

NOTICE OF LIS PENDENS

IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA

STATE OF ALABAMA,

Plaintiff,

v.

CASE NO. PR-2020-000861

**CREEKWOOD CONSTRUCTION,
INC., CENTRAL STATE BANK;
DONALD ARMSTRONG, in his official
capacity as Property Tax Commissioner of
Shelby County, Alabama; BLANK
COMPANY, a corporation, the owner of
the property described in the Complaint;
JOHN DOE and MARY DOE, the persons
who own the property described in the
Complaint, or some interest therein;
BLANK COMPANY, the entity which is
the mortgagee in a mortgage on the above-
described property or claims some lien or
encumbrance against the same, all of whose
names are otherwise unknown but whose
names will be added by amendment when
ascertained,**

Defendants.



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Shelby Cnty Judge of Probate, AL
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Comes now the State of Alabama, by its attorney, and files herewith notice to all persons concerned that on the 22nd day of October, 2020, condemnation proceedings were commenced in the Probate Court of Shelby County, Alabama, whereby said State of Alabama seeks to obtain certain ownership to real property and said proceedings are now pending.

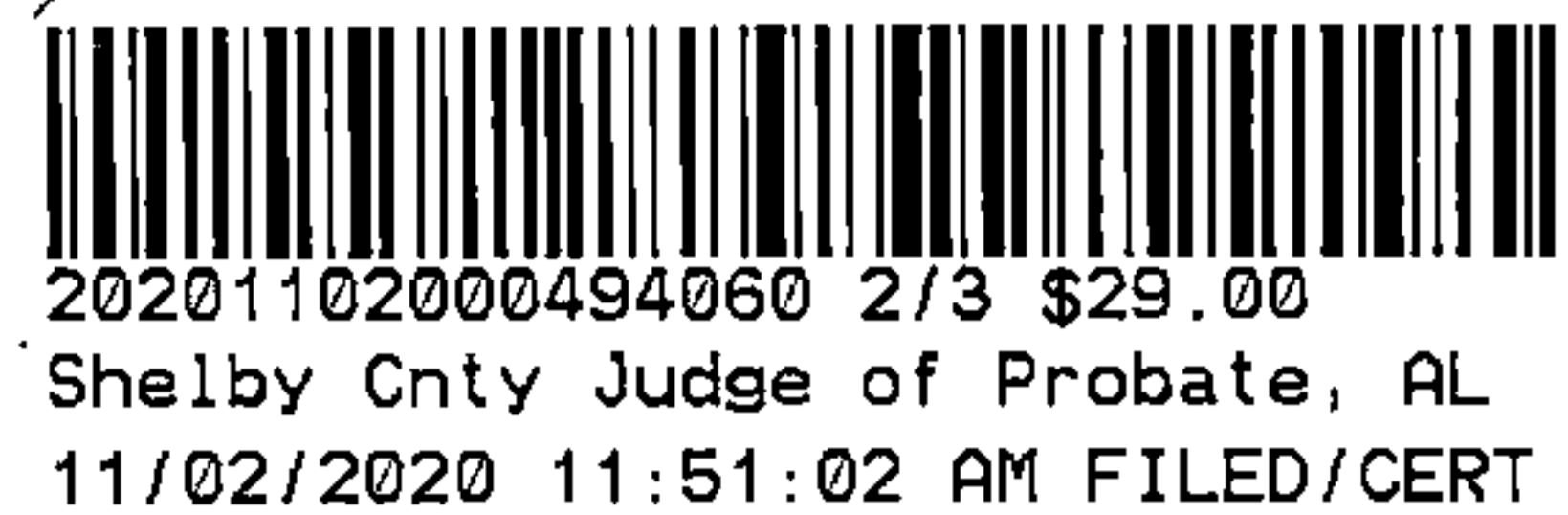
The names of the property owners concerned, together with the property sought to be condemned, are as set forth below:

Property Owner(s): Creekwood Construction, Inc., owner; Central State Bank, mortgagee; Donald Armstrong, as Property Tax Commissioner of Shelby County, Alabama

Property description:

A part of the NW ¼ of the SW ¼ of Section 14 Township 21 South, Range 3 West, identified as Tract No. 46 on Project No. STPBH-0119(510) in Shelby County,

Alabama, and being more fully described as follows:



