

14363812 B: 11559 P: 6721 Total Pages: 3
03/28/2025 11:35 AM By: csummers Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: BABCOCK SCOTT & BABCOCK
370 E. SOUTH TEMPLESALT LAKE CITY, UT 84111

WHEN RECORDED, RETURN TO:

Justin E. Scott
BABCOCK SCOTT & BABCOCK, P.C.
370 East South Temple, 4th Floor
Salt Lake City, Utah 84111
Telephone: 801-531-7000
justin@babcockscott.com

NOTICE OF CONSTRUCTION LIEN

NOTICE IS HEREBY GIVEN that LG CONCRETE LLC ("Claimant"), located at 5257 West 2200 South, and whose telephone number is (801) 604-2476, claims and holds a construction lien, pursuant to Utah Code section 38-1a-101, *et seq.*, upon the property and improvements thereon and interests therein, including any leasehold interests, described hereinafter. Claimant's lien is based upon the following:

1. Claimant provided services, labor, materials and/or equipment in connection with improvements on certain real property located at or about 2145 East 2100 South, Salt Lake City, Salt Lake County, State of Utah, being more particularly described as follows:

LEGAL DESCRIPTION: LOT 1, 21ST & 21ST SUBDIVISION

PARCEL / SERIAL NO.: 16-15-359-018-0000

(the "Property").

2. To the best of Claimant's knowledge, 2100 AND 2100, LLC is the record owner and/or reputed owner of the Property.

3. The services, labor, materials and/or equipment for which demand and claim is made was provided to and/or at the request of RIMROCK CONSTRUCTION.

4. Claimant is owed money for the services, labor, materials and/or equipment it provided for improvement to the Property in the principal amount of at least SEVENTY-EIGHT THOUSAND FOUR HUNDRED FIFTEEN AND 24/100 U.S. DOLLARS (\$78,415.24), plus interest, attorney fees, and costs, which amount could change, should additional credits or charges be discovered.

5. Claimant provided the first services, labor, materials and/or equipment on or about March 27, 2024, and provided the last services, labor, materials and/or equipment on or about September 20, 2024.

6. **PROTECTION AGAINST LIENS AND CIVIL ACTION.** Notice is hereby provided in accordance with Utah Code §38-11-108 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. 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.

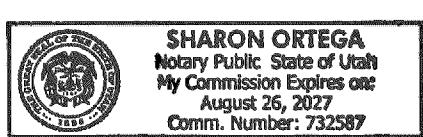
DATED: March 28, 2025.

LG CONCRETE LLC

By: Justin E. Scott
Justin E. Scott
Its: Attorney and Authorized Agent

STATE OF UTAH)
:ss.
COUNTY OF SALT LAKE)

On March 28, 2025, Justin E. Scott, 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, and that this Notice of Construction Lien and the information contained herein is true and correct and represents a valid claim to the best of his knowledge.



Sharon Ortega
UTAH NOTARY PUBLIC

CERTIFICATE OF MAILING

I hereby certify that I caused a true and correct copy of the foregoing NOTICE OF CONSTRUCTION LIEN to be sent by certified mail, postage prepaid thereon, on March 28, 2025, to the following:

2100 AND 2100, LLC
4655 South 2300 East 205
Salt Lake City, UT 84117

Cert. Mail No. 9559071052701504106561

