

49251

FORM NO. 126—CONSTRUCTION LIEN—Labor and/or materials.

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STEVENS, KESS, LAW PUBLISHING CO., PORTLAND, OREGON

1976



KNOW ALL MEN BY THESE PRESENTS: The undersigned, hereinafter called the claimant, has performed labor and/or furnished materials at the special instance and request of TIM HANNON - T&A Remodeling Co. who at all times herein mentioned was the ☒ original contractor, ☒ subcontractor, ☐ construction agent, ☐ or ☐ other person (indicate which) having charge of the construction of that certain improvement known as T&A Remodeling Co. situated upon certain land in the County of Klamath, State of Oregon, which is the site of said improvement, described as follows:

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APR
T. HANNON - KNOWN AS T&A Remodeling Co.
CALLED - B. & D. Plumb. & Htg. Inc. & REQUESTED
US TO LIEN THIS PROPERTY IN ORDER TO
REC. PAYMENT ON WORK PERFORMED AT 3867
STURDIVANT - THIS PROPERTY IS LOCATED AT
2360 ORCHARD - NO. 1 1/2 - OF LOT 364 - BIR. 122
MILL'S ADDITION - KLAMATH FALLS, OREGON - #97601
THIS PROPERTY IS LISTED WITH LENA AND KENNEL
REALTOR - 1515 EAST MAIN ST. - KLAMATH FALLS, OREGON

Address, if known (if unknown, so state) 3867 STURDIVANT ST. KLAMATH FALLS, OREGON #97601
Number, Street and City

The name of the owner or reputed owner of said land is FRANK SHANNON

who, at all times herein mentioned had knowledge of the construction of said improvement.

The name of the person who employed claimant to perform said labor and/or to furnish said materials is TIM HANNON - P.O. BOX 1072 - KLAMATH FALLS,

The kind of labor so performed and/or materials so furnished by claimant is:

Labor (if no labor performed, insert the word "none") PLUMBING - PUTTING IN NEW - SEWER LINE & NEW WATER LINE - RUN VENTS THROUGH ROOF & SET FINISH.

Materials (if no materials furnished, insert the word "none") COPPER PIPE - A.B.S. PIPE - NEW VALVES FOR KITCHEN SINK - REMODEL-

Claimant commenced to perform said labor and/or to furnish said materials on JANUARY 1978 and completed same on 21 APRIL 1978, after which he ceased to provide and/or to furnish materials.

The following is a true statement of claimant's demand after deducting all just credits and offsets, to-wit:

Labor	<u>INSTALLING - PLUMBING</u>	\$ <u>598.00</u>
Materials	<u>WITH INTEREST ADDED</u>	\$ <u>519.73</u>
	<u>(1 1/2% PER MO. UNTIL PAID IN FULL)</u>	\$ <u>1,117.75</u>
Preparation of this claim of lien (ORS 87.910)		\$ <u>10.00</u>
Recording fees		\$ <u></u>
Total		\$ <u></u>
Less all just credits and offsets		\$ <u></u>
Balance due claimant		\$ <u>1,727.75</u>

Claimant claims a lien for the amount last stated upon the said improvement and upon the site, to-wit: the land upon which said improvement is constructed, together with such space about the same as may be required for the convenient use and occupation of the improvement constructed on said site, to be determined by the court at the time of the foreclosure of this lien.

In construing this instrument, the masculine pronoun means and includes the feminine and the neuter, and the singular includes the plural, as the circumstances may require.

Dated this 25 day of May, 1978

B & D Plumbing & Htg. Inc.
Northa J. Sawyer Sec. Treas.
 Claimant

I, Northa J. Sawyer Sec. Treas., being first duly sworn, depose and say: That I am the OWNER OF B & D Plumbing & Htg. Inc. claimant named in and who signed the foregoing instrument; that I have knowledge of the facts therein set forth; that all statements made in said instrument are true and correct, as I verily believe.

Subscribed and sworn to before me this 25 day of May, 1978

(SEAL)

Quincy Liden
 Notary Public for Oregon. My Commission expires 9-18-79

NOTICE TO THE OWNER of the land described in the attached copy of claim of lien:

Please be advised that the original claim of lien of which the attached is a true copy was filed and recorded in the office of the recording officer of _____ County, Oregon, on _____, 19____.

Claimant

Note: Section 14 of Chapter 466, Oregon Laws 1975 provides:

"A person filing a claim for a lien as provided by ORS 87.035 shall deliver to the owner a notice in writing that the claim has been filed. The notice shall be delivered not later than 20 days after the date of filing."

Note: The foregoing lien is created by subsection 1 of ORS 87.010. Section ORS 87.035 provides: "Every person claiming a lien under subsection (1) or (2) of ORS 87.010 shall file the claim not later than 90 days after he has ceased to provide labor, rent equipment or furnish materials or 60 days after completion of construction, whichever is earlier." Also that the lien claim "shall be filed for recording with the recording officer of the county or counties in which the improvement or some part thereof, is situated."



LEONARD REALTY
 MULTIPLE LISTING

LEONARD D. KINNEY, BROKER
 (503) 882-6633

1515 E. MAIN ST. AT SO. 6TH
 KLAMATH FALLS, OREGON 97601

May 25, 1978

TO WHOM IT MAY CONCERN:

This is to verify that this office has the home of Timothy Hannan at 2360 Orchard listed for sale at a price of \$30,250.00.

Legal description: N $\frac{1}{2}$ of Lot 122 Mills Addition.

Return to

B & D Plumbing
5589 Homedale
City

Leonard Kinney, Broker

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at _____

on 31st day of May, A. D. 1978 at 11:56 o'clock A. M., and

fully recorded in Vol. N78, of Construction Liens on Page 11561

Wm D. MILNE, County Clerk

Quincy Liden

Fee \$6.00