

This instrument prepared by:
Allison R. Lumbatis
Coulter & Sierra, LLC
22 Inverness Center Parkway, Suite 600
Birmingham, AL 35242



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/11/2023 11:37:03 AM
\$22.00 PAYGE
20230711000206080

Allison R. Lumbatis

STATE OF ALABAMA
COUNTY OF SHELBY

LIEN FOR ASSESSMENTS

Riverchase Residential Association, Inc. files this statement in writing, verified by oath of Stephanie Panagiotides, as Association Manager of Riverchase Residential Association, Inc., who has personal knowledge of the facts herein set forth:


That said Riverchase Residential Association, Inc. claims a lien upon the following property, situated in Shelby County, Alabama, to wit:

Lot 44, according to the Survey of the Fairways at Riverchase, as recorded in Map Book 15, Page 18, in the Probate Office of Shelby County, Alabama.

This claim of lien is for unpaid and delinquent annual assessments in the amount of **\$570.50**, which, under and pursuant to the provisions of the Declaration of Protective Covenants, Agreements, Easements, Charges and Liens for Riverchase (Residential), are past due as of the date hereof, together with interest thereon, and costs of collection, including attorney's fees, as provided in said Declaration. Also, this claim of lien is to secure any and all assessments, together with interest thereon, and costs of collection, including attorney's fees, which may hereafter come due to, in respect to the above described property until this claim of lien is canceled of record.

The name of the owner of the said property is Preston A. Wigfall.

RIVERCHASE RESIDENTIAL ASSOCIATION, INC.


BY: Stephanie Panagiotides
ITS: Association Manager

STATE OF ALABAMA
COUNTY OF SHELBY

Before me, the undersigned Notary Public, in and for said State at Large, hereby certify that Stephanie Panagiotides, as Association Manager for Riverchase Residential Association, Inc., a corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, and that the same are true and correct to the best of her knowledge and, she, with full authority, executed the same voluntarily for and as the act of said corporation.

Sworn to and subscribed to before me this 10th day of July, 2023.

Notary Public: Willita Yvette Cauthens
My Commission Expires: _____

