

STATE OF ALABAMA
COUNTY OF JEFFERSON

§
§
§

20221222000458020
12/22/2022 09:15:31 AM
MECHLIEN 1/5

VERIFIED STATEMENT OF LIEN

BEFORE ME, the undersigned authority, personally appeared Craig A. Bernstein, who upon his oath, deposed and stated:

“My name is Craig A. Bernstein. I am the attorney for Surface Works, Inc. d/b/a Surface Connection, hereinafter referred to as ‘Claimant’. I am duly qualified and competent to make this Affidavit. I am acting as the authorized representative and agent on behalf of Claimant and have been authorized by Claimant to sign this Affidavit on its behalf. Additionally, Claimant provided me with the delinquent statement and invoices, which were prepared in the regular course of Claimant’s business, prior to the time I signed this Affidavit.

“Pursuant to contract(s) between Claimant and Brook Highland LLC d/b/a Brook Highland Place Apartments (‘Brook’), Brook Highland BL LLC d/b/a Brook Highland Place Apartments (‘BL’), and Brook Highland HL LLC d/b/a Brook Highland Place Apartments (‘HL’), who were acting through their duly authorized and non-disclosed agent, Dasmen Residential LLC d/b/a Brook Highland Place Apartments (‘Dasmen’), Claimant sold and furnished resurfacing and makeready goods and services to the real property described herein.

“The owners, or reputed owners, of the property described herein are Brook, BL, and HL. Brook is located at 400 Rella Blvd., Ste. 212, Suffern, New York 10901. BL and HL are located at 28 13th Street, Lakewood, New Jersey 08701.

“The real property sought to be charged with such lien is commonly known as the Brook Highland Place Apartments, located at 1 Meadow Drive, Birmingham, Alabama 35242 and legally described as follows:

See Exhibit ‘A’

In the City of Birmingham, Shelby County, Alabama (the “Property”).

Such services may be generally described as follows:

“From on or about September 14, 2022, to on or about November 1, 2022, Claimant sold and furnished resurfacing and makeready goods and services to the Property.

“Claimant is an Original Contractor for which a full balance mechanic’s lien is claimed. After allowing all just credits, offsets, and payments, the amount of \$4,267.00 remains unpaid and is due and owing under said contract(s). Claimant asserts a lien on said improvements and premises to secure the payment of the above amount.

20221222000458020 12/22/2022 09:15:31 AM MECHLIEN 2/5
"Claimant sent notice of its claim to Brook, BL, HL, and Dasmen on December 22, 2022
by certified mail, return receipt requested.

"Claimant's address is 2175 Manana Drive, Dallas, Texas 75220.

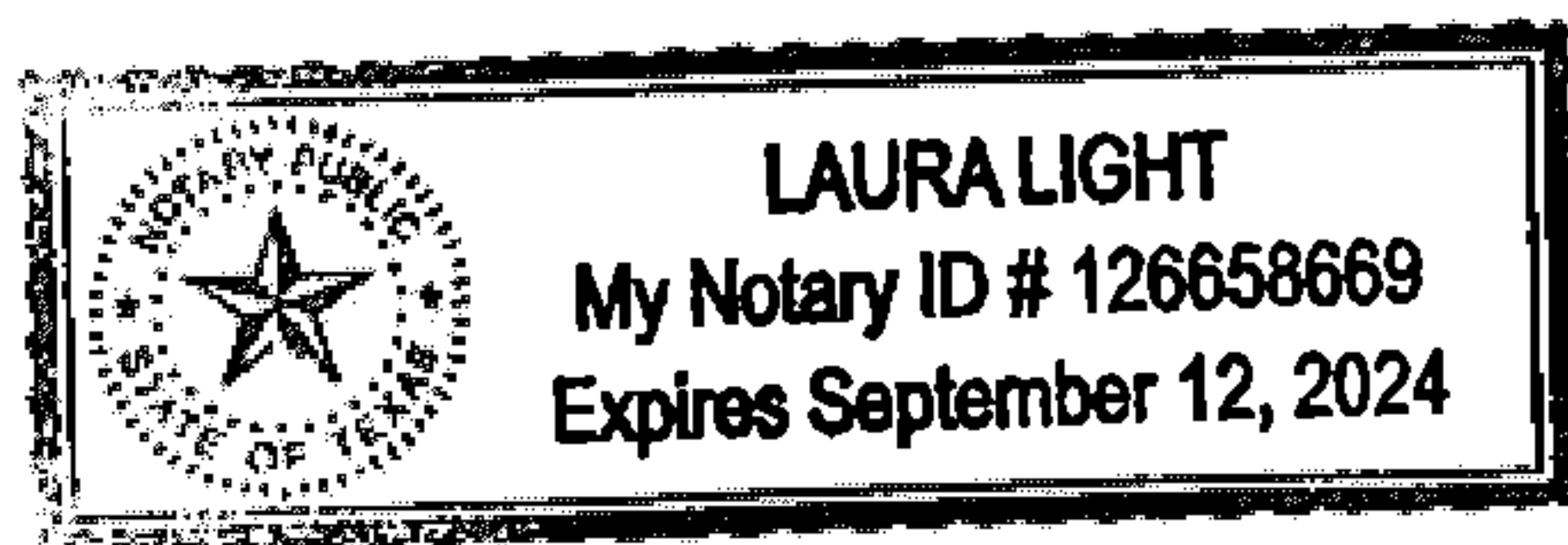
Surface Works, Inc. d/b/a Surface Connection