Parcel 1 of 1:

Commencing at a found iron pin on the present west R/W line of SR-119 and at the SE corner of property described in Deed Reference 20060925000474010 as recorded in the Office of the Judge of Probate in Shelby County, Alabama; thence northwesterly and along said present R/W line a distance of 777 feet, more or less, to a point on the acquired R/W line (said point offset 59.06 ft. LT and perpendicular to centerline of project at station 120+00.00); thence northwesterly and along the acquired R/W line a distance of 102 feet, more or less, to a point on the acquired R/W line (said point offset 75.00 ft. LT and perpendicular to centerline of project at station 121+00.91); thence northwesterly and along the acquired R/W line a distance of 524 feet, more or less, to a point on the acquired R/W line (said point offset 75.00 ft. LT and perpendicular to centerline of project at station 126+00.00); thence northeasterly and along the acquired R/W line a distance of 81 feet more or less, to a point on the acquired R/W line (said point offset 55.00 ft. LT and perpendicular to centerline of project at station 126+75.00); thence northeasterly and along the acquired R/W line a distance of 40 feet, more or less, to a point on the acquired R/W line (said point offset 55.00 ft. LT and parallel with centerline of project) (said point also on the grantor's south property line), which is the point and place of BEGINNING; thence following the curvature thereof an arc distance of 108.48 feet and along the acquired R/W line to a point on the acquired R/W line (said point offset 55.00 ft. LT and perpendicular to centerline of project at PT station 128+17.90) (said arc having a chord bearing of N 4 deg. 30 min. 40 sec. W, a clockwise direction, a chord distance of 108.46 feet and a radius of 1555.00 feet); thence N 2 deg. 30 min. 45 sec. W and along the acquired R/W line a distance of 190.63 feet to a point on the grantor's north property line; thence S 89 deg. 24 min. 50 sec. E and along the grantor's said property line a distance of 19.23 feet to a point on the present west R/W line of SR-119; thence S 1 deg. 50 min. 10 sec. E and along said present R/W line a distance of 114.39 feet to a point on said present R/W line; thence following the curvature thereof an arc distance of 185.23 feet and along said present R/W line to a point on the grantor's south property line (said arc having a chord bearing of S 4 deg. 33 min. 27 sec. E, a counterclockwise direction, a chord distance of 185.16 feet and a radius of 1949.86 feet); thence N 88 deg. 31 min. 15 sec. W and along the grantor's said property line a distance of 20.72 feet to the point and place of BEGINNING, containing 0.129 acre(s), more or less.

Temporary Construction Easement 1 of 1:

BEGINNING at a point on the required easement line (said point offset 85 ft. LT and perpendicular to centerline of project at PT station 128+17.90); thence N 2 deg. 30 min. 45 sec. W and along the required easement line a distance of 192.25 feet to a point on the grantor's north property line; thence S 89 deg. 24 min. 50 sec. E and along the grantor's said property line a distance of 30.04 feet to a point on the



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acquired R/W line (said point offset 55 ft. LT and parallel to centerline of project); thence S 2 deg. 30 min. 45 sec. E and along the acquired R/W line a distance of 190.63 feet to a point on the acquired R/W line (said point offset 55 ft. LT and perpendicular to centerline of project at PT station 128+ 17.90); thence following the curvature thereof an arc distance of 108.48 feet and along the acquired R/W line to a point on the grantor's south property line (said arc having a chord bearing of S 4 deg. 30 min. 40 sec. E, a counterclockwise direction, a chord distance of 108.46 feet and a radius of 1555.00 feet); thence N 88 deg. 31 min. 15 sec. W and along the grantor's said property line a distance of 30.29 feet to a point on the required easement line (said line offset 85 ft. LT and parallel with centerline of project); thence following the curvature thereof an arc distance of 106.37 feet and along the required easement line (said arc having a chord bearing of N 4 deg. 26 min. 6 sec. W, a clockwise direction, a chord distance of 106.35 feet and a radius of 1585.00 feet) to the point and place of BEGINNING, containing 0.206 acre(s), more or less.

Description of above property is taken from right of way map of said project on file in the office of State of Alabama Department of Transportation and in the Office of the Probate Judge of Shelby County, Alabama. The title of the action and the case number thereof are as hereinabove designated.

STATE OF ALABAMA

By William R. Justice
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