

DOC # 20240020784

Notice of Lien Page 1 of 4
Gary Christensen Washington County Recorder
07/02/2024 11:01:21 AM Fee \$ 40.00
By PAUL PROPERTIES INC



After Recording Return to:
Paul Properties, Inc.
P.O. Box 910298
St. George, UT 84791

NOTICE OF LIEN

Parcel No: SG-JSG-2-31

NOTICE IS HEREBY GIVEN THAT **The Joshua's at Southgate Phase 2 Amended** hereby gives notice of intention to hold a claim and a Lien upon certain real property owned and reputed to be owned by **Archie Construction, LLC** located in Washington, Washington County, State of Utah, more specifically described as follows:

All of Lot (31), **The Joshua's at Southgate Phase 2 Amended**, TOGETHER WITH the appurtenant undivided ownership interest in the common areas, as set forth in the Declaration of Covenants, Conditions & Restrictions of **The Joshua's at Southgate Phase 2 Amended**.

The amount demanded hereby is **Nine Hundred and Fifty Seven Dollars** owing to **The Joshua's at Southgate Phase 2 Amended** for the Association homeowners' dues and assessments, plus after- accruing dues and assessments, interest, and late fees, pursuant to the governing documents of the project. The Lien represents the following charges: **\$957.00**

The Joshua's at Southgate Phase 2 Amended

Dues and assessments delinquent through **August 14th, 2024**.

Collection Fees as may be due under the CC&R's

Plus, after-accruing dues, collection fees, attorney's Fees, interest, and costs

The Lot owners have failed and refused to make payments of homeowners' dues and assessments when due, and the amount of said charges, together with interest, costs, and attorney's fees (as may be due under the CC&R's) constitutes a lien upon the ownership interest in the property.

DATED this 27th day of **June, 2024**

David J. Paul

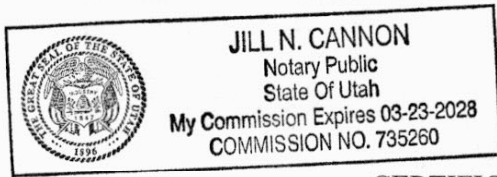
Property Manager for **The Joshua's at Southgate Phase 2**

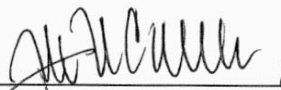
Amended

STATE OF UTAH

COUNTY OF WASHINGTON

On the 27th day of **June, 2024** personally appeared before me, David Paul, the signer of the foregoing document, who acknowledged to me that he executed the same.





Notary Public

CERTIFICATE OF MAILING

I certify that on the 27th day of **June, 2024** a true and correct copy of the foregoing Notice of Lien was sent by regular and certified mail to **Archie Construction, LLC at PO Box 334 St. George, UT 84771**



Homeowner Ledger

Homeowner: Archie Construction, LLC (Lien)

Unit Name: 31

Unit Address: 2261 S. Tonaquint Drive 31 St. George, UT 84770

Association: The Joshua's

Status: Current

Dues: 44.00

Date	Payer	Description	Charges	Payments	Balance
Starting Balance					0.00
07/17/2023	Archie Construction, LLC (Lien)	Payment (Reference #5592)		19.00	-19.00
07/17/2023	Archie Construction, LLC (Lien)	Payment (Reference #5591)		88.00	-107.00
08/01/2023		HOA DUES - August 2023	44.00		-63.00
08/10/2023		HOA DUES - Non-Refundable Builder Fee	500.00		437.00
08/10/2023		CONSTRUCTION DEPOSIT- REFUNDABL - Refundable Deposit	1,500.00		1,937.00
08/14/2023	Archie Construction, LLC (Lien)	Payment (Reference #0020)		2,000.00	-63.00
09/01/2023		HOA DUES - September 2023	44.00		-19.00
09/01/2023		SPECIAL ASSESSMENT	250.00		231.00
10/01/2023		HOA DUES - October 2023	44.00		275.00
10/11/2023		LATE FEES / OTHER INCOME - Late Fee for Oct 2023	10.00		285.00
11/01/2023		HOA DUES - November 2023	44.00		329.00
11/11/2023		LATE FEES / OTHER INCOME - Late Fee for Nov 2023	10.00		339.00
12/01/2023		HOA DUES - December 2023	44.00		383.00
12/11/2023		LATE FEES / OTHER INCOME - Late Fee for Dec 2023	10.00		393.00
12/31/2023		LEGAL - Collection Letter	40.00		433.00
01/01/2024		HOA DUES - January 2024	44.00		477.00
01/11/2024		LATE FEES / OTHER INCOME - Late Fee for Jan 2024	10.00		487.00
02/01/2024		HOA DUES - February 2024	44.00		531.00
02/27/2024		LEGAL - Collection Letter	45.00		576.00
03/01/2024		HOA DUES - March 2024	44.00		620.00
04/01/2024		HOA DUES - April 2024	44.00		664.00
05/01/2024		HOA DUES - May 2024	44.00		708.00
05/16/2024		LEGAL - intent letter	45.00		753.00
06/01/2024		HOA DUES - June 2024	44.00		797.00
06/27/2024		LEGAL - Lien	160.00		957.00
Total					957.00

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