By: [Signature]
Craig A. Bernstein
Attorney and Agent,
Surface Works, Inc. d/b/a Surface Connection

STATE OF TEXAS §
COUNTY OF DALLAS §

BEFORE ME, the undersigned Notary Public, on this day personally appeared Craig A. Bernstein, Attorney and authorized agent for Surface Works, Inc. d/b/a Surface Connection., known to me to be the person whose name is subscribed to the following instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and official seal of office this 22 day of December, 2022.



[Signature: Laura Light]
Notary Public in and for the State of Texas

My Commission Expires: 09-12-2024

RETURN TO: CRAIG A BERNSTEIN
3710 Rawlins Street, Suite 1300
Dallas, Texas 75219

EXHIBIT A

LEGAL DESCRIPTION

MEADOWS IN THE PARK

PARCEL I:

Part of the North ½ of Section 31, Township 18 South, Range 1 West; Shelby County, Alabama, being more particularly described as follows:

From the Northwest corner of Lot 12, Jessica Ingram Property, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 3, page 54, run in a Southerly direction along the West lot line of said Lot 12 for a distance of 30.26 feet to an existing old iron rebar being the point of beginning; thence turn an angle to the left of 89°23'50" and run in an Easterly direction for a distance of 1236.08 feet to an existing old iron rebar and being on the West right of way line of Shelby County Road No. 495; thence turn an angle to the right of 85°56'17" and run in a Southerly direction along the West right of way line of said Shelby County Road No. 495 for a distance of 626.46 feet to an existing old iron rebar; thence turn an angle to the right of 94°15'23" and run in a Westerly direction for a distance of 1373.90 feet, more or less, to an existing old iron pin being on the East right of way line of Brook Highland Drive; and also being on a curve, said curve being concave in a Westerly direction and having a central angle of 17°50'56" and a radius of 621.12 feet; thence turn an angle to the right (99°36'27" to the chord of said curve) and run in a Northerly direction along the East right of way line of said Brook Highland Drive and along the arc of said curve for a distance of 193.49 feet to the point of ending of said curve; thence continue in a Northerly direction along the East right of way line of said Brook Highland Drive and along a line tangent to the end of said curve for a distance of 324.02 feet to the point of beginning of a new curve, said newest curve being concave in a Westerly direction and having a central angle of 3°9'36" and a radius of 1169.80 feet; thence turn an angle to the left and run along the arc of said curve and along the East right of way line of said Brook Highland Drive for a distance of 64.52 feet to an existing iron pin; thence turn an angle to the right (54°07'17" from the chord of the last mentioned curve) and run in a Northeasterly direction for a distance of 70.27 feet, more or less, to an existing iron pin being the point of beginning; being situated in Shelby County, Alabama.

TOGETHER WITH the rights of ingress, egress and other rights set forth in that certain Non-Exclusive Access Easement Agreement recorded in Real Record 155, page 540, in the Probate Office of Shelby County, Alabama, over and across the following land:

A parcel of land located in the SE ¼ of the NW ¼ of Section 31, Township 18 South, Range 1 West, Shelby County, Alabama, said parcel being 16 feet in width and lying adjacent to the East right of way line of Brook Highland Drive as shown on the map of the "The Meadows Residential Sector One", as recorded in Map Book 9, page 142, in the Probate Office of Shelby County, Alabama, and being more particularly described as follows: From the Northwest corner of Lot 12, Jessica Ingram property, as recorded in Map Book 3, page 54, in the Office of the Judge of Probate of Shelby County, Alabama, run in a Southerly direction along the West lot line of said Lot 12 for a distance of 30.26 feet; thence turn an angle to the right of 54°03'52" and run in a Southwesterly direction for a distance of 70.27 feet to the point of beginning of the property

