



\*W3274939\*

E# 3274939 PG 1 OF 1  
Leann H. Kilts, WEBER COUNTY RECORDER  
02-Mar-23 02:19 PM FEE \$40.00 DEP TN  
REC FOR: DENTONS DURHAM JONES PINEGAR - OGI  
ELECTRONICALLY RECORDED

# Notice of Construction Lien

**Claimant:** Wheelwright Lumber Company, 3127 S Midland Drive, Ogden, Utah, 84401 (801) 627-0850  
**Reputed Owner:** Builtright, LLC  
**Record Owner:** Builtright, LLC  
**Non-paying Party:** Builtright, LLC  
**Amount owed:** \$10,553.08, together with interest, costs, and reasonable attorney fees.

**First labor/materials were furnished:** October 14, 2021

**Last labor/materials were furnished:** November 22, 2022

**Property subject to this lien:**

ALL OF LOT 87, SHEEP CREEK CLUSTER SUBDIVISION PHASE 3, WEBERCOUNTY, UTAH.  
22-244-0008

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 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."
- (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/rlr/](http://www.dopl.utah.gov/rlr/).

DATED this 2nd day of March, 2023.

**CLAIMANT, Wheelwright Lumber Company**

*Tatiana Michel*  
Acting through its duly authorized limited recording agent, Dentons Durham Jones Pinegar P.C.

**ACKNOWLEDGMENT**

On the 2nd day of March, 2023, Tatiana Michel personally appeared before me and stated and swore under oath that Dentons Durham Jones Pinegar P.C. is the authorized agent to sign for Claimant, that this Notice of Construction Lien was signed on claimant's behalf, that Dentons Durham Jones Pinegar P.C 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 her knowledge.

*Marilynn C Brady*  
Notary Public

