

Recording Requested by:
SRS Distribution Inc DBA ROOFERS SUPPLY
3359 South 500 West
Salt Lake City, Utah 84115

ENT 74208 : 2024 PG 1 of 3
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Oct 25 09:43 AM FEE 40.00 BY CS
RECORDED FOR Levelset
ELECTRONICALLY RECORDED

Please Return To:
SRS Distribution Inc DBA ROOFERS SUPPLY
3359 South 500 West
Salt Lake City, Utah 84115
LV Reference ID: HQV6M2KGQJH6

SPACE ABOVE FOR RECORDER'S USE

PARCEL NUMBER: 13:061:0039

NOTICE OF CONSTRUCTION SERVICE LIEN

Utah Code § 38-1a-502

The Claimant:
SRS Distribution Inc DBA ROOFERS SUPPLY
3359 South 500 West
Salt Lake City, Utah 84115

The Property to be charged with the lien:
State of Utah
County: Utah County

The Property Owner:
KEN GARFF
581 E 1100 S
AMERICAN FORK, UT 84003
Garff Properties-Af LLC
111 E Broadway #900
Salt Lake City, UT 84111

Municipal Address:
581 E 1100 S
AMERICAN FORK, Utah 84003

The Party Who Hired The Claimant ("Hiring Party"):
CHIPMAN ROOFING
DBA CHIPMAN ROOFING 7065 S COMMERCE PARK DR
MIDVALE, UT 84047

Legal Property Description:
Property located at the municipal address of 581 E 1100 S, AMERICAN FORK, UT 84003. In the county of UTAH. APN 13:061:0039. Briefly described as COM S 18.4 FT & E 1824.28 FT FR W 1/4 COR. SEC. 25, T5S, R1E, SLB&M.; E 643.05 FT; N 0 DEG 40' 1" E 310.1 FT; N 89 DEG 5' 0" W 514.12 FT; S 2 DEG 2' 10" W 110.64 FT; S 89 DEG 44' 55" W 128.68 FT; S 207.17 FT TO BEG. AREA 4.332 AC.. Subdivision: AMERICAN FORK AUTO MALL. Township/Range/Section 05S01E25. Legal Lot 4.

Services / Materials Provided ("Services"):
Building/Roofing material

Claimant First Furnished Labor and/or Materials on:
March 19, 2024

Claimant Last Furnished Labor or Materials on: August 23, 2024

Amount of Claim / Total Balance Due: \$29,275.90

IMPORTANT INFORMATION ON THE FOLLOWING PAGE(S)

Notice is hereby given that **Claimant** hereby claims a construction service lien pursuant to UTAH CODE ANN. § 38-1-1 et seq., upon the **Property** described above. In support of this lien, the following information is being submitted:

The **Property** being liened is identified above as the **Property**;

The owner or reputed owner of the **Property** is above-identified as the **Property Owner**;

The name and address of the party making this claim of lien is above-identified as the **Claimant**. The **Claimant** is the party who actually furnished the materials, labor, services, equipment, or other construction work for which this lien is claimed. These services and/or materials are above-described as the **Services**. These **Services** were furnished to the **Property**, and incorporated therein;

The **Claimant** was hired by the above-identified **Hiring Party**;

The above-identified **Amount of Claim** is the total balance due to the **Claimant** at the time of the filing of this Claim of Construction Lien. This is a true statement of the Claimant's demand after deducting all just credits and offsets.

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/rirf.

IMPORTANT INFORMATION & SIGNATURES ON THE FOLLOWING PAGE

SIGNATURE OF CLAIMANT AND VERIFICATIONState of Louisiana County of Orleans

I, Erin Hildebrand, the undersigned, being of lawful age and being first duly sworn upon oath, do state that I am the authorized, limited and disclosed agent of the Claimant named herein, that I have read the foregoing instrument, and as an agent appointed by the Claimant to sign the instrument, I have been provided and thereby have knowledge of the facts, and certify that based thereupon, upon my information and belief, the foregoing is true and correct under penalty of perjury.



Claimant, SRS Distribution Inc DBA ROOFERS SUPPLY

Signed by authorized agent Erin Hildebrand

Dated: October 25, 2024

On October 25, 2024, before me, undersigned Notary, personally came and appeared, Erin Hildebrand, who is known to me or whose identity was sufficiently proved and who is an authorized limited agent of Claimant, and acknowledged that this instrument is the free and voluntary act of and deed of said company, and on oath stated that s/he is authorized to execute said instrument.



Notary Public