


**NOTICE OF LIS PENDENS**

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

STATE OF ALABAMA, )  
 )  
Plaintiff, )  
 )  
v. )  
 )  
TIGER MANAGEMENT, LLC; )  
BRYANT 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. )

**CASE NO. PR-2024- 000385**

  
20240410000102940 1/3 \$29.00  
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 9<sup>th</sup> day of ~~January~~<sup>April</sup>, 2024, 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): Tiger Management, LLC, Owner of interest in fee; Bryant Bank, Mortgagee; Donald Armstrong, Property Tax Commissioner

Property description:



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A part of the NE  $\frac{1}{4}$  - NE $\frac{1}{4}$ , Section 36, Township 19 South, Range 3 West, identified as Tract No. 62 on Project No. RP-7112(003) in Shelby County, Alabama and being more fully described as follows:

Parcel 1 of 1:

Commence at found nail marking the East corner of Lot 12 as recorded in Map Book 9, Page 172 in the Office of the Judge of Probate of Shelby County, Alabama, said point also on the present R/W line of Old Montgomery Highway; thence run Northwesterly along the West present R/W line of Old Montgomery Highway for a distance of 354.02 feet, more or less, to a point on the present R/W line of Old Montgomery Highway; thence run Northwesterly along the present Southwest R/W line taper to a point on the South acquired R/W line of SR 261 to the POINT OF BEGINNING, (said point offset 66.00 feet RT and perpendicular to centerline of project at station 274+95.05); thence run along the acquired R/W line and the arc of a curve, said curve being a counterclockwise curve having a radius of 2834.00 feet, a delta angle of 03 degrees 30 minutes, 30 seconds, a chord bearing of South 65 degrees 57 minutes 58 seconds West, and a chord distance of 173.51 feet, for a distance of 173.53 feet to a point on the grantor's Southwest property line; thence run North 27 degrees 55 minutes 06 seconds West along the grantor's Southwest property line for a distance of 31.96 feet to a point on the South present R/W line of SR 261; thence run along said present R/W line and the arc of a curve, said curve being a clockwise curve having a radius of 3455.86 feet, a delta angle of 02 degrees 02 minutes 38 seconds, a chord bearing of North 63 degrees 44 minutes 09 seconds East, and a chord distance of 123.28 feet for a distance of 123.28 feet to a point on the present Southwest R/W line taper to Old Montgomery Highway; thence run South 79 degrees 05 minutes 05 seconds East along said present R/W taper for a distance of 64.04 feet to the POINT OF BEGINNING; said parcel contains 0.116 acre(s) more or less.

Also a temporary construction easement and right of way for the following purposes: to enter upon the hereinafter described land and grade, level, fill, drain, pave and build a public road or highway, together with such bridges, culverts, ramps, and cuts as may be necessary, until completion of the project at which time all rights, title and interest to the temporary construction easement shall revert to the property owner, on, over, and across the following described property as shown on the right-of way map of Project No. RP-7112(003) Tract No. 62:

Temporary Construction Easement 1 of 1:

BEGIN at a point on the required easement line, (said point being 65.00 feet LT and perpendicular to centerline of Old Montgomery Highway at station 1398+40.00); thence run North 36 degrees 39 minutes 16 seconds West along the required easement line for a distance of 50.00 feet to a point on the required easement line, (said point offset 65.00 feet LT and perpendicular to centerline of Old Montgomery Highway at station 1398+90.00); thence run North 53 degrees 20 minutes 44 seconds



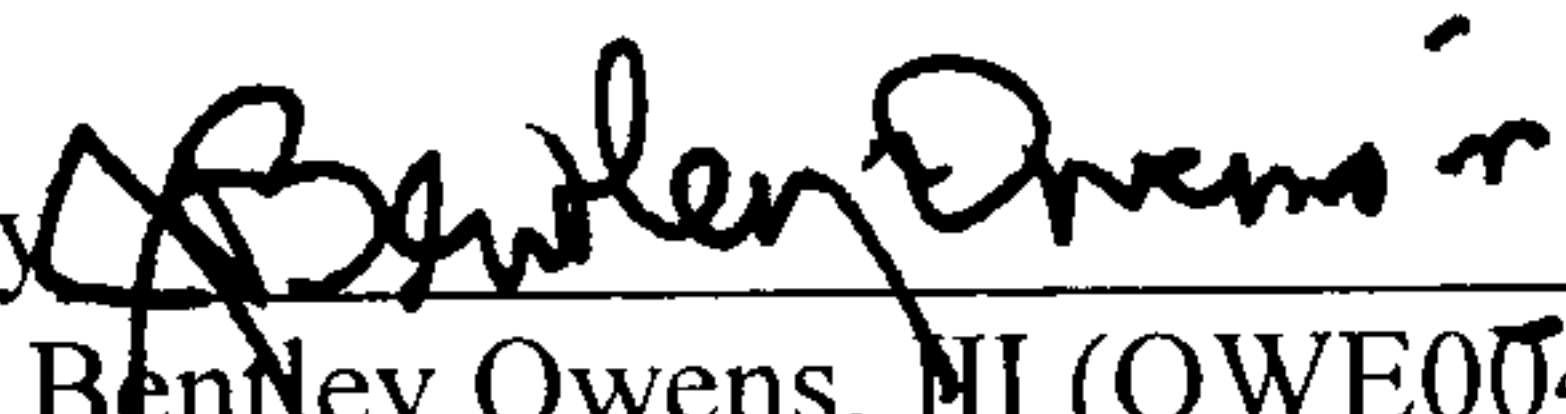


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East along the required easement line for a distance of 16.01 feet to a point on the present R/W line of Old Montgomery Highway, (said point offset 48.99 feet LT and perpendicular to centerline of Old Montgomery Highway at station 1398+90.00); thence run South 36 degrees 07 minutes 31 seconds East along the present R/W line for a distance of 50.00 feet to a point on the required easement line, (said point offset 49.48 feet LT and perpendicular to centerline of Old Montgomery Highway at station 1398+40.00); thence run South 53 degrees 20 minutes 44 seconds West along the required easement line for a distance of 15.54 feet to the POINT OF BEGINNING; said easement contains 0.018 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   
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