

Notice of Lis Pendens Page 1 of 2
 Gary Christensen Washington County Recorder
 05/22/2025 03:20:41 PM Fee \$40.00 By PARSONS
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Attorneys for Plaintiff George Warren

IN THE FIFTH JUDICIAL DISTRICT COURT
 FOR THE COUNTY OF WASHINGTON, STATE OF UTAH

<p>George Warren, Plaintiff, vs. Jacob Smith, an individual; and Goldschmidt Holdings, LLC, a Utah limited liability company, Defendants.</p>	<p>NOTICE OF LIS PENDENS</p> <p>Civil No. 250500424</p> <p>Judge Jay Winward</p> <p>Tier 2</p>
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NOTICE IS HEREBY GIVEN that an action has commenced in the Fifth Judicial District of Washington County, State of Utah, regarding the proper ownership of certain assets, including, without limitation, the real property located at 239 Crest Line Cir, Saint George, UT 84790, parcel number SG-ERS-3-3, possessing a legal description of:


All of Lot Four (3), East Ridge Subdivision – Phase 3, according to the Official Plat thereof on file in the Office of the Recorder of Washington County, State of Utah.

Plaintiff alleges that the transfer of ownership of the above property is voidable pursuant to Utah Code Ann. § 25-6-203. Plaintiffs seek to collect against the above-described property on a default judgment in an associated suit, *Warren v. Smith*, Case No. 240501004, in the Fifth Judicial District Court for the County of Washington, State of Utah, in the amount of \$101,252.14.

Any and all parties seeking to acquire or alienate any interest in the above-described property should take notice of the pendency of the action.

DATED May 22, 2025.

PARSONS BEHLE & LATIMER

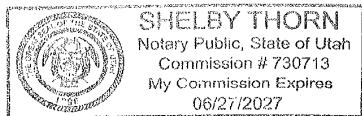

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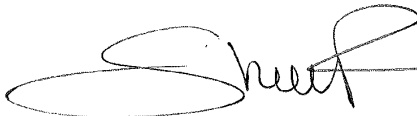
Attorneys for Plaintiff George Warren

STATE OF UTAH)
) ss.
COUNTY OF WASHINGTON)

The forgoing instrument was acknowledged before me this 22nd day of may, 2025, by C. Edward Cather, known or identified to me to be the same person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month, and year in this certificate first written above.




Notary Public for Utah

My Commission Expires: 6/27/2027