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Prepared by and return to:  
Jeffrey M. Chapman, Esq.  
2163 Highway 31, South, Suite 213  
Pelham, Alabama 35124

Cross Reference:  
Instrument: 1999000233300000  
Instrument: 20080729000304010  
Instrument: 20200212000057700  
Shelby County, Alabama records

**IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA**

**GUARDIAN TAX AL, LLC,** )  
 )  
Plaintiff, )  
 )  
v. )  
 )  
**HEIRS OF J. ROY WEEKLEY, TERRI** )  
**WEEKLEY, JAY WEEKLEY, JOSH** )  
**WEEKLEY, JAMIE PERRY,** )  
**MOORING TAX ASSET GROUP, LLC,** )  
**AMERICAN HOMES & LAND** )  
**CORPORATION; and John Does 1–99,** )  
representing the heirs, devisees, personal )  
representative(s), successors, and/or )  
assigns of Defendants who may claim an )  
interest in the Property known as 205 )  
Bentmoor Lane, Helena, Alabama, 35080 )  
(Parcel No. 13 4 20 1 009 002.000); and )  
any officer or officers whose omission or )  
error should result in the defeat of the )  
underlying tax sale, together with the )  
sureties on the official bond; )  
 )  
 )  
Defendants. )

Civil Action No.

CV 2020-900748.00

**Notice of *Lis Pendens***


Please take notice that an action has been commenced and is now pending in the above  
-captioned Court upon complaint of Plaintiff Guardian Tax AL, LLC against the above-named  
defendant(s) seeking relief in the nature of ejectment and quiet title to the property known as  
205 Bentmoor Lane, Helena, Alabama, 35080 (Parcel No. 13 4 20 1 009 002.000), which  
is more properly described as follows:

Lot 1101, according to the Survey of First Addition, Old Cahaba, Phase III, as recorded in  
Map Book 128, Page 133, in the Probate Office of Shelby County, Alabama.

Address: 205 Bentmoor Lane, Helena, Alabama, 35080  
Parcel No.: 13 4 20 1 009 002.000  
PPIN: 40058

Plaintiff respectfully requests that the Shelby County, Alabama Probate Judge record  
a copy of this Notice in the *Lis Pendens* book under Code of Alabama § 35-4-131 and that the  
Probate Judge index the names of the parties under Code of Alabama § 35-4-134.

Respectfully submitted this the 21<sup>st</sup> day of **September 2020**.

  
JEFFREY M. CHAPMAN (CHA069)  
Attorney for Guardian Tax AL, LLC

OF COUNSEL:

2163 Highway 31, South, Suite 213  
Pelham, Alabama 35124  
(205) 663-1599



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/22/2020 10:13:06 AM  
\$31.00 CHERRY  
20200922000424510

