

WHEN RECORDED RETURN TO:

Wasatch Lien Service, LLC
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Salt Lake City, UT 84121
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14096714 B: 11414 P: 3390 Total Pages: 2
04/21/2023 02:18 PM By: mpalmer Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: WASATCH LIEN SERVICE
3165 E MILLROCK DR. STE 500 SALT LAKE CITY, UT 84121

AMENDED NOTICE OF CONSTRUCTION LIEN

NOTICE IS HEREBY GIVEN by WASATCH LIEN SERVICE, LLC, the undersigned acting as the duly authorized recording agent of **Dutson Builders, Inc., 2265 South 1300 West, Suite C, West Valley City, Utah 84119**, (801) 978-9300 (the "Lien Claimant"). Said agent hereby gives notice of the intention of the Lien Claimant to amend a Notice of Construction Lien filed and recorded in the office of the County Recorder of Salt Lake County, State of Utah on February 3, 2023 as Entry No. 14069073 in Book 11399 at Page 3509 and the Amended Notice of Construction Lien filed on April 12, 2023 as Entry No. 14093141 in Book 11412 at Page 4420 of official records, 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 **Riverton Centercal 2, LLC**. Said real property is located at Root'd Cafe, 4402 West 13400 South, Suite P-120, Riverton, Salt Lake County, State of Utah.

Legal Description: SEE ATTACHED EXHIBIT "A". Parcel # 27-31-376-004-0000

The Lien Claimant was employed by and did provide tenant improvement in existing shell for restaurant, including new walls, mechanical, plumbing, electrical, etc. at the request of **Resonance Development**, with the address of P.O. Box 526279, Salt Lake City, Utah 84152, for the benefit and improvement of the above-described real property. The Lien Claimant's material and services were first provided on September 27, 2022. The Lien Claimant's material and services were last provided on November 29, 2022. There is due and owing to the Lien Claimant the sum of **\$274,583.36**, together with interest, costs of \$350.00 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

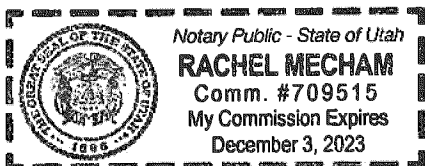
STATE OF UTAH)

: ss.

COUNTY OF SALT LAKE)

By: _____
Jamie Crnich

Jamie Crnich, as manager of Wasatch Lien Service, LLC, personally appeared before me on April 21, 2023 and acknowledged that Wasatch Lien Service, LLC is the agent for Dutson Builders, Inc., and acknowledged that she executed the above document.



Rachelle Meham
Notary Public Order #1616-0223-01b

EXHIBIT A

BEG S 89°34'03" E 1916.92 FT & N 0°25'57" E 149.17 FT FR SW COR SEC 31, T3S, R1W, SLM; N 0°34'50" E 167.70 FT; NW'LY ALG 100 FT RADIUS CURVE TO L, 11.38 FT (CHD N 2°40'47" W); N 5°56'24" W 59.05 FT; NW'LY ALG 100 FT RADIUS CURVE TO R, 11.38 FT (CHD N 2°40'47" W); N 0°34'50" E 889.12 FT; S 89°25'15" E 950.75 FT; SW'LY ALG 30 FT RADIUS CURVE TO L, 25.11 FT (CHD S 18°25'07" W); SE'LY ALG 112 FT RADIUS CURVE TO L, 29.27 FT (CHD S 13°02'41" E); S 20°31'57" E 91.30 FT; SE'LY ALG 153 FT RADIUS CURVE TO L, 29.37 FT (CHD S 14°16'41" E); S 19°41'10" E 46.06 FT; S 20°12'44" E 489.99 FT; SE'LY ALG 195 FT RADIUS CURVE TO R, 70.49 FT (CHD S 9°51'24" E); S 0°29'56" W 261.30 FT; S 3°25' E 43.93 FT; S 0°29'56" W 161.88 FT; SE'LY ALG 30 FT RADIUS CURVE TO L, 28.99 FT (CHD S 27°10'51" E); N 88°17'31" W 485.69 FT; N 89°33'54" W 325 FT; N 85°45'03" W 97.72 FT; N 89°33'54" W 244.87 FT; N 44°07'42" W 55.55 FT; N 0°11'47" W 35.07 FT; S 89°48'13" W 9.22 FT TO BEG. LESS BEG N 89°34'03" W 129.44 FT & N 0°25'57" E 75.27 FT FR S 1/4 COR SEC 31, T3S, R1W, SLM; N 127.45 FT; S 89°30'04" E 227.86 FT; S 125.47 FT; W 227.85 FT TO BEG.