
Space above this line for recorder's use only

**Prepared by, recording requested by and
return to:**

NOTICE OF CONSTRUCTION LIEN

Utah Code § 38-1a-502

STATE OF UTAH

COUNTY OF

Claimant / Lienor	_____
Owner	_____
Amount claimed	\$_____
Parcel Number	_____

_____ ("Claimant") claims a lien under Utah Code
§ 38-1a-502 upon the real property and improvements described below, in the
amount stated below, for labor, services, equipment or materials furnished for the
improvement of that property, and states:

1. Claimant.

2. Owner or reputed owner of the property.

3. Person who contracted with Claimant.

4. Property subject to the lien.

Legal description: _____
Parcel Number: _____

5. Labor, services, equipment or materials furnished.

First furnished: _____
Last furnished: _____

6. Amount claimed.

After deducting all just credits and offsets, the amount claimed is \$ _____.

Contract amount (agreed price or reasonable value of the labor and materials) \$ _____

Less payments received \$ _____

Amount claimed, after deducting all just credits and offsets \$ _____

7. Claimant's current address and current telephone number are stated above (Utah Code § 38-1a-502(2)(e)).

8. This notice is submitted for recording within the time required by Utah Code § 38-1a-502(1).

The following notice applies only if the property described above is an owner-occupied residence (Utah Code § 38-1a-502(2)(i); Utah Admin. Code R156-38a-108).

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

(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/rlrf.

CLAIMANT:

By (signature)

Date

Printed name

Title

STATE OF _____

COUNTY OF _____

On this _____ day of _____, 20_____, before me, the undersigned notary public, personally appeared _____, authorized representative, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he or she executed it in that capacity for the purposes stated in it.

Notary Public (signature)

My commission expires

Notary's printed or typed name

(Notary seal)