

When Recorded, Mail To:  
Staker & Parson Companies  
2350 S 1900 W  
Ogden, Utah 84401  
(801) 409-2418

E 165209 B 406 P 1267  
Date 14-Feb-2024 12:44PM  
Fee: \$90.00 ACH  
Filed By: JM  
BRENDA NELSON, Recorder  
MORGAN COUNTY  
For: ASSURANCE LIEN SERVICES  
Recorded Electronically by Simplifile

**NOTICE OF CONSTRUCTION LIEN**

TO WHOM IT MAY CONCERN:

The undersigned claimant hereby gives notice of intention to hold and claim a lien and hereby claims a lien upon that certain property and improvements thereon reputed to be owned by **CW LAND CO., LLC. 1222 W LEGACY CROSSING BLVD STE 6, CENTERVILLE, UTAH 84014** and located in MORGAN County, State of Utah, and more particularly described as follows:  
Legal Description: 00-0093-0119 thru 00-0093-0153


SEE ATTACHMENT A

**The amount demanded hereby is \$147,185.18, the total amount of material and/or labor + Finance Charges + \$250.00 Lien Filing Fee + Attorney Fees**, owing to the undersigned on the above-described property. Staker & Parson Companies, supplied and performed the same at the insistence of CW DEVELOPMENT GROUP, who entered into a contract with Staker & Parson Companies, for which work and/or materials were first provided on 2/14/2023 and finished on 12/18/2023. The unpaid portion of the work and materials is now due and owing to Staker & Parson Companies, which entitles the undersigned to payment of \$147,185.18, together with interest, lien filing costs of \$250.00 and attorney fees, if applicable for which demand the undersigned holds and claims a lien by virtue of the provisions of Chapter 1a, Title 38, Utah Code (1953). The Lien Claimant is identified as Staker & Parson Companies, 2350 S 1900 W Ogden, Utah 84401, (801) 409-2418.

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 5 (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/r/rf](http://www.dopl.utah.gov/r/rf).

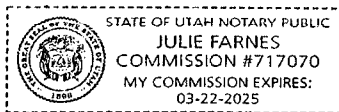
IN WITNESS THEREOF, the Undersigned Corporation has caused the document to be executed by its duly authorized agent the 14 day of FEBRUARY, 2024


STAKER & PARSON COMPANIES,

By:   
Kelly Silvester, Authorized Agent

STATE OF UTAH )  
: SS.  
COUNTY OF Davis )

Kelly Silvester being first duly sworn, says that he is the Authorized Agent of STAKER & PARSON COMPANIES, the claimant in the foregoing Notice of Construction Lien, and that he has read said notice and knows the contents thereof, and that the same is true of his own knowledge and executes same on behalf of said company. Subscribed and sworn to before me this 14th day of February 2024 by Kelly Silvester.



  
NOTARY PUBLIC for the State of Utah  
Residing at: Bountiful, Utah  
My Commission Expires: 3/22/2025

ATTACHMENT A

ALL OF UNIT(s) 201, 202, 203,204,205, LOCATED WITHIN BUILDING A, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 206, 207, 208,209, LOCATED WITHIN BUILDING B, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 210, 211, 212,213, LOCATED WITHIN BUILDING C, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 214, 215, 216,217, LOCATED WITHIN BUILDING D, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 218, 219, 220,221,222,223, LOCATED WITHIN BUILDING E, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 224, 225, 226,227,228,229, LOCATED WITHIN BUILDING F, ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALL OF UNIT(s) 230, 231, 232,233,234,235, LOCATED WITHIN BUILDING G ROAM PHASE 2 TOWNHOMES, MORGAN COUNTY UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.