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6/6/2023 4:10 PM
58-CV-2022-900333.00
CIRCUIT COURT OF
SHELBY COUNTY, ALABAMA
MARY HARRIS, CLERK

IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA

ZEN PROPERTIES
PLAINTIFFS

vs.

CASE NO. CV-2022-900333.00

WALKER KENNETH GILBERT
DEFENDANTS

ORDER

20250701000198660 1/3 \$28.00
Shelby Cnty Judge of Probate, AL
07/01/2025 10:00:32 AM FILED/CERT

WHEREAS, Plaintiff, Zen Properties, an Alabama Limited Liability Company, whose permanent mailing address is 116 Bolton Lane, Columbiana, Alabama 35051 filed its verified complaint in personam and rem under the provisions of Title 6-6-560, Code of Alabama 1975, against persons herein made Defendants and the lands described herein.

WHEREAS motion for Service by Publication, has been previously granted and publication and completed March 26, 2023.

WHEREAS more than 30 days has passed from the Completion of Publication.

WHEREAS Plaintiff, motion for Default was filed on April 27, 2023.

WHEREAS Defendant Walker Kenneth Gilbert, has failed to file an answer.

WHEREAS Vicki Smith was appointed as Guardian Ad Litem, in this matter and was present at the hearing of testimony.

WHEREAS, testimony in the above styled case was taken Ore Tenus via Zoom on June 6, 2023. At issue is the establishment of the title of the Plaintiff.

The above considered and upon consideration of the documentary evidence and testimony it is the order of this court that Zen Properties LLC is the owner of the following described property in fee simple, It is further ordered that title is quieted in Zen Properties LLC and all

Certified a true and correct copy

Date: 7/1/25

Mary H. Harris
Mary H. Harris, Circuit Clerk
Shelby County, Alabama

other claims and interest are hereby terminated in and to the following described property.

See Exhibit A attached.



20250701000198660 2/3 \$28.00
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Vicki Smith is awarded a fee of 750.⁰⁰ for serving as Guardian Ad Litem.

So ordered June 6th, 2023.

Circuit Judge

A parcel of land located in the South $\frac{1}{2}$ of Section 4, Township 22 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Begin at the Northwest corner of the South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of said Section 4; thence North $85^{\circ}28'08''$ East along the North line of said $\frac{1}{2}$ - $\frac{1}{4}$ Section a distance of 393.98 feet to a point lying West and alongside of Shelby County Road No. 315 (Prescriptive Right of Way); thence South $52^{\circ}46'14''$ East and alongside road 157.26 feet to the beginning of a curve to the left having a central angle of $28^{\circ}37'10''$ a radius of 400.00 feet and subtended by a chord which bears South $67^{\circ}04'49''$ East a chord distance of 197.73 feet; thence along said curve and continuing alongside of road a distance of 199.80 feet to the beginning of a reverse curve to the right having a central angle of $13^{\circ}46'49''$, a radius of 935.70 feet and subtended by a chord which bears South $74^{\circ}30'00''$ East a chord distance of 224.50 feet; thence along said curve and continuing alongside of said road a distance of 225.05 to the beginning of a compound curve to the right having a central angle of $60^{\circ}55'03''$, a radius of 140.00 feet and subtended by a chord which bears South $41^{\circ}58'32''$ East a chord distance of 141.94 feet; thence along said curve and continuing alongside of said road a distance of 148.85 feet to the end of said curve; thence South $11^{\circ}31'00''$ East and continuing alongside of said road a distance of 13.70 feet; thence South $78^{\circ}55'28''$ West and moving away from said road a distance of 315.00 feet; thence North $89^{\circ}59'33''$ West a distance of 686.40 feet to a point lying on the West line of said $\frac{1}{2}$ - $\frac{1}{4}$ Section; thence North $2^{\circ}47'30''$ West along said West line a distance of 380.83 to the point of beginning.

LESS AND EXCEPT: Commence at NW corner of the S $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 4, Township 22, South, Range 1 West; thence easterly along the North line of said $\frac{1}{2}$ - $\frac{1}{4}$ Section for 194.03 feet to the point of beginning; thence continue along the last described course for 200.00 feet to a #5 rebar and cap; thence turn right $42^{\circ}45'38''$ and go 157.26 feet to a curve to the left having a central angle of $7^{\circ}35'18''$ and a radius of 400.00 feet; thence along said curve for 52.74 feet; thence turn $107^{\circ}54'02''$ right from the chord of said curve and go 192.14 feet; thence turn right $84^{\circ}31'00''$ seconds and go 313.36 feet to the POINT OF BEGINNING, SITUATED IN SHELBY COUNTY, ALABAMA.