## DOC ID 20240033372

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Gary Christensen Washington County Recorder
10/22/2024 03:33:40 PM Fee \$40.00 By SNOW
JENSEN & REECE

SNOW JENSEN & REECE Jeff R. Miles (14258) 912 West 1600 South, Suite 200 St. George, Utah 84770

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Attorney for Plaintiff

# IN THE FIFTH JUDICIAL DISTRICT COURT FOR WASHINGTON COUNTY STATE OF UTAH

| BLUE DIAMOND BUILDERS, INC., a Utah corporation,  | LIS PENDENS                               |
|---|---|
| Plaintiff,  |   |
| vs.  JACOB SMITH, an individual, and GOLDSCHMIDT HOLDINGS LLC, a Utah limited liability company,  Defendants. | Civil No. 240500765  Judge John J. Walton |

#### TO WHOM IT MAY CONCERN:

COMES NOW Plaintiff Blue Diamond Builders, Inc., and hereby gives notice of an action pending in the Fifth Judicial District Court in and for Washington County, State of Utah, and under the above-identified case number, against Defendants Jacob Smith and Goldschmidt Holdings LLC, regarding, among other things, the title to and right to possession of certain real property along the boundary line between certain real property located in Washington County, State of Utah, more particularly described as follows:

### LOT 3

ALL OF LOT THREE (3), EAST RIDGE SUBDIVISION – PHASE 3, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.

Parcel No.: SG-ERS-3-3

#### LOT 4

ALL OF LOT FOUR (4), EAST RIDGE SUBDIVISION – PHASE 3, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.

Parcel No.: SG-ERS-3-4

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Dated this 1 day of October 2024.

SNOW JENSEN & REECE, P.C.

By:

Jeffrey R. Miles
Attorney for Plaintiff

STATE OF UTAH ) : § COUNTY OF WASHINGTON )

On this <u>22</u> day of October 2024, JEFFREY R. MILES personally appeared before me, a notary public, and proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged he executed the same.

FRANCESCA ALAS SERVELLÓN Notary Public, State of Utah Commission # 725406 My Commission Expires On June 24, 2026

Witness my hand and official seal.

Notary Public