

After Recording Return to:
Paul Properties, Inc.
P.O. Box 910298
St. George, UT 84791

DOC # 20250003929

Notice of Lien Page 1 of 2
Gary Christensen Washington County Recorder
02/05/2025 01:19:13 PM Fee \$ 40.00
By PAUL PROPERTIES INC



NOTICE OF LIEN

Parcel No: SG-SCMST-4-81

NOTICE IS HEREBY GIVEN THAT SUN COUNTRY MEADOWS SOUTH TOWNHOMES - PHASE 4 hereby gives notice of intention to hold a claim and a Lien upon certain real property owned and reputed to be owned by **VERNON DENMAN** located in Washington, Washington County, State of Utah, more specifically described as follows:

All of Lot (unit #81), **SUN COUNTRY MEADOWS SOUTH TOWNHOMES - PHASE 4**, TOGETHER WITH the appurtenant undivided ownership interest in the common areas, as set forth in the Declaration of Covenants, Conditions & Restrictions of **SUN COUNTRY MEADOWS SOUTH TOWNHOMES - PHASE 4**.

The amount demanded hereby is **ONE THOUSAND AND TWO HUNDRED AND NINETY DOLLARS AND ZERO CENTS** owing to **SUN COUNTRY MEADOWS SOUTH TOWNHOMES - PHASE 4** for the Association homeowners' dues and assessments, plus after- accruing dues and assessments, interest, and late fees, pursuant to the governing documents of the project. The Lien represents the following charges: **(\$1,290.00)**

SUN COUNTRY MEADOWS SOUTH TOWNHOMES - PHASE 4
Dues and assessments delinquent through **January 23, 2025**

Collection Fees as may be due under the CC&R's

Plus, after-accruing dues, collection fees, attorney's Fees, interest, and costs

The Lot owners have failed and refused to make payments of homeowners' dues and assessments when due, and the amount of said charges, together with interest, costs, and attorney's fees (as may be due under the CC&R's) constitutes a lien upon the ownership interest in the property.

DATED this 29 day of **January**

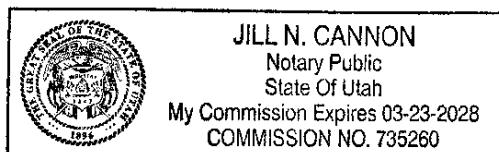
David J. Paul

Property Manager for **SUN COUNTRY MEADOWS SOUTH
TOWNHOMES - PHASE 4**

STATE OF UTAH

COUNTY OF WASHINGTON

On the 29 day of **January, 2025** personally appeared before me, David Paul, the signer of the foregoing document, who acknowledged to me that he executed the same.



Jill N. Cannon
Notary Public

CERTIFICATE OF MAILING

I certify that on the 29 day of **January, 2025** a true and correct copy of the foregoing Notice of Lien was sent by regular and certified mail to **Vernon Denman, 1055 E 900 S #81 St George, UT 84790**.

Maren Merrill