

**WHEN RECORDED, RETURN TO:**

Robert F. Babcock  
BABCOCK SCOTT & BABCOCK, P.C.  
370 East South Temple, 4<sup>th</sup> Floor  
Salt Lake City, Utah 84111  
Telephone: 801-531-7000  
bob@babcockscott.com

**NOTICE OF CONSTRUCTION LIEN**

NOTICE IS HEREBY GIVEN that ZWICK CONSTRUCTION COMPANY (hereinafter referred to as the "Claimant"), located at 434 W. Ascension Way, Ste. 150, Salt Lake City, UT 84123 and whose telephone number is (801) 484-1746, hereby claims and holds a construction lien, pursuant to Utah Code section 38-1a-1, *et seq.*, upon the property and improvements thereon and interests therein described hereinafter. Claimant's lien is based upon the following:

1. Claimant provided services, labor, materials and/or equipment in connection with improvements on certain real property situated at approximately 802 E. Quality Drive, American Fork, Utah County, State of Utah (Lot 1), and 778 S. 860 E., American Fork, Utah County, State of Utah (Lot 2), being more particularly described as follows:

LEGAL DESCRIPTION: LOT 1, 860 APARTMENTS SUB AREA 5.545 AC  
LOT 2, 860 APARTMENTS SUB AREA 9.526 AC.

PARCEL / SERIAL NOS.: 38:680:0001 and 38:680:0002

(the "Property").

2. To the best of Claimant's knowledge, VILLAS AT ASPEN MEADOWS, LLC is the record owner and/or reputed owner of the Property.

3. The services, labor, materials and/or equipment for which demand and claim is made was provided to and/or at the request of VILLAS AT ASPEN MEADOWS, LLC.

4. Claimant is owed money for the services, labor, materials and/or equipment it provided for improvement to the Property in the amount of at least FOUR MILLION EIGHT HUNDRED THIRTY-SEVEN THOUSAND TWO HUNDRED SEVENTY-ONE AND 52/100 U.S. DOLLARS (\$4,837,271.52), plus interest, attorney fees, and costs, which amount could change should additional credits or charges be discovered.

5. Claimant provided the first services, labor, materials and/or equipment on or April 20, 2021 and provided the last services, labor, materials and/or equipment on or about May 22, 2025.

DATED this 22 day of May, 2025.

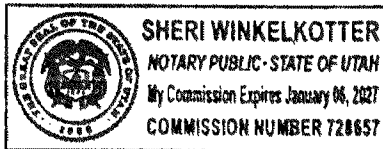
Zwick Construction Company

By: 

Colton DuShane, Vice President

STATE OF UTAH                     )  
   :SS.  
 COUNTY OF SALT LAKE        )

On the 22<sup>nd</sup> day of May, 2025, Colton DuShane personally appeared before me and stated and swore under oath that he is the Vice President of Claimant and authorized to sign for Claimant, that this Notice of Construction Lien was signed on Claimant's behalf, that he is authorized by Claimant to sign on its behalf, and that this Notice of Construction Lien and the information contained herein is true and correct and represents a valid claim to the best of his knowledge.



Sheri Winkelkotter  
 UTAH NOTARY PUBLIC

### CERTIFICATE OF MAILING

I hereby certify that I caused a true and correct copy of the foregoing NOTICE OF CONSTRUCTION LIEN to be sent by certified mail, postage prepaid thereon, the 22 day of May, 2025, to the following:

VILLAS AT ASPEN MEADOWS, LLC  
 c/o Chris Webb  
 3940 N. Traverse Mountain Blvd., Ste. 200  
 Lehi, UT 84043

VILLAS AT ASPEN MEADOWS, LLC  
 1245 E. Brickyard Rd, Suite 70  
 Salt Lake City, Utah 84106

Cert. Mail No. 959 0710 5270 1504 107391

Cert Mail No. 959 0710 5270 1504 107384

By: 