

DOC # 805313
07/09/2012 03:11PM Deputy: AR
OFFICIAL RECORD
Requested By:
Phil Frink & Associates, I
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$15.00
BK-712 PG-1789 RPTT: 0.00



APN: 1420-28-110-037
No. 30702

WHEN RECORDED RETURN TO:
Phil Frink & Associates, Inc.
520 Sinclair Street
Reno, NV 89501

(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 102 Block C, as shown on the Final Map #98-045-3 for Saratoga Springs Estates Unit No. 3, a Planned Unit Development, recorded in the office of the County Recorder of Douglas County, State of Nevada, on June 23, 1998, in Book 698, Page 5063, as Document No. 442616, Official Records of Douglas County, Nevada.

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 Gregory L. Knox, 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 \$193.00 per year, as provided in the COVENANTS, CONDITIONS AND RESTRICTIONS, recorded June 24, 1998, in Book 698, at Page 5367, as Document No, 442713 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 \$473.91 as of July 1, 2012, and increases at the rate of \$193.00 per year, plus late charges in the amount of \$25.00 per month, plus interest at the rate of 5.25% 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.

DATED: July 6, 2012

Phil Frink & Associates, Inc. as Agent
For the Managing Body of Saratoga Springs
Estates Homeowners Association

Christine McBride
BY: Christine McBride, Sr. Vice President

STATE OF NEVADA)
)SS
COUNTY OF WASHOE)

This instrument was acknowledged before me on July 6, 2012
by Christine McBride.

J Kelly

NOTARY PUBLIC

