

## **NOTICE OF LIS PENDENS**

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

**STATE OF ALABAMA,**

**Plaintiff,**

**v.**

**CASE NO. PR-2020-000929**

**BTNV LLC, a limited liability company;  
WCTNV LLC, a limited liability company;  
WAL-MART STORES, EAST, LP; a  
limited partnership; WILMINGTON  
TRUST, NATIONAL ASSOCIATION,  
AS TRUSTEE ON BEHALF OF THE  
REGISTERED HOLDERS OF  
CITIGROUP COMMERCIAL  
MORTGAGE SECURITIES, INC.,  
COMMERCIAL MORTGAGE PASS-  
THROUGH CERTIFICATES, SERIES  
2016-P3; SHANE M. JONES;  
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.**

Comes now the State of Alabama, by its attorney, and files herewith notice to all persons concerned that on the 16th day of November, 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): BTNV LLC, owner; WCTNV LLC, owner; Wal-Mart Stores East, LP, lessee; Wilmington Trust, National Association, as Trustee on Behalf of the Registered Holders of CitiGroup Commercial Mortgage Securities, Inc., Commercial Mortgage Pass-Through Certificates, Series 2016-P3, Mortgagee (by assignment); Shane M. Jones, easement owner; Donald Armstrong, as Property Tax Commissioner of Shelby County, Alabama, property taxes

Property description:

A part of NW ¼ of the NW ¼ of Section 14 Township 21 South, Range 3 West, identified as Tract No. 61 on Project No. STPBH-01 19(510) in Shelby County, Alabama, and being more fully described as follows:


Parcel 1 of 1:

Commencing at a found iron pin at the SE corner of property described in Deed Reference 20100701000211230 as recorded in the Office of the Judge of Probate in Shelby County (said point also on the present west R/W line of SR-119); thence southwesterly and along said present R/W line a distance of 390 feet, more or less, to a point on said present R/W line (said point also on the acquired R/W line (said point perpendicular to centerline of project at station 151+75.00)), which is the point and place of BEGINNING; thence following the curvature thereof an arc distance of 117.69 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 20 deg. 58 min. 16 sec. W, a counterclockwise direction, a chord distance of 117.68 feet and a radius of 3130.00 feet); thence N 89 deg. 15 min. 42 sec. W and along the grantor's said property line a distance of 102.02 feet to a point on the acquired R/W line (said line offset 180 ft. LT and parallel with centerline of project); thence following the curvature thereof an arc distance of 104.16 feet and along the acquired R/W line to a point on the acquired R/W line (said point offset 180 ft. LT and perpendicular to centerline of project at station 151+25.00) (said arc having a chord bearing of N 21 deg. 38 min. 44 sec. E, a clockwise direction, a chord distance of 104.15 feet and a radius of 2980.00 feet); thence N 83 deg. 39 min. 5 sec. E and along the acquired R/W line a distance of 106.36 feet to the point and place of BEGINNING, containing 0.241 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  
William R. Justice (JUS001)  
Attorney for said Plaintiff  
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Shelby Cnty Judge of Probate, AL  
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