

CODE 205
Telephone: 928-9836

LAW OFFICES

Mailing Address
P.O. BOX 471

E. G. RICKARBY
35 SOUTH SECTION STREET
FAIRHOPE, ALABAMA 36532

December 3, 1966

Mrs. Alice Duck
Clerk of the Circuit Court
Bay Minette, Alabama

Dear Mrs. Duck:

Inre: Earl Ersman
Vs: Harry Steber
Case No. 65-74
File No. 65-160

Please dismiss the above mentioned case when the costs
have been paid.

Thanks.

Yours very truly,



jlb
cc: Mr. Earl Forsman
12-13-66

CODE 205
Telephone: 928-9836

LAW OFFICES

E. G. RICKARBY
35 SOUTH SECTION STREET
FAIRHOPE, ALABAMA 36532

Mailing Address
P.O. BOX 471

September 10, 1966

Mrs. Alice Duck
Clerk of the Circuit Court
Bay Minette, Alabama

Dear Mrs. Duck:

Inre: Forsman
Vs: Steber
Case N o. 6574
Our File: 65-160

Please have Judge Mashburn mark the Forsman vs. Steber
"Continued for settlement", and oblige.

Yours very truly,



EGR/jlb
cc: Mr. Richard C. Lacey
10-12-66

E. G. RICKARBY

392 FAIRHOPE AVENUE
FAIRHOPE, ALABAMA 36532

June 24, 1965

Honorable Taylor Wilkins
Sheriff, Baldwin County
Bay Minette, Alabama

Dear Sheriff:

Inre: Earl Forsman d/b/a Forsman Realty
Vs: Harry Joseph and Bettie Jane Steber
Our File: 65-160

Enclosed find Summons and Complaint in the above mentioned
cause. Please advise as soon as debtor has been served.

Yours very truly,



jlb
Encl.

7-5-65

700,6574

Carl Forsman, d/b/a
Forsman Realty

VS.

Harry Joseph Steber
&
Beth Jane Steber

FILED

JUN 20 1966

MADE BY DICK

Received 29 day of June 1966
and on day of 19

I served a copy of this within
on

My service on

TAYLOR WILKINS, Sheriff

By

E. G. Richardy
Sal. for Plaintiff

No. 6574

Carl Forsman, d/b/a
Forsman Realty

VS.

Harry Joseph Steber
&
Betty Jane Steber

JUN 19 1966

JUN 20 1966

AUG 3 1966

E. G. Richards
Sal. for Plaintiff

Received 29 day of June 1966
and on day of 19

I served a copy of this within
on

By service on

TAYLOR WILKINS, Sheriff

By

E. G. RICKARBY

392 FAIRHOPE AVENUE
FAIRHOPE, ALABAMA 36532

June 24, 1965

Mrs. Alice Duck
Clerk of the Circuit Court
Bay Minette, Alabama

Dear Mrs. Duck:

Inre: Earl Forsman d/b/a Forsman Realty
Vs: Harry Joseph and Bettie Jane Steber
Our File: 65-160

Enclosed find Summons and Complaint and agreement marked
"Exhibit A" in the above styled cause. Please process and
oblige, ~~and send bill for costs.~~

Thanks.

Yours very truly,



jlbr
Encl.
7-5-65

EARL FORSMAN, doing business
as FORSMAN REALTY,

Plaintiff,

VS.

HARRY JOSEPH STEBER and
BETTIE JANE STEBER,

Defendants

IN THE CIRCUIT COURT OF

BALDWIN COUNTY, ALABAMA,

AT LAW.

CASE NO. 6574

PLAINTIFF'S DEMURRERS TO DEFENDANT'S PLEAS

Comes the Plaintiff and demurs to Plea III to Counts
One and Two and for grounds of said demurrer, says:

I.

Said plea does not show what money Plaintiff expended
which was not authorized.

Attorney for Plaintiff

CERTIFICATE OF SERVICE

I hereby certify that on the _____ day of August, 1965,
I served a copy of this pleading on Richard C. Lacey, Esquire,
Attorney for Defendant, by mailing same by United States Mail,
properly addressed, First Class Postage prepaid.

E. G. RICKARBY,
Attorney for Plaintiff.

EARL FORSMAN, doing business
as FORSMAN REALTY,

Plaintiff,

VS.

HARRY JOSEPH STEBER and
BETTIE JANE STEBER,

Defendants

IN THE CIRCUIT COURT OF

BALDWIN COUNTY, ALABAMA,

AT LAW.

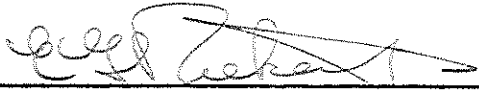
CASE NO. 6574

PLAINTIFF'S DEMURRERS TO DEFENDANT'S PLEAS

Comes the Plaintiff and demurs to Pleas III to Counts
One and Two and for grounds of said demurrer, says:


I.

Said plea does not show what money Plaintiff expended
which was not authorized.


