

WHEN RECORDED RETURN TO:

Wasatch Lien Service, LLC
3165 East Millrock Drive, Suite 500
Salt Lake City, UT 84121
(801) 278-5436
Fax: (801) 438-2077

Parcel I.D.# See Attached Exhibit "A"

NOTICE OF CONSTRUCTION LIEN

NOTICE IS HEREBY GIVEN by WASATCH LIEN SERVICE, LLC, the duly authorized recording agent of **Silver Spur Construction, LLC, 1098 West South Jordan Parkway, South Jordan, Utah 84095**, (801) 501-8803 (the "Lien Claimant"). Said agent hereby gives notice of the intention of the Lien Claimant to hold and claim a construction lien and right of claim against any relevant bond, by virtue of and in accordance with the provisions of Utah Code Ann. Sections 38-1a-301 et seq. (1953 as amended). The Construction Lien is against the real property and improvements thereon owned or reputed to be owned by **Cedar Corners Management, LLC**. Said real property is located in Eagle Mountain, Utah County, State of Utah, described as follows:

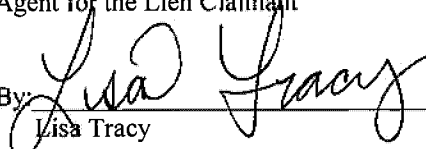
SEE ATTACHED EXHIBIT "A".

The Lien Claimant was employed by and did provide excavation, underground utilities, and site development at the request of **Cedar Corners Management, LLC**, with the address of 947 South 500 East, Suite 100, American Fork, Utah 84003, for the benefit and improvement of the above-described real property. The Lien Claimant's material and services were first provided on October 14, 2019 and last provided on January 15, 2020. There is due and owing to the Lien Claimant the sum of **\$1,462,123.52 (See attached Exhibit "A" for breakdown)**, together with interest, costs of \$200.00 and attorney fees, if applicable; all for which the Lien Claimant holds and claims this Construction Lien.

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 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/rlrf.

WASATCH LIEN SERVICE, LLC
Agent for the Lien Claimant

By: 
Lisa Tracy

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

Lisa Tracy, as an agent of Wasatch Lien Service, LLC, personally appeared before me on January 21, 2020 and acknowledged that Wasatch Lien Service, LLC is the agent for Silver Spur Construction, LLC, and acknowledged that she executed the above document.

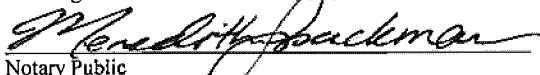

Meredith Spackman
Notary Public
Order #1103-0120-01



EXHIBIT A

Parcel Number	Legal Description	Amount Owed
59:044:0114	COM N 89 DEG 44' 55" W 809.76 FT & S 1025.75 FT FR NE COR. SEC. 12, T6S, R2W, SLB&M.; S 1 DEG 27' 8" W 334.06 FT; S 88 DEG 29' 26" W 302.21 FT; N 1 DEG 14' 49" W 334.5 FT; N 88 DEG 38' 56" E 317.94 FT TO BEG. AREA 2.377 AC.	\$243,687.25
59:044:0122	COM N 89 DEG 44' 55" W 1124.6 FT & S 1173.3 FT FR NE COR. SEC. 12, T6S, R2W, SLB&M.; S 1 DEG 14' 49" E 195.8 FT; S 88 DEG 29' 26" W 220.87 FT; N 0 DEG 11' 10" E 203.25 FT; S 89 DEG 33' 14" E 215.88 FT TO BEG. AREA 0.999 AC.	\$243,687.25
59:044:0131	COM AT NE COR. SEC. 12, T6S, R2W, SLB&M.; S 0 DEG 28' 18" W 1334.52 FT; S 88 DEG 44' 13" W 154.05 FT; N 0 DEG 14' 54" E 1339.27 FT; S 89 DEG 30' 1" E 159.2 FT TO BEG. AREA 4.803 AC.	\$243,687.25
59:044:0142	COM N 89 DEG 44' 55" W 260.34 FT & S 1193.03 FT FR NE COR. SEC. 12, T6S, R2W, SLB&M.; S 1 DEG 39' 2" E 136.97 FT; S 88 DEG 26' 56" W 321.36 FT; N 1 DEG 39' 2" W 116.01 FT; ALONG A CURVE TO R (CHORD BEARS: N 74 DEG 5' 39" E 28.24 FT, RADIUS = 70 FT); N 85 DEG 43' 48" E 294.3 FT TO BEG. AREA 0.952 AC.	\$243,687.25
59:044:0143	COM N 89 DEG 44' 55" W 809.76 FT & S 1025.75 FT FR NE COR. SEC. 12, T6S, R2W, SLB&M.; N 85 DEG 8' 8" E 68.28 FT; N 87 DEG 35' 23" E 236.06 FT; S 0 DEG 44' 1" W 203.95 FT; S 85 DEG 43' 48" W 45.47 FT; ALONG A CURVE TO L (CHORD BEARS: S 74 DEG 5' 39" W 28.24 FT, RADIUS = 70 FT); S 1 DEG 39' 2" E 116.01 FT; N 88 DEG 29' 26" E 67.58 FT; S 0 DEG 44' 4" W 12.36 FT; S 88 DEG 29' 26" W 308.07 FT; N 1 DEG 27' 8" E 334.06 FT TO BEG. AREA 2.180 AC.	\$243,687.25
59:044:0148	COM N 89 DEG 44' 55" W 159.2 FT FR NE COR. SEC. 12, T6S, R2W, SLB&M.; S 1339.48 FT; S 88 DEG 29' 26" W 151.16 FT; N 0 DEG 17' 32" W 12.5 FT; N 88 DEG 26' 57" E 54 FT; N 1 DEG 39' 2" W 136.97 FT; S 85 DEG 43' 47" W 50.86 FT; N 0 DEG 17' 32" W 1197.09 FT; S 89 DEG 44' 55" E 157.96 FT TO BEG. AREA 4.594 AC.	\$243,687.25