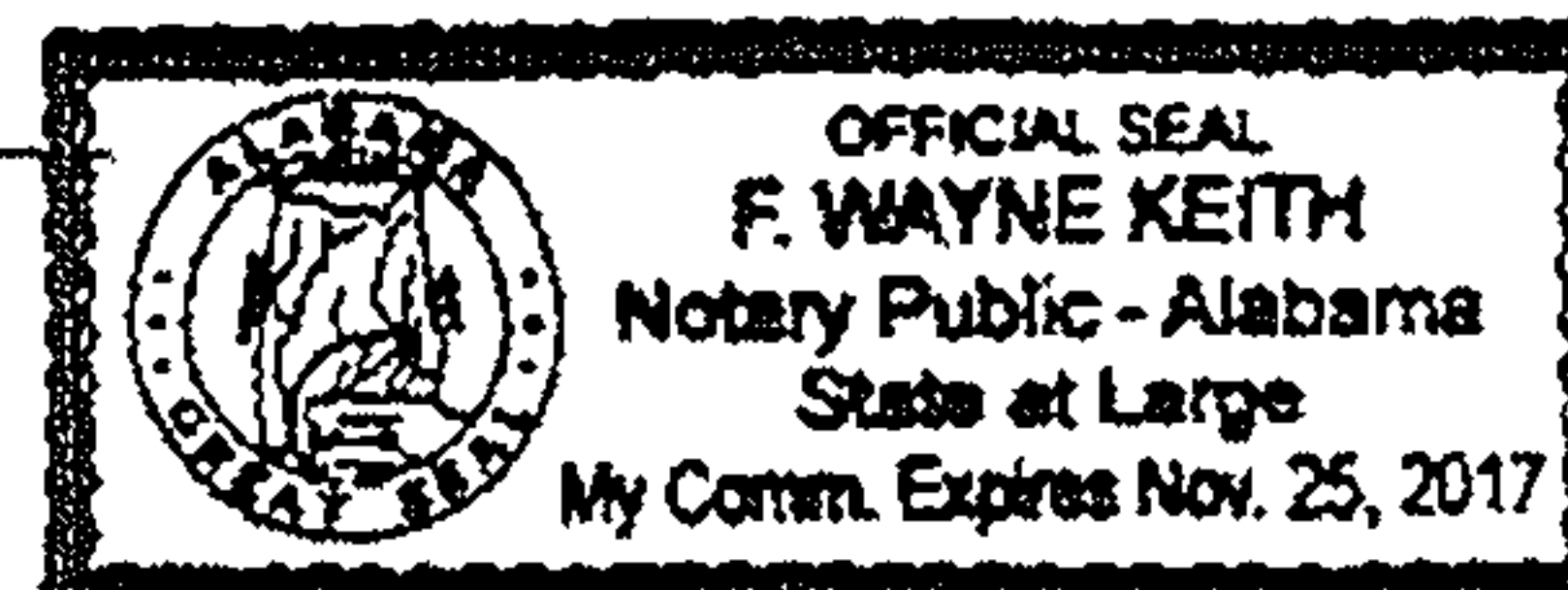
*Shelby J. Sharp by her*  
*Attorney in Fact, Victor C. Sharp*  
Shelby J. Sharp by her attorney  
in fact, Victor C. Sharp

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Shelby J. Sharp by her attorney in fact, Victor C. Sharp, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me, 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 seal this the 9th day of December, 2016/

*[Signature]*  
Notary Public



**Real Estate Sales Validation Form**

*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantors' Name: Shelby J Sharp

Mailing Address : 3104 Warrington Road  
Birmingham, AL 35223

Grantee's Name: McArthur Funderburk  
Jerry L Funderburk

Mailing Address: 119 Forest Parkway  
Alabaster, AL 35007

Property Address: See legal description on Deed

Date of Transfer: December 9, 2016

Total Purchase Price \$135,000.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale  
☒ Sales Contract  
☒ Closing Statement

☐ Appraisal  
☐ Other

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date: December 9, 2016

x

Sign 

verified by closing agent  
F. Wayne Keith Attorney

RT-1

## EXHIBIT A

The following described property as set forth in that certain HVAC RENTAL AGREEMENT dated 03/12/2019, by and between Service Experts Heating & Air Conditioning LLC and the Debtor: A Carrier heat pump, Model #25HCE463A003(Serial #4618E09035) and a Carrier air handler, Model #KFCEH2601C10(Serial #5118V86261), whether now owned or hereafter acquired, together with all replacements thereof, all attachments, accessories, parts

and tools belonging thereto or for use in connection therewith; and any and all products and proceeds of any of the foregoing (including, but not limited to, any claims to any items referred to in this definition, and any claims of Debtor against third parties for loss of, damage to or destruction of any or all of the collateral or for proceeds payable under, or unearned premiums with respect to, policies of insurance) in whatever form, including, but not limited to, all cash, interest, principal, royalties, license fees, rents, dividends, negotiable instruments and other instruments for the payment of money, chattel paper, security agreements and other documents or other property from time to time received, receivable or otherwise distributed in respect of, or in exchange for, the collateral. Said collateral is located at address:

119 FOREST PKY

ALABASTER, AL 35007

THIS FILING IS MADE FOR NOTICE PURPOSES ONLY. THE DEBTOR HAS NO OWNERSHIP RIGHTS IN THE COLLATERAL.

THE DEBTOR IS LEASING THE COLLATERAL



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
07/01/2020 10:38:31 AM  
\$59.60 CHARITY  
20200701000271040

*Allen S. Bayl*