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DOC # 0780955
04/01/2011 10:47 AM Deputy: SG

OFFICIAL RECORD

Requested By:

SELECT PROPERTY MGMT INC

Assessor's Parcel Number: 1319-30-529-004

Recording Requested By:

Name: SELECT PROPERTY MGMT. INC.

Douglas County - NV
Karen Ellison - Recorder

Page: 1 Of 4 Fee: 17.00
BK-0411 PG-0068 RPTT: 0.00



✓ Address: P.O. BOX 11520

City/State/Zip ZEPHYR CANYON, NV. 89448

Real Property Transfer Tax: 0

LIEN

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

NOTICE OF CLAIM OF LIEN-HOMEOWNERS ASSOCIATION FOR UNPAID DUES AND ASSESSMENTS

Notice is hereby given that the undersigned, **305 OLYMPIC COURT HOMEOWNERS ASSOCIATION**, who's mailing address, is:

305 Olympic Court Homeowners Association, C/O Select Property Management, Inc., P.O.Box 11520, 188 Highway 50, Zephyr Cove, Nevada 89448, hereinafter called "Association", formed to provide the maintenance, preservation, and architectural control of the residence lots and common area of the Association Homeowners in the County of Douglas, State of Nevada, entitled NRS, Section 116.31162 et seq., 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:

See Exhibit "A" attached hereto and made a part hereof

That Tim M. and Linda Marie Cotter are the names of the owners or reputed owners of said property and improvements hereinabove described.

That the special assessment which shall constitute a lien against the above described property amounts to \$2,450.00 as provided in the Covenants, Conditions and Restrictions which were recorded on July 26, 1989, in Book 0789, at Page 3011 of Official Records as Document No 207446, Douglas County, Nevada and which have been supplied to and agreed to by said owner(s) or reputed owner(s), approved by the homeowners at the annual meeting held on September 30, 2010. **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 **\$2,450.00 as of March 1, 2011, plus late charges at the rate of one (1%) percent 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 the 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 maybe and for the costs of preparation and recordation of this claim of lien, together with interest to accrue thereon, the whole of said property being reasonably necessary for the proper use and occupancy of said buildings and other improvements situated thereon.

WITNESS our signature this the 25th day of March, 2011

305 Olympic Court Homeowners Association

By Joel Strobing

President JOEL STROBING
305 Olympic Court Homeowners Association

STATE OF: FLORIDA
COUNTY OF: PALM BEACH COUNTY

Personally appeared before me, the undersigned authority in and for said County and State, on this date: Mar 25, 2011 within my jurisdiction, the within named, **Joel Strobing**, who acknowledged that he is the President of **305 Olympic Court Homeowners Association Inc.**, a **NEVADA** corporation, and that he, executed the above and foregoing instrument for and on behalf of said corporation, after being duly authorized so to do.

Brenda Lee Williams
NOTARY PUBLIC

My Commission Expires



EXHIBIT "A"

The land referred to herein is situated in the State of Nevada, County of Douglas, described as follows:

Unit D, Tahoe Village Condominium 22, as set forth on the Condominium Map of Lot 22, Tahoe Village No. 1, filed for record November 12, 1974, as Document No. 76341, Official records of Douglas County, State of Nevada.

TOGETHER with and undivided 1/4th. Interest in and to those portions designated as Common Areas of Tahoe Village Condominium 22, being a Condominium Map of Lot 22, Tahoe Village No. 1, filed for record November 12, 1974, as Document No. 76341, Official records of Douglas County, State of Nevada.

APN#1319-30-529-004