



NOTICE OF CONSTRUCTION LIEN

Claimant: Mountainland Supply, LLC, 1505 West 130 South, Orem, UT 84058 (801) 224-6050
Reputed Owner: QZ12 Opportunity Fund, LLC
Record Owner: QZ12 Opportunity Fund, LLC
Debtor: Eagle Heating and Cooling, LLC

Amount Owed: \$103,117.80, together with interest, costs, and attorney's fees as allowed by contract and by law
First labor/materials were furnished: 04/24/2023 Last labor/materials were furnished: 06/15/2023
County: Salt Lake
Property subject to this lien:

BEG S 89°58'59" E 99.06 FT FR THE NW COR OF LOT 5, BLK 59, PLAT C, SLC SUR; S 89°58'59" E 115.44 FT;
S 136.79 FT; N 89°58'59" W 49.44 FT; N 0°00'55" W 37.72 FT; N 89°58'59" W 65.96 FT; N 0°00'55" W 99.07 FT
TO BEG. (BEING PT OF LOTS 5 & 6, BLK 59, PLAT C, SLC SUR).


Parcel #: 08-35-478-052-0000

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 a part of this contract, if and only if the following conditions are satisfied:

- (1)(a) the owner entered into a written contract with either a real estate developer or an original contractor;
- (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.

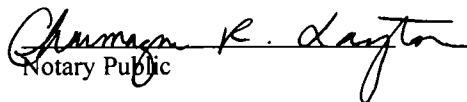
Dated this 28th day of August, 2023.

CLAIMANT: Mountainland Supply, LLC


By: Randy J. Christiansen, Attorney for Claimant

STATE OF UTAH)
 SS
COUNTY OF UTAH)

On the 28th of August, 2023, Randy J. Christiansen personally appeared before me and stated and swore under oath that he is the authorized agent to sign for Claimant, that this Notice of Construction Lien was signed on Claimant's behalf, that he is authorized by Claimant to sign on its behalf, that this claim of Construction Lien and the information contained herein is true and correct and represents a valid claim to the best of his knowledge.


Notary Public

