

When Recorded, Return To:

GENEVA ROCK PRODUCTS, INC.
750 E 3000 N
Layton Utah 84041
801-771-7994

14127889 B: 11431 P: 2871 Total Pages: 2
07/12/2023 08:23 AM By: tpham Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: GENEVA ROCK PRODUCTS INC
302 W 5400 S STE 200SALT LAKE CITY, UT 84107

NOTICE OF CONSTRUCTION LIEN

To Whom It May Concern:

NOTICE IS HEREBY GIVEN, in accordance to Section 38-11-204 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 actions being maintained to recover monies owed for "qualified services" performed or provided by suppliers and subcontractors as part of this Contract if, and only if, one of the following conditions is satisfied:

- (1) (a) the owner entered into a written contract with either a real estate developer or an original contractor; and
- (b) the original contractor was properly licensed or exempt from licensure under Title 58, Chapter 55, Utah Construction Trades Licensing Act; and
- (c) the owner paid, in full, the original contractor or real estate developer, or their successor or assign, 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.

The undersigned, Wayne Olsen, on behalf of Geneva Rock Products, Inc., a Utah Corporation, gives notice of intention to hold and claim a lien upon the real property and improvements thereon owned and reputed to be owned by Lusso Apartments LLC, which property is located in Salt Lake County, State of Utah and is more particularly described as follows: LOTS 5, 6, 10, 11, 12, 13, & 14, BLK 2, BOTHWELL & MCCONAUGHY SUB. (SEE ATTACHED PAGE 2 FOR FULL LEGAL DESCRIPTION) Parcel Identification No.: 08-35-377-015-0000

The amount owing thereon is \$5,610.88, which amount is due for the furnishing of construction materials and/or labor used in the construction or improvements upon the above-described property.

GENEVA ROCK PRODUCTS, INC., furnished said materials and/or labor at the request of DG Construction Services Inc., to be paid for as follows: Payment in full is due 30 days from the date of invoice, including interest on past due balances at the rate of 18% per annum, (1-1/2% per month), as well as attorney's fees and collection fees as accrued both before and after judgment, the balance which remains unpaid, but all which became due 30 days after delivery.

The first material and/or labor was furnished on July 16, 2021, the last material and/or labor was furnished on February 2, 2023. All of which material and/or labor GENEVA ROCK PRODUCTS, INC., became entitled to \$5,610.88, which is the reasonable value thereof, and against which there are not just credits or offsets, and for which demand GENEVA ROCK PRODUCTS, INC., holds and claims by lien by virtue of the provisions of Chapter 1a, Title 38, Utah Code Unannotated, 1953.

All real property set forth and described above is necessary for the reasonable use and occupation of the improvements.

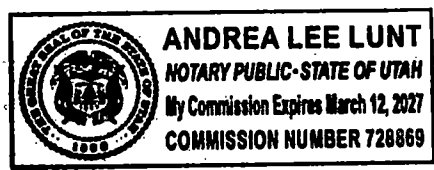
Dated this the 11 day of July, 2023

GENEVA ROCK PRODUCTS, INC.
By: Wayne Olsen, Credit Manager

STATE OF UTAH)
)
COUNTY OF SALT DAVIS)

On this 11 day of July, 2023, personally appeared before me Wayne Olsen, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that he/she is the Credit Manager of GENEVA ROCK PRODUCTS, INC., and that said document was signed by him/her on behalf of GENEVA ROCK PRODUCTS, INC. as its authorized agent, and said Wayne Olsen acknowledged to me that said GENEVA ROCK PRODUCTS, INC. executed the same.

Andrea J. Hunt
Notary Public



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CLAIMANT: Geneva Rock Products Inc

Amount: \$5,410.88

OWNER: Lusso Apartments, LLC

Parcel ID No.: 08-35-377-015-0000

LEGAL DESCRIPTION: LOTS 5, 6, 10, 11, 12, 13, & 14, BLK 2, BOTHWELL & MCCONAUGHY SUB. LESS AND EXCEPT, BEG AT NE COR LOT 10, BLK 2, BOTHWELL & MCCONAUGHY SUB; S 00°00'55" E 8.80 FT; S 89°59'23" W 181.50 FT; N 00°00'55" W 8.76 FT; N 89°58'38" E 181.50 FT TO BEG. (BEING A PART OF LOTS 10, 11, 12, 13, & 14, BLK 2, BOTHWELL & MCCONAUGHY SUB.) 0.77 AC M OR L. 4470-1095 4470-1101 5350-1225 5588-530 8382-2730,2733 9905-4871

OWNER ADDRESS: 111 E Broadway, Suite 310, Salt Lake City, Utah 84111
Registered Agent: Donovan Gilliland

CONTRACTOR: DG Construction Services Inc