Attorney for Plaintiff

CERTIFICATE OF SERVICE

I hereby certify that on the 14th day of August, 1965,
I served a copy of this pleading on Richard C. Lacey, Esquire,
Attorney for Defendant, personally ~~by mailing same by United States Mail,~~
~~properly addressed, First Class Postage prepaid.~~


E. G. RICKARBY,
Attorney for Plaintiff.

FILED
AUG 26 1965
ALICE L. DUCK, CLERK

Plaintiff,

HARRY JOSEPH STEBER and
BETTIE JANE STEBER,

Defendants

BALDWIN COUNTY, ALABAMA.

ALL INFORMATION CONTAINED
HEREIN IS UNCLASSIFIED

CASE NO. 6574

Comes the Plaintiff and demurs to Ples III to Counts One and Two and for grounds of said demurrer, says:

3. Results

Said plea does not show what money Plaintiff expended which was not authorized.

Attorney for Plaintiff

I hereby certify that on the _____ day of August, 1965,
I served a copy of this pleading on Richard C. Lacey, Esquire,
Attorney for Defendant, by mailing same by United States Mail,
properly addressed, First Class Postage prepaid.

E. G. RICKARBY,
Attorney for Plaintiff.

EARL FORSMAN, doing business as
FORSMAN REALTY,

Plaintiff,

VS.

HARRY JOSEPH STEBER and
BETTIE JANE STEBER,

Defendants

) IN THE CIRCUIT COURT OF
)
) BALDWIN COUNTY, ALABAMA

) AT LAW
) CASE NO. 6574
)
)
)
)

Now comes the Defendant in the above styled cause and for answer to the Complaint in this cause heretofore filed pleads as follows:

TO COUNT I OF THE SAID COMPLAINT:

I

The Defendant for answer to the said Complaint saith that he is not guilty of the matters alleged therein.

II

The Defendant, as a defense to the action of the Plaintiff, saith that he has paid the Plaintiff in full.

III

The Defendant, as a defense to the action of the Plaintiff, saith that the Plaintiff expended sums of money not authorized by Defendant and that the Plaintiff is now attempting to recover these unauthorized expenditures by this action.

TO COUNT II OF THE SAID COMPLAINT:

I

The Defendant for answer to the said Complaint saith that he is not guilty of the matters alleged therein.

II

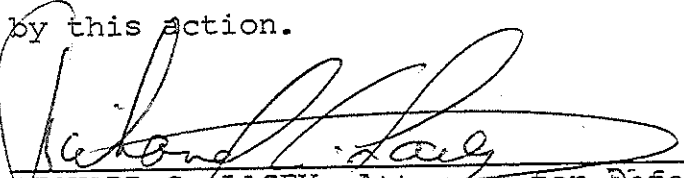
The defendant, as a defense to the action of the Plaintiff, saith that he has paid the Plaintiff in full.

III

The Defendant, as a defense to the action of the Plaintiff, saith that the Plaintiff expended sums of money not authorized by Defendant and that the Plaintiff is now attempting to recover these unauthorized expenditures by this action.

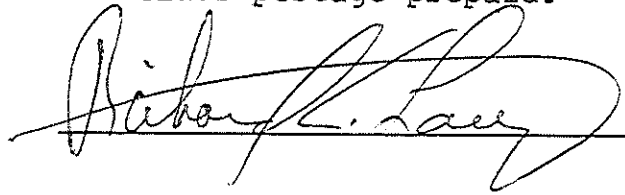
FILED

AUG 28 1953


RICHARD C. LACEY, Attorney for Defendant
438

CERTIFICATE OF SERVICE

I do hereby certify that I have on this 20th day of August, 1965, served a copy of the foregoing pleading on counsel for all parties to this proceeding by mailing the same by United States mail, properly addressed, and first class postage prepaid.

A handwritten signature in dark ink, appearing to read "Richard L. Lacy", is written over a horizontal line.

STATE OF ALABAMA
COUNTY OF BALDWIN

CIRCUIT COURT, BALDWIN COUNTY,
NO. 6574 TERM, 1965.

TO ANY SHERIFF OF THE STATE OF ALABAMA:

You are Hereby Commanded to Summon HARRY JOSEPH STEBER and BETTIE JANE STEBER to appear and plead, answer or demur, within thirty days from the service hereof, to the complaint filed in the Circuit Court of Baldwin County, State of Alabama, at Bay Minette, against HARRY JOSEPH STEBER and BETTIE JANE STEBER, Defendants, by EARL FORSMAN, doing business as FORSMAN REALTY, Plaintiff.

WITNESS my hand this 29 day of June, 1965.

Robert H. Hark Clerk.

EARL FORSMAN, doing business
as FORSMAN REALTY,
Plaintiff,

VS.

HARRY JOSEPH STEBER and
BETTIE JANE STEBER,
Defendants.

IN THE CIRCUIT COURT OF
BALDWIN COUNTY, ALABAMA,

AT LAW.

No. 6574

C O M P L A I N T

Count I.