herein described; from the point of beginning thus obtained continue along the last described course for a distance of 19.42 feet to a point on the East right of way line of Brook Highland Drive as shown on the map of "The Meadow Residential Sector One", as recorded in Map Book 9, page 142, in the Probate Office of Shelby County, Alabama, said point being on a curve to the right, said curve being concave to the West and having a radius of 1,153.80 feet, a central angle of $2^{\circ}37'02''$ and a chord of 52.70 feet, which forms an interior angle to the right of $126^{\circ}06'26''$ with the last described course; run thence in a Southerly direction along the arc of said curve for a distance of 52.70 feet to the end of said curve; run thence in a Southerly direction tangent to said curve for a distance of 324.02 feet to the beginning of a curve to the right, said curve being concave to the Northwest and having a radius of 605.12 feet, a central angle of $18^{\circ}21'26''$ and a chord of 193.05 feet; run thence in a Southwesterly direction along the arc of said curve for a distance of 193.88 feet to a point; thence turn an interior angle to the right of $80^{\circ}08'18''$ from the chord of the last described curve and departing said right of way line run in an Easterly direction for a distance of 16.90 feet to a point on a curve to the left, said curve being concave to the Northwest and having a radius of 621.12 feet, a central angle of $17^{\circ}50'56''$ and a chord of 192.71 feet which forms an interior angle to the right of $99^{\circ}36'27''$ with the last described course; run thence in a Northeasterly direction along the arc of said curve for a distance of 193.49 feet to the end of said curve; run thence in a Northerly direction, tangent to said curve, for a distance of 324.02 feet to the beginning of a curve to the left, said curve being concave to the West and having a radius of 1,169.80 feet, a central angle of $3^{\circ}09'36''$ and a chord of 64.51 feet; run thence in a Northerly direction along the arc of said curve for a distance of 64.52 feet to the point of beginning.

All being situated in Shelby County, Alabama.

PARCEL II: MEADOWS ON THE LAKE

LOT I:

Description of a parcel of land situated in the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 31, Township 18 South, Range 1 West, Shelby County, Alabama, and being more particularly described as follows:

From the Southwest corner of said $\frac{1}{4}$ $\frac{1}{4}$ section, run thence in a Northerly direction along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ section for a distance of 882.30 feet; thence turn an angle to the right of $91^{\circ}17'06''$ and run in an Easterly direction for a distance of 198.02 feet to the point of beginning of the parcel herein described; thence continue in an Easterly direction along the same course as before for a distance of 1001.66 feet; thence turn an angle to the right of 90° and run in a Southerly direction for a distance of 307.97 feet to the beginning of a curve to the right, said curve to the right having a radius of 545.12 feet, and a central angle of $62^{\circ}38'49''$ and being concave to the Northwest; thence run along the arc of said curve in a Southerly to Southwesterly direction for a distance of 596.03 feet to the end of said curve; thence run in a Southwesterly direction tangent to said curve for a distance of 166.48 feet thence turn an angle to the right of $26^{\circ}18'34''$ and run in a Westerly direction for a distance of 347.77 feet; thence turn an angle to the right of $63^{\circ}41'26''$ and in a Northwesterly direction for a distance of 136.63 feet to the beginning of a curve to the right, said curve to the right having a radius of 1682.21 feet and a central angle of $17^{\circ}35'45''$ and being concave to the Northeast; thence run in a Northwesterly direction along the arc of said curve for a distance of 516.62 feet to end of said curve and the

beginning of a second curve to the right, said second curve to the right having a radius of 537.13 feet and a central angle of 20° and being concave to the East; thence run in a Northwesterly and Northerly direction along the arc of said curve for a distance of 187.49 feet to the end of said curve; thence run in a Northerly direction tangent to said curve for a distance of 80.52 feet to the point of beginning; being situated in Shelby County, Alabama.

LOT II:

Description of a parcel of land situated in the West ½ of Section 31, Township 18 South, Range 1 West, Shelby County, Alabama; and being more particularly described as follows:

From the Northwest corner of the Northeast ¼ of the Southwest ¼ of said section run thence in an Easterly direction along the North line of said ¼ ¼ section for a distance of 389.72 feet to the point of beginning of the parcel herein described; thence continue in an Easterly direction along the North line of said ¼ ¼ section for a distance of 347.77 feet; thence turn an angle to the right of 153°41'26" and run in a Southwesterly direction for a distance of 286.75 feet to the beginning of a curve to the right, said curve to the right having a radius of 25 feet, a central angle of 90° and being concave Northward; thence run in a Westerly to Northwesterly direction along the arc of said curve for a distance of 39.27 feet to the end of said curve; thence run in a Northwesterly direction tangent to said curve for a distance of 129.14 feet to the point of beginning; being situated in Shelby County, Alabama.

THE ABOVE DESCRIBED PROPERTY is also known as Lot 1, THE MEADOWS RESIDENTIAL SECTOR ONE, as recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Map Book 9, page 142.

Lot III:

Together with all beneficial rights granted to Daniel Meadows Partnership pursuant to that certain storm sewer easement recorded in Real Record 43, page 608, over and across the following property, described as follows:

The following is a description of a 20-foot wide storm sewer easement being 10 feet on either side of centerline, said centerline being more particularly described as follows: Part of the Southeast ¼ of the Northwest ¼ of Section 31, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

From the Northwest corner of said Southeast ¼ of Northwest ¼ run in a Southerly direction along the West line of said ¼ ¼ section for a distance of 453.75 feet; thence turn an angle to the left of 88°42'54" and run in an Easterly direction for a distance of 436 feet, more or less, to the point of beginning of said centerline; thence turn an angle to the left of 142°30' and run in a Northwesterly direction for a distance of 62 feet, more or less, to the point of beginning.

All being situated in Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/22/2022 09:15:31 AM
\$38.00 BRITTANI
20221222000458020

Allen S. Bayl