

NOTICE OF LIS PENDENS

IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA

SHELBY COUNTY, ALABAMA,


Plaintiff,

v.

AVADIAN CREDIT UNION;
JACOB TIDMORE, in his official
capacity as Property Tax Commissioner of
Shelby County, Alabama; BLANK
COMPANY, an entity, the owner of the
property described in the Complaint; A, B, C,
D and E, 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-2025- 001398


20250401000096830 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
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Comes now Shelby County, Alabama, by its attorney, and files herewith notice to all persons concerned that on the 1st day of April, 2025, condemnation proceedings were commenced in the Probate Court of Shelby County, Alabama, whereby Shelby County, 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): Avadian Credit Union, Owner of fee; Jacob Tidmore, as
Property Tax Commissioner of Shelby County, Alabama

Property description:

A part of the NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 30, Township 19 South, Range 2 West,
identified as Tract No. 13 on Project No. IMD-STPBH-7112(602) in Shelby County,
Alabama and being more fully described as follows:




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Parcel 1 of 1:

Commencing at the Southwest corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West; thence northerly and along the quarter section line a distance of 5 feet, more or less to a point on the acquired right-of-way line (said line 95.00 feet right and parallel to the centerline of the project); thence easterly and along the acquired right-of-way line a distance of 51 feet, more or less to a point on the grantor's west property line, also being the point of beginning; thence N 00 deg. 20 min. 45 sec. W along the grantor's said property line a distance of 67.73 feet to a point on the present south right-of-way line of Valleydale Road; thence N 57 deg. 17 min. 58 sec. E along said present right-of-way line a distance of 91.42 feet to a point on said present right-of-way line; thence N 88 deg. 01 min. 55 sec. E along said present right-of-way line a distance of 112.33 feet to a point on the acquired right-of-way line (said point offset 95.00 feet right and perpendicular to the project centerline at Station 115+65.19); thence S 57 deg. 21 min. 29 sec. W along the acquired right-of-way line a distance of 224.29 feet to the point and place of beginning, containing 0.207 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.

SHELBY COUNTY, ALABAMA

By 
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