

**ALABAMA**  
**CONSTRUCTION or MECHANICS**  
**LIEN FORMS**  
**PACKAGE**  
**CONTRACTOR EDITION**  
**(sole proprietor)**

Control Number: AL-P091-PKG



U.S. Legal Forms™ thanks you for your purchase of a Construction Lien Forms Package. This package is an important tool to help you with the legal issues that may arise between a contractor who performs services and/or supplies materials or equipment to a property but is not paid for the services/materials/equipment. This package includes state specific forms for a contractor operating as a sole proprietor or individual.

### **TABLE OF CONTENTS**

- |      |                              |
|------|------------------------------|
| I.   | Form List with descriptions  |
| II.  | Descriptions of Forms        |
| III. | Tips on Completing the Forms |
| IV.  | Disclaimer                   |

### **I. FORM LIST**

With your Construction Lien Package, you will find many of the forms that are necessary to protect your legal rights or claims to secure and enforce a lien on property for unpaid services and/or materials or equipment.

Included in your package are the following forms:

1. Notice of Lien for Furnishing of Materials
2. Verified Statement of Lien
3. Notice of Claim of Lien by Party Other than Original Contractor
4. Owner's Request for Lien Information
5. Acknowledgment of Satisfaction
6. Demand for Acknowledgment of Satisfaction
7. Response to Owner's Request for Lien Information

## II. DESCRIPTIONS OF FORMS

Brief descriptions of the forms contained in your U.S. Legal Forms™ Construction Lien Package are found below.

Notice of Lien for Furnishing of Materials - Alabama law provides that a party who provides materials for the improvement of real property may have a lien against the property for the value of the materials up to the amount of any unpaid balance due the contractor by the owner or proprietor. However, if the party providing materials notifies the owner with this form prior to providing said materials, the noticer shall have a lien for the full price thereof. Alabama law also permits a property owner to use the same notice to respond. If the property owner denies responsibility to the furnisher for the cost of the materials in writing before the materials are used, the provider of materials may not have a lien.

Verified Statement of Lien - Alabama law requires parties entitled to a lien against real property to file a verified statement of lien in the office of the judge of probate of the county in which the property in question is situated. The form of the verified statement is set out in statute and duplicated in this form. Alabama statute states that "Unless such statement is so filed the lien shall be lost."

Notice of Claim of Lien by Party Other than Original Contractor - Alabama statute requires parties other than the original contractor to give notice to the property owner in writing that they intend to claim a lien prior to filing a verified statement of lien. However, this notice is not required by a party who supplies materials if that party has already provided a notice pursuant to Ala. Code Sect. 35-11-210

Owner's Request for Lien Information - If requested to do so by a property owner or proprietor, the original contractor shall provide a complete list of all materialmen, laborers, and employees who have furnished any material or have done any labor or performed any service or who may be under any contract or engagement to furnish any material, or to do or perform any service for such contractor for or on such building or improvement, with the terms and price thereof. Failure of the original contractor to provide this information or to pay any materialman, subcontractor, laborer, or employee in accordance with any special contract made with the owner or proprietor shall forfeit the right of the contractor to a lien.

Acknowledgment of Satisfaction - Alabama law requires a lien claimant whose lien has been fully satisfied to provide an acknowledgment of satisfaction within thirty (30) days of the written request to do so. Failure to do so within thirty (30) days shall result in the lien claimant being held liable for any damages that result.

Demand for Acknowledgment of Satisfaction - Alabama law requires a lien claimant whose lien has been fully satisfied to provide an acknowledgment of satisfaction within thirty (30) days of the written request to do so. Failure to do so within thirty (30) days shall result in the lien claimant being held liable for any damages that result.

Response to Owner's Request for Lien Information - If requested in writing to do so by a property owner or proprietor, the original contractor shall provide a complete list of all materialmen, laborers, and employees who have furnished any material or have done any labor or performed any service or who may be under any contract or engagement to furnish any material, or to do or perform any service for such contractor for, or on, such building or

improvement, with the terms and price thereof. Failure of the original contractor to provide this information or to pay any materialman, subcontractor, laborer, or employee in accordance with any special contract made with the owner or proprietor shall forfeit the right of the contractor to a lien.

If you need additional information, please visit [www.uslegalforms.com](http://www.uslegalforms.com) and look up forms by subject matter. You may also wish to visit our legal definitions page at <http://definitions.uslegal.com/>

### **III. TIPS ON COMPLETING THE FORMS**

The form(s) in this packet may contain “form fields” created using Microsoft Word or Adobe Acrobat (“.pdf” format). “Form fields” facilitate completion of the forms using your computer. They do not limit your ability to print the form “in blank” and complete with a typewriter or by hand.

It is also helpful to be able to see the location of the form fields. Go to the View menu, click on Toolbars, and then select Forms. This will open the Forms toolbar. Look for the button on the Forms toolbar that resembles a shaded letter “a”. Click this button and the form fields will be visible.

By clicking on the appropriate form field, you will be able to enter the needed information. In some instances, the form field and the line will disappear after information is entered. In other cases, it will not. The form was created to function in this manner.

### **IV. DISCLAIMER**

These materials were developed by U.S. Legal Forms, Inc. based upon statutes and forms for the subject state. All information and Forms are subject to this Disclaimer:

**All forms in this package are provided without any warranty, express or implied, as to their legal effect and completeness. Please use at your own risk. If you have a serious legal problem, we suggest that you consult an attorney in your state. U.S. Legal Forms, Inc. does not provide legal advice. The products offered by U.S. Legal Forms (USLF) are not a substitute for the advice of an attorney.**

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