

Robert S. Rosing
ROSING DAVIDSON FROST
136 Heber Ave., Suite 205
Park City, Utah 84060
(435) 731-5451

ENT 15997:2025 PG 1 of 1
ANDREA ALLEN
UTAH COUNTY RECORDER
2025 Mar 05 03:56 PM FEE 40.00 BY LM
RECORDED FOR Rosing Davidson
ELECTRONICALLY RECORDED

THIS LAW FIRM IS A DEBT COLLECTOR. THIS COMMUNICATION IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED CAN AND WILL BE USED FOR THAT PURPOSE.

HOMEOWNERS ASSOCIATION NOTICE OF LIEN

Holbrook Farms Master Association (the "Association"), through the undersigned, hereby notifies all persons that the certain real property identified below, and owned or purportedly owned by ("Owner"), is subject to a continuing lien in favor of the Association pursuant to the Utah Community Association Act (Utah Code Ann. § 57-8a-101 *et seq.*) and the Association's governing documents.

Address, Legal Description, and Parcel No. of Property Subject to Lien: 3213 W 2400 North LEHI, UT and lying in Utah County, and more particularly described below:

Lot 408, PLAT A, PHASE 4 HOLBROOK FARMS, according to the Official Plat thereof as Recorded in the Office of the Utah County Recorder.

Parcel No. 41-864-0408 (the "Property")

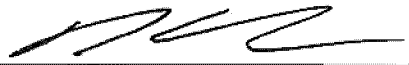
Owner's Mailing Addresses: 3213 W 2400 North LEHI, UT 84043

As of March 5, 2025, the amount of the lien against the Property is **\$3,982.50**, which is calculated as follows: **\$3,982.50** in unpaid assessments and common area fees, late fees or charges, interest, attorneys' fees, costs, and other collection costs; plus \$0.00 in unpaid fines. The balance of the lien shall increase by future accruing assessments, common area fees, late fees/charges, interest, fines, attorneys' fees and collection costs, and other costs assessed to the Owner's account with the Association, less any payments or credits until such lien is released.

Lien Claimant: Holbrook Farms Master Association, c/o Robert S. Rosing, 136 Heber Ave., Suite 205, Park City, Utah, 84060; Phone: (435) 731-5451.

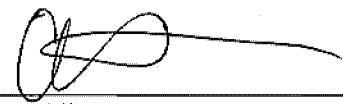
DATED, March 5, 2025.

HOLBROOK FARMS MASTER ASSOCIATION


By: Robert S. Rosing, in his capacity as
attorney for lien claimant

STATE OF UTAH)
) ss.
COUNTY OF SUMMIT)

On March 5, 2025, Robert S. Rosing personally appeared before me, subscribed and sworn and the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.


Notary Public

