



W3327384

When recorded please return to:
Taylor R. Jones
Helgesen Houtz & Jones
5732 South 1475 East, Suite 200
South Ogden, UT 84403
(801) 479-4777

E# 3327384 PG 1 OF 1
Leann H. Kilts, WEBER COUNTY RECORDER
30-May-24 0301 PM FEE \$40.00 DEP SD
REC FOR: HELGESEN HOUTZ & JONES
ELECTRONICALLY RECORDED

NOTICE OF LIEN

TO WHOM IT MAY CONCERN:

Notice is hereby given that Cherrywood Homeowners Association, Inc., an Association of unit owners under the Utah Condominium Ownership Act, hereby claims and intends to hold and claim a lien upon those certain lands and premises owned or reputed to be owned by Linda M. Mitchell, lying in Weber County, Utah, described as follows:

Apartment 31, Building D-1, Cherrywood Condominium, Phase I, Amended, Ogden City, Weber County, Utah
SW [13-159-0031] Commonly known as: 1120 Canyon Rd #31, Ogden, UT 84404

The purpose of this lien is to secure the payment of common area maintenance fees, interest, service charges (if any), together with costs of collection and reasonable attorney fees, as authorized by U.C.A. § 57-8-44 et. seq. and/or as authorized by the association's governing documents, the same now being due and owing.

The lien is for the amount of \$2,633.69 and covers the time period through May 30, 2024.

Name of unit owner(s) against whose unit the lien is filed: Linda M. Mitchell

Mailing address of unit owner(s) against whom lien is filed: 1120 Canyon Rd #31, Ogden, UT 84404

Address of the condominium unit or property against which the lien is filed: 1120 Canyon Rd #31, Ogden, UT, 84404.

Name and Address of lien claimant: Cherrywood Homeowners Association, Inc., c/o Utah Management, PO Box 1483, Ogden, UT 84402

This is written in an attempt to collect a debt. Any information obtained will be used for that purpose. Unless you notify us within thirty days after receipt of this notice that you dispute the validity of this debt, or any portion thereof, the debt will be assumed to be valid by us. If you notify us in writing within the thirty-day period that the debt, or any portion thereof, is disputed, we will obtain verification of the debt and mail a copy to you. Upon your written request within the thirty-day period, we will provide you with the name and address of the original creditor if different from the current creditor.

IN WITNESS WHEREOF these presents are executed this 30 day of May, 2024.

By:

TAYLOR R. JONES

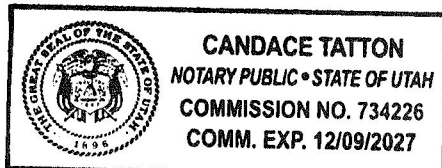
Attorney for Cherrywood Homeowners Association, Inc.

STATE OF UTAH)

: ss.

COUNTY OF WEBER)

PERSONALLY APPEARED before me Taylor R. Jones, this 30 day of May, 2024, who duly acknowledged to me that he is the signer of the above and foregoing and that the information contained therein is true and correct to the best of his knowledge.



Candace Tatton
NOTARY PUBLIC

Article Number on the certified mail receipt:

9589 0710 5270
0703 0767 98