

15

APN : 1022-19-001-004

WHEN RECORDED MAIL TO:

✓ Philip L. Kreitlein, Esq.
Attorney at Law
555 S. Center Street
Reno, NV 89501

NOTICE AND CLAIM OF LIEN

NOTICE IS HEREBY GIVEN that DESERT ENGINEERING, a Nevada licensed contractor, with principal offices located in Yerington, Nevada, does hereby claim a Mechanic's and Materialmen's Lien pursuant to NRS 108.221 et seq., as follows:

1. The owners or reputed owners of the property subject to this claim of lien is KURT CUDDY and LINDA CUDDY whose mailing address is believed to be 3228 Highland Way, Gardnerville, Nevada 89410.
2. The property subject to this mechanic's lien commonly known as 3228 Highland Way, Gardnerville, Nevada, 89410 more particularly known as APN 1022-19-001-004.
3. Lien Claimant performed work on the subject properties under contract with EPIC CONSTRUCTION & DEVELOPMENT, who is the general contractor on the work of improvement. There is currently due and owing Lien Claimant the total sum of SIXTEEN THOUSAND TWO HUNDRED NINETY-ONE and 00/100 (\$16,291.00) pursuant to its contractual undertaking with EPIC CONSTRUCTION & DEVELOPMENT, which amount includes the principal balance owed on the contract as well as change orders/additions to the original contract amount.
4. The terms and conditions of the contract existing between Lien Claimant and EPIC CONSTRUCTION & DEVELOPMENT were as follows: Lien Claimant originally contracted with EPIC CONSTRUCTION & DEVELOPMENT to perform site grading. Upon completion of the site grading, Lien Claimant was also hired to complete the installation of the septic system, water and utility trenching, additional grading, concrete work, finish grading according to plans supplied by EPIC CONSTRUCTION & DEVELOPMENT. According to the terms of the agreement, Lien claimant was to be paid within thirty (30) days of billing for such work of improvement.
5. Lien Claimant was not required to provide the property owner with a Preliminary Lien Notice pursuant to NRS 108.245, as the property owner had actual knowledge of Lien Claimant's work on the property.
6. Claimant herein claims the benefits of NRS Chapter 108 as it relates to lien of mechanics and materialmen and claims a lien upon each of the aforesated properties in the amount of SIXTEEN THOUSAND TWO HUNDRED NINETY-ONE and 00/100 (\$16,291.00), together with costs, interest at the legal rate and reasonable attorney fees.
7. Claimant believes that the work of improvement was completed less than ninety (90) days prior to this filing and therefore the within Lien is timely pursuant to NRS Chapter 108.

0577068

BK0503PG08287

DATED this 14th day of May, 2003.

By: *Philip L. Kreitlein*
Philip L. Kreitlein, Esq.
Attorney for DESERT ENGINEERING.

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

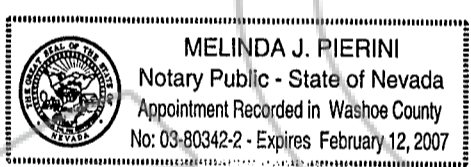
Philip L. Kreitlein, being first duly sworn, deposes and says that:

I am the attorney for DESERT ENGINEERING, the lien claimant in the foregoing Notice and Claim of Lien. I have read the above and foregoing Notice and Claim of Lien, know the contents thereof and state that the same is true. I further state that it contains, among other things, a correct statement of the demand of said lien claimant, after deducting all just credits and offsets.

Philip L. Kreitlein

SUBSCRIBED AND SWORN TO
before me this 14 th day of
May, 2003.

Melinda J. Pierini
NOTARY PUBLIC



REQUESTED BY
Philip L. Kreitlein Esq
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2003 MAY 16 AM 9:31

WERNER CHRISTEN
RECORDER

Page 2 of **0577068** \$ 15⁰⁰ PAID K2 DEPUTY

BK0503PG08288