



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

**JENNIFER L. MADDOX, on behalf of  
JAMES P. KUNZE, deceased,**

**Plaintiff,**

**v.**

**BRENDA C. KUNZE, FICTITIOUS  
PARTY A,**

**and**

**LOT 10 TOGETHER WITH AN  
UNDIVIDED 1/43<sup>RD</sup> INTEREST IN  
LOT 44 (COMMON AREA),  
ACCORDING TO THE MAP OF THE  
OAKS, AS RECORDED IN MAP BOOK  
10, PAGE 89, IN THE OFFICE OF THE  
JUDGE OF PROBATE OF SHELBY  
COUNTY, ALABAMA,**

**Defendants.**

**CIVIL ACTION NO.: CV-2024-901146**

**NOTICE OF LIS PENDENS**

Notice is hereby given that on October 29, 2024, Plaintiff, Jennifer L. Maddox, on behalf of James P. Kunze, deceased, commenced a civil action in the Circuit Court of Shelby County, Alabama, against the following described property, and against any person or entity claiming an interest in the following described property:

Lot 10 together with an undivided 1/43rd interest in Lot 44 (common area), according to the Map of the Oaks, as recorded in Map Book 10, page 89, in the Office of the Judge of Probate of Shelby County, Alabama.

Said civil action seeks the reformation of the deed to said property as well as declaratory judgment pursuant to Alabama Code § 6-6-222, whereby Plaintiff requests that the Court enter a judgment or decree that said property was owned by James P. Kunze and Brenda C. Kunze as tenants in common and reform the deed to reflect same.

/s/   
Ashley L. Neese (NEE006)  
J. Daniel Leverton (LEV036)  
Robert S. Vance, III (VAN069)  
[Aneese@dfhlaw.com](mailto:Aneese@dfhlaw.com)  
[Dleverton@dfhlaw.com](mailto:Dleverton@dfhlaw.com)  
[Rvance@dfhlaw.com](mailto:Rvance@dfhlaw.com)  
*Attorneys for Plaintiff*

**OF COUNSEL:**  
DOMINICK FELD HYDE, P.C.  
1130 22<sup>nd</sup> Street South, Suite 4000  
Birmingham, AL 35205  
(205) 536-8888



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
10/30/2024 08:59:45 AM  
\$25.00 JOANN  
20241030000338750

*Allie S. Bayl*