

Prepared By:
Associa Client Shared Service Center
1225 Alma Road Ste 100
Richardson, TX 75081

20240913000284030
09/13/2024 08:06:48 AM
LIEN 1/1

NOTICE OF ASSESSMENT LIEN

LEXINGTON PARC ASSOCIATION, INC.

File No.: 800171 – 8001-5387-06

THE STATE OF ALABAMA

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COUNTY OF SHELBY

WHEREAS that certain Declaration of Covenants, Conditions and Restrictions for Lexington Parc Association, Inc. (hereinafter "Association"), recorded in the Probate Office of Shelby County, Alabama (hereinafter "Declaration") provides for a lien against the property located at **1028 Pilgrim Lane, Montevallo, AL 35115** (hereinafter "Property") for the benefit of the Association to secure the payment of assessments levied against the Property for common expenses and fees.

WHEREAS the Declaration provides that the Association is vested with the power to assess, collect assessments, and enforce the lien retained against the Property.

WHEREAS according to the Association's records, **ARMASSET COMPANY 1 LLC**, (hereinafter "Owner," whether one or more) is the Owner of the Property legally described as follows:

TRACT 1:

Lot 8, according to the survey of LEXINGTON PARC SECTOR 1, as recorded at Map Book 38, Page 81, in the Office of the Judge of Probate of Shelby County, Alabama.

SOURCE OF TITLE: Instrument No. 20210224000093470


COMMONLY KNOWN AS: 1028 S Pilgrim Ln, Montevallo, AL 35115
PARCEL ID: 27 1 02 0 005 024.000
TITLE FILE NO: SRMM-1AL0007

WHEREAS Owner is in default in the Owner's obligations to make payments for assessments and has failed, despite demand upon the Owner, to pay Association assessments, handling charges, and collection costs properly levied against the Property, in the amount as of **09/12/2024** equal to **\$470.00**, which amount may continue to increase.

NOW, THEREFORE, the Association, acting by and through a member of its Board of Directors, its duly authorized agent, and/or its attorney, does hereby file this Notice of Assessment Lien against the Property due to nonpayment of the amounts contained herein as of the date set forth above.

EXECUTED this 12 day of September, 2024.

LEXINGTON PARC ASSOCIATION, INC



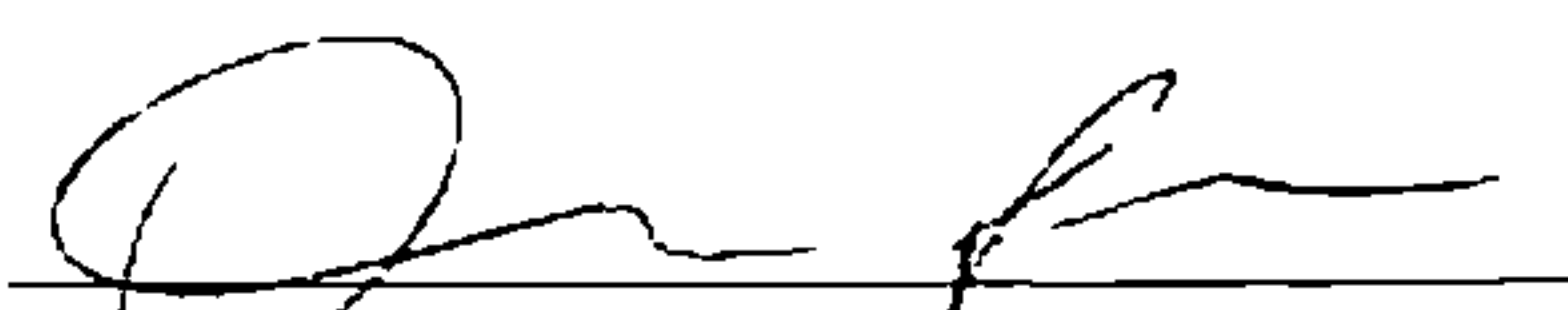
NAOMI ANDERSON
SENIOR MANAGER, CLIENT ACCOUNTING
ASSOCIA® ASSOCIA MCKAY MANAGEMENT
MANAGING AGENT

THE STATE OF TEXAS

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COUNTY OF DALLAS

This instrument was acknowledged before me on this 12 day of September, 2024, by Naomi Anderson, Senior Manager, Client Accounting acting on behalf of Associa McKay Management, the duly authorized agent for Lexington Parc Association, Inc.

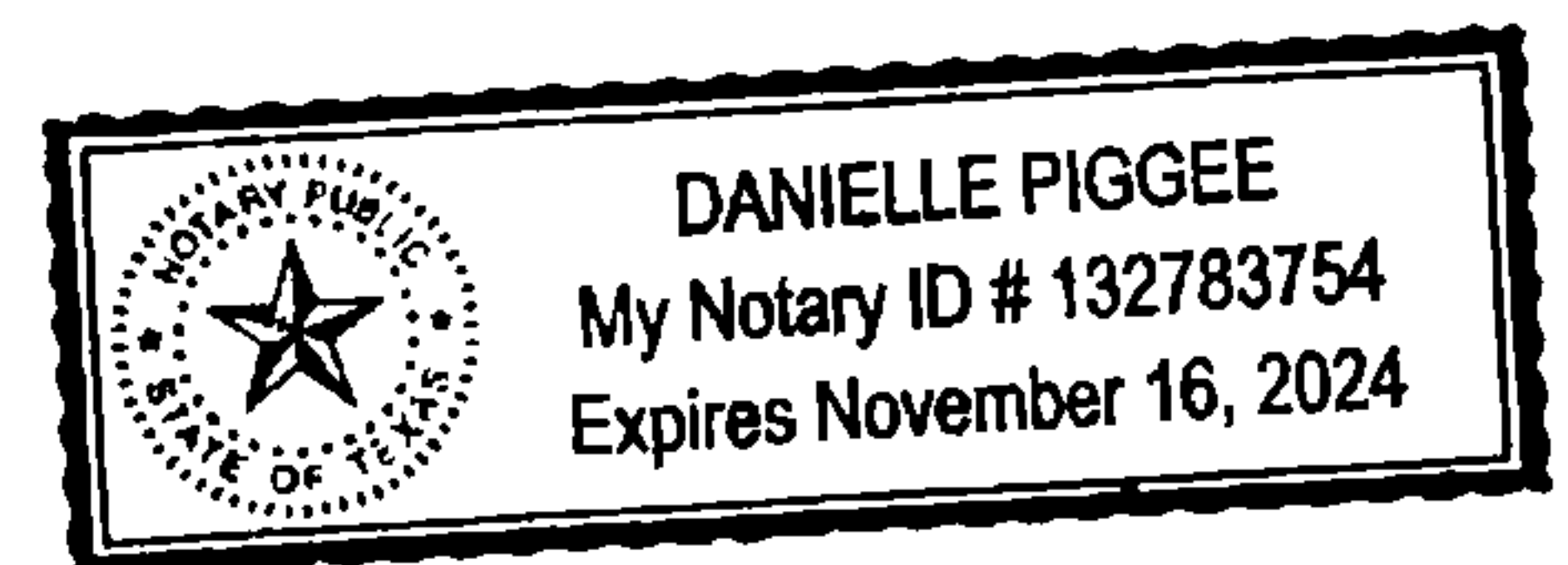


NOTARY PUBLIC
STATE OF TEXAS

WHEN RECORDED MAIL COPY TO
Associa Client Shared Services Center
1225 Alma Road, Ste 100
Richardson, Texas 75081



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/13/2024 08:06:48 AM
\$22.00 BRITTANI
20240913000284030



Allen S. Byrd