

WHEN RECORDED, RETURN TO:

Jason H. Robinson
BABCOCK SCOTT & BABCOCK, P.C.
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Salt Lake City, Utah 84111
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NOTICE OF CONSTRUCTION LIEN

NOTICE IS HEREBY GIVEN that CONSOLIDATED ELECTRICAL DISTRIBUTORS, INC. (“**Claimant**”), located at 1085 South 900 West, Ste. A, Salt Lake City, Utah 84104, and whose telephone number is (801) 972-2742, 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 860 E Third Ave, Salt Lake City, Salt Lake County, State of Utah, being more particularly described as follows:

Parcel Number	Legal Description	Amount
09323790230000	LOT 1, 3RD AVENUE TOWNHOMES	\$3,064.33
09323790240000	LOT 2, 3RD AVENUE TOWNHOMES	\$3,064.33
09323790250000	LOT 3, 3RD AVENUE TOWNHOMES	\$3,064.33
09323790260000	LOT 4, 3RD AVENUE TOWNHOMES	\$3,064.33
09323790270000	LOT 5, 3RD AVENUE TOWNHOMES	\$3,064.33
09323790280000	LOT 6, 3RD AVENUE TOWNHOMES	\$3,064.33

(collectively, the “**Property**”).

2. To the best of Claimant’s knowledge, 860 E 3RD AVE TH, 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 KING & CLARK ELECTRIC, 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 EIGHTEEN THOUSAND THREE HUNDRED EIGHTY-FIVE AND 98/100 U.S. DOLLARS (\$18,385.98), as allocated hereinabove, 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 about May 1, 2023, and provided the last services, labor, materials and/or equipment on or about February 8, 2024.

6. PROTECTION AGAINST LIENS AND CIVIL ACTION. If this Notice of Lien is being filed on a residence as defined in Utah Code section 38-11-102(18), notice is hereby

provided 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 the contract between a real estate developer or an original contractor and the owner, if the following conditions are satisfied: (1) the owner entered into a written contract with either a real estate developer or an original contractor; (2) 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 (3) the owner paid in full the original contractor or real estate developer or their successors or assigns in accordance with the written contract and any written or oral amendments to the contract.

DATED this 20th day of March, 2024.

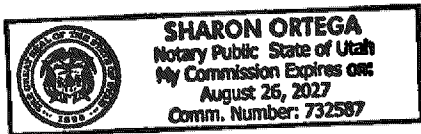
CONSOLIDATED ELECTRICAL DISTRIBUTORS, INC.



By: _____
Jason Robinson
Its: Attorney and Authorized Agent

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

On the 20th day of March, 2024, Jason Robinson, personally appeared before me and stated and swore under oath that he is the authorized agent 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.

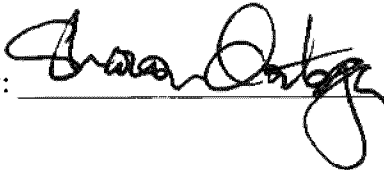


UTAH NOTARY PUBLIC

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 20th day of March, 2024, to the following:

860 E 3RD AVE TH, LLC
11707 S. Morning Point Way
South Jordan, UT 84009

Cert. Mail No. 9589 07105270 0410 6352 By:  _____
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