

WHEN RECORDED RETURN TO:

Bone Drywall LLC.
890 Marshall Way, Layton Ut 84041
801-544-7204



W3291203

Parcel Record Nos. 010360069

**NOTICE OF CLAIM OF LIEN
"Construction Lien"**

NOTICE IS HEREBY GIVEN BY Bone Drywall LLC. (the "Lien Claimant"), located at **890 Marshall Way**, Layton Ut 84041 and whose telephone number is 801-544-7204, of its intent to hold and claim a construction lien by virtue of and in accordance with the provisions of Utah Code Ann. § 38-1a-101 *et seq.* The construction lien is claimed against the following property, owned at the time of first work by Ogden MT Lofts LLC, reputed to be owned by **W Squared QOZXB, LLC** and/or SUMMA TERRA VENTURES as parcel(s) 010360069 specifically described as follows:

COMMENCING AT THE CENTER LINE OF MADISON AVENUE AND 23RD STREET, THENCE NORTH 89D00'33" WEST 49.50 FEET COINCIDENT WITH THE CENTER LINE OF 23RD STREET, THENCE NORTH 01D00'26" EAST 49.50 FEET TO THE SOUTHEAST CORNER OF SAID BLOCK 42, THENCE NORTH 89D00'33" WEST 264.75 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3, BLOCK 42, PLAT A, OGDEN CITY SURVEY AND THE TRUE POINT OF BEGINNING. THENCE NORTH 89D00'33" WEST 121.88 FEET COINCIDENT WITH THE NORTH RIGHT OF WAY LINE OF SAID 23RD STREET TO A POINT 10.50 FEET EASTERLY OF THE SOUTHWEST CORNER OF SAID LOT 3, THENCE NORTH 01D01'02" EAST 122.00 FEET, THENCE SOUTH 89D00'33" EAST 29.00 FEET, THENCE NORTH 01D01'02" EAST 43.00 FEET, THENCE SOUTH 89D00'33" EAST 92.88 FEET TO A POINT ON THE EAST LINE OF SAID LOT 3, THENCE SOUTH 01D00'50" WEST 165.00 FEET COINCIDENT WITH SAID EAST LINE TO THE POINT OF BEGINNING. AREA = 0.43 ACRES.

The Lien Claimant was employed by and did furnish materials and supplies at the request of **MakersLine**, for the benefit and improvement of the above-described real property. The Lien Claimant's materials and supplies were first provided on September 26 2022, and last provided on July 6 2023. There is currently due and owing to the Lien Claimant the sum of \$93,490.00, not including interest, costs, lien fees, and attorneys' fees; all for which the Lien Claimant holds and claims this mechanic's lien. See also preliminary notice number 9870877

PROTECTIONS AGAINST LIENS AND CIVIL ACTION

NOTICE IS HEREBY PROVIDED in accordance with Section 38-11-107 of the Utah Code, that under Utah law an "owner" may be protected against liens being maintained on 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 and only if the following conditions are satisfied: (1) the owner entered a written contract with either a real estate developer, an original contractor, or a factory build housing retailer; (2) 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; (3) the owner paid in full the original contractor, factory build housing retailer, or real estate

developer, or their successors or assigns in interest in accordance with the written contract and any written or oral amendments to the contract; and (4) an owner who has satisfied all of these conditions may perfect his protection from liens by applying for a Certificate of Compliance with the Division of Occupational and Professional Licensing by calling (801) 530-6628 or toll free in Utah only (866) 275-3675 and requesting to speak to the office administering the Lien Recovery Fund.

BONE DRYWALL LLC.

By: Janece Packer
Name Janece Packer
Title Office manager

STATE OF UTAH)
 ss:
COUNTY OF DAVIS)

I certify that on this 18th day of July 18 2023, Janece Packer, as authorized signer for Bone Drywall LLC., personally appeared before me and acknowledged that she has read the contents of the foregoing instrument, that the contents thereof are true and accurate based upon her personal knowledge and/or information and belief, that she has appropriate authority to sign the foregoing instrument, and that she acknowledged to me that she executed the same.

Kristy Bingham
NOTARY PUBLIC



CERTIFICATE OF MAILING

I hereby certify that a copy of the foregoing Notice of Claim of Lien was sent by Certified U.S. Mail, return receipt requested, to MakersLine 537 W 600 S Ste 400, Salt Lake City, UT 84101. , Ogden MT Lofts LLC, 3225 McLeod Dr Ste 100 Las Vegas NV 891212257, and Summa Terra Ventures, LLC, 79 W 900 N Ste B Springville, UT 84663.

Dated this _____ day of _____, 20__.

By: _____