

APN: 1420-28-312-026  
No. 10805

WHEN RECORDED RETURN TO:  
Phil Frink & Associates, Inc.  
401 Ryland Street Ste 202  
Reno, NV 89502

DOC # 732846  
11/12/2008 08:43AM Deputy: PK  
OFFICIAL RECORD  
Requested By:  
TICOR TITLE - RENO  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 2 Fee: 15.00  
BK-1108 PG-1926 RPTT: 0.00



(Space Above for Recorder's Use Only)

### NOTICE OF DELINQUENT ASSESSMENT-CLAIM OF LIEN

Notice is hereby given that Saratoga Springs Estates Homeowners Association hereinafter called Association, formed to provide the maintenance and preservation of the common area of the Association in the County of Douglas, State of Nevada, pursuant to NRS 116.3116 for the services performed which were to be and were actually furnished, used and performed on the said premises, located in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 201 Block E, as shown on the Final Map #PD99-02-06 for Saratoga Springs Estates Unit 6, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on June 28, 2002 in Book 0602, at Page 10142, as Document No. 546028.

And that the whole of said real estate upon which the buildings are situate is reasonably necessary for the convenient use and occupancy of said buildings.

That Gerald D. Varin and Claudia M. Varin, is/are the name(s) of the owner(s) or reputed owners(s) of said property and improvements hereinabove described.

That the prorata assessment and special assessments, if any, which shall constitute a lien against the above described property amount to \$233.36 per year, as provided in the COVENANTS, CONDITIONS AND RESTRICTIONS, recorded June 28, 2008, in Book 0602, at Page 10158, as Document No, 546029 of Official Records of Douglas County, State of Nevada, and any supplements or amendments thereto, and which have been supplied to and agreed to by said owner(s) or reputed owner(s). That the Association has made demand for payment of the total amount due and owing but said sum has not been paid.

That the amount now owing and unpaid totals \$574.51 as of October 8, 2008, and increases at the rate of \$233.36 per year, plus late charges in the amount of \$25.00 per month, plus interest at the rate of 18% per annum per month, plus attorney fees and the fees of the agent of the Managing Body of the Association incurred in connection with the preparation, recording and foreclosure of this lien.

WHEREFORE, the Association, this lien claimant, claims the benefit of laws relating to liens and mechanics upon said property and buildings and other improvements thereon, as above described, upon the land which the same is erected, together with convenient space above the same as may be and for the costs of preparation and recordation of this claim of lien, the whole of said property being reasonably necessary for the proper use and occupancy of said buildings and other improvements situated thereon.

