

Recorded 07-Sep-2023 Filing No. 105991

At 01:22 PM in Book D13 Page 5

Fee \$62.00 Kaia Bowden Rich County Recorder

For WASATCH LIEN SERVICE



WHEN RECORDED RETURN TO:

Wasatch Lien Service, LLC
3165 East Millrock Drive, Suite 500
Salt Lake City, UT 84121
(801) 278-5436
Fax: (801) 438-2077

Parcel I.D.# See Attached Exhibit "A"

NOTICE OF CONSTRUCTION LIEN

NOTICE IS HEREBY GIVEN by **Ridge Rock, Inc., 985 West 14600 South, Bluffdale, Utah 84065**, (801) 598-5014 (the "Lien Claimant"), by and through its duly authorized limited recording agent, Wasatch Lien Service, LLC, that Lien Claimant holds and claims a construction lien (the "Construction Lien") in accordance with the provisions of Utah Code Ann. Sections 38-1a-101 et seq. The Construction Lien is upon and against the real property and improvements owned or reputed to be owned by **The Waters Edge Properties, LLC**. Said real property is located in Garden City, Rich County, State of Utah, and more particularly described as follows:

SEE ATTACHED EXHIBIT "A".

The Lien Claimant was employed by or provided utilities, site excavation, road base, concrete, over excavation, and asphalt at the request of **BCC Construction**, with the address of 471 West Universal Circle, Sandy, Utah 84070, for the benefit and improvement of the above-described real property. The Lien Claimant first provided materials and services on May 2, 2022 and last provided materials and services on January 20, 2023. The Lien Claimant claims the principal amount of **\$247,369.14 (\$11,779.482 per parcel)** under the Construction Lien. The Lien Claimant also claims that it is entitled to recover interest pursuant to Utah Code Ann. Section 38-1a-309, costs pursuant to Utah Code Ann. Section 38-1a-706, and attorney fees pursuant to Utah Code Ann. Section 38-1a-707.

PROTECTION AGAINST LIENS AND CIVIL ACTION

NOTICE IS HEREBY PROVIDED in accordance with Section 38-11-108 of the Utah Code that under Utah law an "owner" may be protected against liens being maintained against an "owner-occupied residence" and from other civil action being maintained to recover monies owed for "qualified services" performed or provided by suppliers and subcontractors as part of this contract, if either section (1) or (2) is met: (1)(a) the owner entered into a written contract with an original contractor, a factory built housing retailer, or a real estate developer; (b) the original contractor was properly licensed or exempt from licensure under Title 58, Chapter 55, Utah Construction Trades Licensing Act at the time the contract was executed, and (c) the owner paid in full the contracting entity in accordance with the written contract and any written or oral amendments to the contract; or (2) the amount of the general contract between the owner and the original contractor totals no more than \$5,000. (3) An owner who can establish compliance with either section (1) or (2) may perfect the owner's protection by applying for a Certificate of Compliance with the Division of Occupational and Professional Licensing. The application is available at www.dopl.utah.gov/rlrf.

WASATCH LIEN SERVICE, LLC
Agent for the Lien Claimant

By:

Jamie Crnich

STATE OF UTAH

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: ss.

COUNTY OF SALT LAKE

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Jamie Crnich, as manager of Wasatch Lien Service, LLC, personally appeared before me on September 7, 2023 and acknowledged that Wasatch Lien Service, LLC is the agent for Ridge Rock, Inc., and acknowledged that she executed the above document.

Rachel Mecham

Notary Public
Order #2096-0923-02

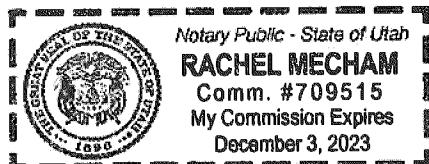


EXHIBIT A

Parcel Number	Legal Description
41-21-400-0062	COM 99 FT N FROM SW COR OF LOT 9, BLK 6 PLAT B GARDEN CITY SURVEY, TH E 225 FT, TH N 99 FT, TH W 225 FT, TH S 99 FT TO PL OF BEG
41-21-400-0068	BEG AT A PT 120 FT E OF THE SW COR OF LOT 9, BLK 6, GARDEN CITY SURVEY TH N 99 FT, TH E 105 FT, TH S 99 FT TH W 105 FT TO POB.
41-21-400-0307	BEG AT A PT 198 FT N OF THE SW COR OF LT 9, BLK 6, PL B, GCS, & RN TH N 99 FT; TH E 150 FT; TH S 99 FT; TH W 150 FT TO THE POB. EXCEPTING THEREFROM A R/W FOR INGRESS & EGRESS (REMAINDER DESCRIPTION) LESS 0.23 AC TO WATERS EDGE RESORT PUD PHASE III (S11-1749)
41-21-400-0338	BEG 297 FT N & 220 FT E FROM SW COR LOT 9, BLK 6, PLAT B GARDEN CITY SURVEY; TH S 99 FT; THE E 130 FT; TH N 99 FT; TH W 130 FT TO THE POB. TOGETHER WITH A R/W DESCRIBED AS FOLLOWS: BEG AT A PT 198 FT N OF THE SW COR OF LOT 9, BLK 6, PLAT "B" GARDEN CITY SURVEY & RN TH N 11 FT; TH E 220 FT; TH S 11 FT; TH W 220 FT TO THE POB. LESS: 0.09 AC TO LAKE RESIDENCES AT BEAR LAKE PH 7A. LESS: 0.09 AC TO LAKE RESIDENCES AT BEAR LAKE PH 7B.
41-21-403-0101	UNIT 101C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0102	UNIT 102C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0201	UNIT 201C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0202	UNIT 202C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0301	UNIT 301C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0302	UNIT 302C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0401	UNIT 401C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-403-0402	UNIT 402C, LAKE RESIDENCES AT BEAR LAKE PH 7A
41-21-404-0101	UNIT 101E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0102	UNIT 102E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0201	UNIT 201E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0202	UNIT 202E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0301	UNIT 301E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0302	UNIT 302E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0401	UNIT 401E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-404-0402	UNIT 402E, LAKE RESIDENCES AT BEAR LAKE PH 8A
41-21-411-0001	WATERS EDGE RESORT PUD PHASE III