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Shelby Cnty Judge of Probate, AL
10/31/2024 10:12:01 AM FILED/CERT

NOTICE OF LIS PENDENS

IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA

STATE OF ALABAMA,

Plaintiff,

v.

CASE NO. PR-2024- 001323

MADDOX JONES, L.L.C.; ANTHONY
C. WILLOUGHBY;
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.

Comes now the State of Alabama, by its attorney, and files herewith notice to all persons concerned that on the 30th day of October, 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): Maddox Jones, L.L.C., Owner of fee; Anthony C. Willoughby, Mortgagee; Donald Armstrong, Property Tax Commissioner

Property description:

A part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 23, Township 21 South, Range 3 West, identified as Tract No. 11 on Project No. STPBH-0119(510) in Shelby County,



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Alabama, and being more fully described as follows:

Commencing at the NW corner of the SW quarter of the NW quarter, Section 23, Township 21 South, Range 3 West; thence East and along the North quarter section line a distance of 1306 feet, more or less, to a point on the acquired R/W line (said line offset 85 feet LT and parallel with centerline of project); thence following the curvature thereof an arc distance of 229.03 feet and along the acquired R/W line to a point on the grantor's North property line (said arc having a chord bearing of S 3 deg. 29 min. 36 sec. W, a counterclockwise direction, a chord distance of 228.91 feet and a radius of 2085.00 feet), which is the point of BEGINNING; thence S 88 deg. 44 min. 28 sec. E and along the grantor's said property line a distance of 22.66 feet to a point on the present West R/W line of SR-119; thence following the curvature thereof an arc distance of 112.74 feet and along said present R/W line to a point on the present R/W radius of Meadowlark Place (said arc having a chord bearing of S 1 deg. 23 min. 36 sec. E, a counterclockwise direction, a chord distance of 112.72 feet and a radius of 1949.86 feet); thence following the curvature thereof an arc distance of 42.58 feet and along said present R/W radius to a point on the acquired R/W line (said line offset 85 feet LT and parallel with centerline of project) (said arc having a chord bearing of S 31 deg. 48 min. 18 sec. W, a clockwise direction, a chord distance of 40.00 feet and a radius of 35.00 feet); thence following the curvature thereof an arc distance of 147.27 feet and along the acquired R/W line (said arc having a chord bearing of N 1 deg. 40 min. 37 sec. W, a clockwise direction, a chord distance of 147.24 feet and a radius of 2085.00 feet) to the point and place of BEGINNING, containing 0.071 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 

J. Bentley Owens, III (OWE004) ✓

Attorney for said Plaintiff

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