The Plaintiff claims of the Defendants THREE HUNDRED SEVENTY AND 47/100 (\$370.47) DOLLARS damages for the breach of an agreement entered into by him on, to-wit, the 12th day of August, 1964, copy of which agreement is attached hereto and marked "Exhibit A" and made a part hereof. And the Plaintiff says, although he has complied with all of its provisions on his part, the Defendants have failed to comply with the following provisions thereof, viz: The Defendants have failed to pay the balance of THREE HUNDRED SEVENTY AND 47/100 (\$370.47) DOLLARS due under this agreement.

Count II.

The Plaintiff claims of the Defendants the sum of THREE HUNDRED SEVENTY AND 47/100 (\$370.47) DOLLARS

Cont'd Summons & Complaint
Earl Forsman vs. Steber

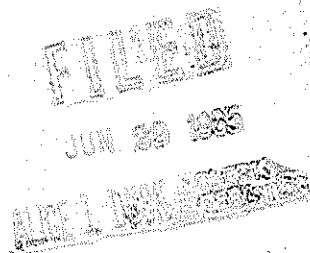
due from them on account stated between the Plaintiff and the Defendants on, to-wit, the 25th day of February, 1965, which sum of money with the interest thereon is still unpaid.



Attorney for Plaintiff

Defendants address is 102 Brown Street, Fairhope, Alabama.

Mr. Steber works out of town and can be found at home after 6:00 o'clock P.M.



EXCLUSIVE LISTING CONTRACT

"EXHIBIT A"

FORSMAN REALTY
304 Delmar Street
Fairhope, Alabama

AUGUST 12 1964

In consideration of services rendered and to be rendered by you in selling or assisting me to sell property described as follows

201 MAGNOLIA AVE

Price altered by
Written agreement
12/29/64 - K.S.

I agree that you shall have the sole and exclusive agency of sale for said property, for \$15,800.00 and for any less amount hereafter authorized by me, for a period of 3 months from date hereof, and thereafter until notified by me in writing of its withdrawal from sale and I hereby authorize you to sell or contract with purchaser for the sale and conveyance by warranty deed of said premises according to the price and terms herein given, and agree to furnish at my expense abstract of title or title insurance policy, and pay all unpaid installments of special assessments for improvement completed, and prorate, on customary basis, taxes, interest and all other items of income and expense to date of delivery of deed.

If said property be sold or otherwise disposed of by you during the above period, I agree to pay to you a commission of 5 per cent on the gross amount of said sale price.

I further agree to pay said commission to Earl Forsman Realty, if said property be sold or otherwise disposed of by any other person, firm or corporation including the undersigned, during the above period, or after the above period on information given, received or obtained through you.

If this property is sold by means of an F.H.A. insured loan then I agree to pay the prevailing mortgage discount rate at the time of the closing of the sale. This mortgage discount has been explained to me by the listing agent.

Signature of Owner:

Harry Joseph Steber
Betty Jane Steber

DESCRIPTION OF PROPERTY

Date AUG 12, 1964

Price 15,800.00 *13,500.00

Name of Owner HARRY J STEBER House No. 201 MAGNOLIA Telephone No. 89080

Lot No. Block In Fairhope No. Bedrooms 12
Den or Family Rm. Total No. Rooms 19 Exterior Walls FRAME Roof Metal
Interior Finish PLASTER Floors PINE Baths 6 Type Cooling NONE
Water Heater 6 WATER HEATERS Stove Connection GAS Garage NO Porches FRONT
How Heated RADIANT Sewer CITY Water CITY Gas NAT. 6 METERS
Size of Lot 160 X 214 Street Paved YES Sidewalk YES Driveway NONE
Mortgage \$ 6834.01 When and to whom Due BALD. SAV. & LOAN Remaining years Interest
Present monthly payments 91.00 City, State & County Taxes 262.04 Paving or Sewer Assessments
Is Property Rented 340.00 PER MO To Whom Income
Terms: \$ Cash. Loan Second Mortgage YES
Condition of property GOOD Age 50 YRS Can we place sign thereon?
Possession given BY AGREEMENT Will exchange for Listing Agent
Door Key found When can property be shown ANY TIME
Additional Remarks: 6 APARTMENTS 1 - 6 ROOM THATS 4 BEDROOM RENTED AS
SLEEPING 7 WEEK 3 - 1 BED APTS 40 MO 2 APTS 50 MO

6574

Earl Forsman

vs

Harry Joseph Steber
etal

See Mr. Forsman in file
8-7459-102 Brown

Received 29 day of June 1965

and on 3 July 1965

served a c within 88c

1 Harry Joseph &
Bettie Jane Steber

y service on 96.44 J. & Bettie

Jon Steber

J. L. Wilkins, Sheriff

By Roy Randall D. S.

\$1 Super

Sheriff claims 140 miles at

100 Cents per mile Total \$14.00

TAYLOR WILKINS, Sheriff

By Roy Randall
DEPUTY SHERIFF

