

Prepared By:  
Associa Client Shared Service Center  
2301 N Greenville Ave Ste 100  
Richardson, TX 75082

20251024000326760  
10/24/2025 12:17:15 PM  
LIEN 1/1

**NOTICE OF ASSESSMENT LIEN**  
LAKE WILBORN RESIDENTIAL ASSOCIATION, INC.  
File No.: 800042 – 8001690521

THE STATE OF ALABAMA           §  
  §  
  §  
COUNTY OF SHELBY           §

WHEREAS that certain Declaration of Covenants, Conditions and Restrictions for Lake Wilborn Residential Association, Inc. (hereinafter "Association"), recorded in the Probate Records Office of Shelby County, Alabama (hereinafter "Declaration") provides for a lien against the property located at **8243 Annika Drive, Hoover, AL 35244** (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, **STEPHEN MICHAEL MILLER AND BECKY RENE MILLER**, (hereinafter "Owner," whether one or more) is the Owner of the Property legally described as follows:

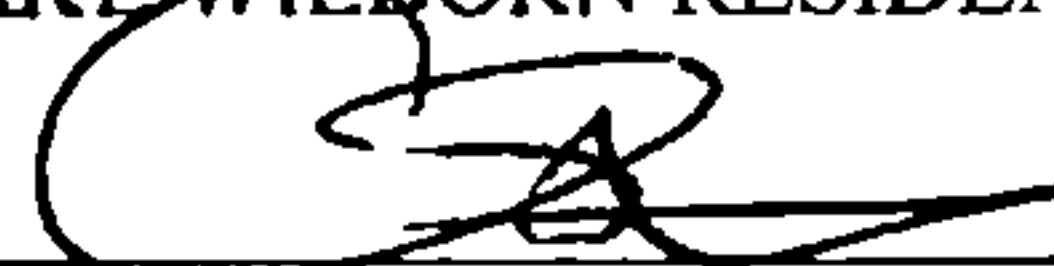
**Lot 4368, according to the Survey of Abingdon by the River, Phase 4, as recorded in Map Book 55, Page 8B in the Probate Office of Shelby County, Alabama**

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 **10/13/2025** equal to **\$1900.32**, 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 22 day of October, 2025.

LAKE WILBORN RESIDENTIAL ASSOCIATION, INC.



CHIVAS SMITH  
SENIOR MANAGER, CLIENT ACCOUNTING  
ASSOCIA® MCKAY MANAGEMENT  
MANAGING AGENT

THE STATE OF TEXAS           §  
  §  
  §  
COUNTY OF DALLAS           §

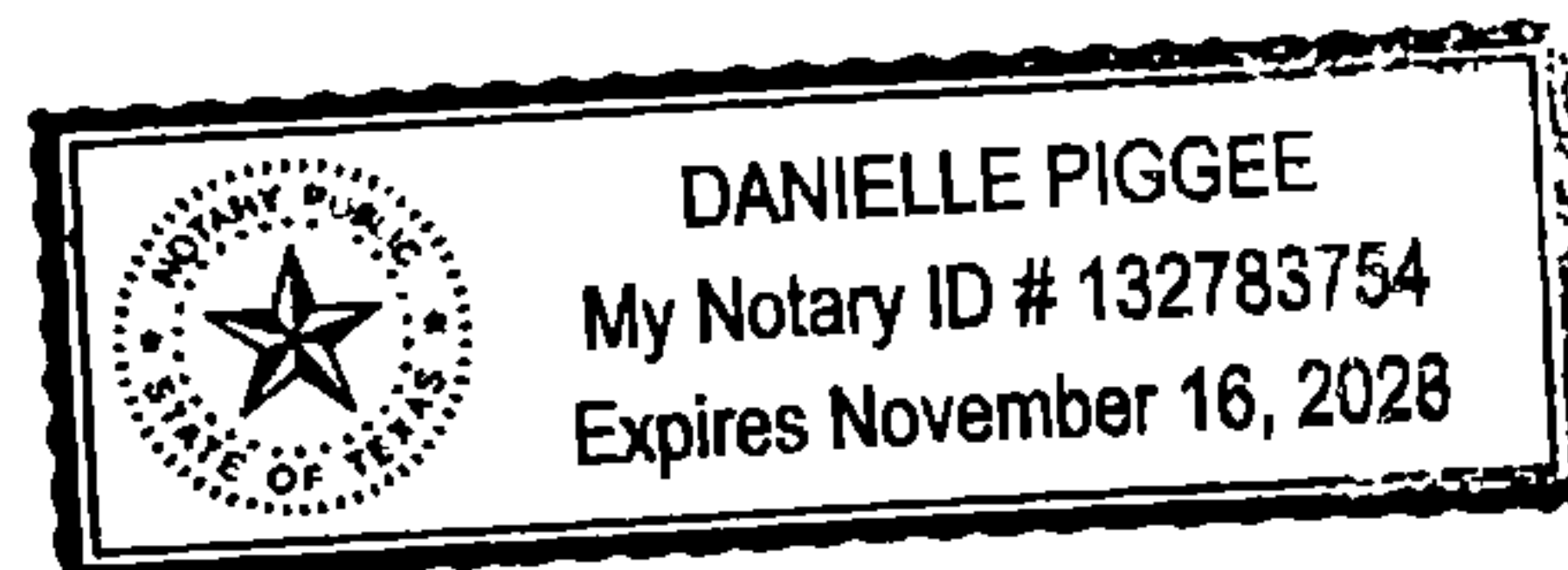
This instrument was acknowledged before me on this 22 day of October, 2025, by Chivas Smith, Senior Manager, Client Accounting acting on behalf of Associa McKay Management, the duly authorized agent for Lake Wilborn Residential Association, Inc.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
10/24/2025 12:17:15 PM  
\$22.00 PAYGE  
20251024000326760

  
NOTARY PUBLIC  
STATE OF TEXAS

*Allen S. Bayl*



11-16-28

WHEN RECORDED MAIL COPY TO:  
Associa Client Shared Services Center  
2301 N Greenville Ave Ste 100  
Richardson, Texas 75082