

NT If claimant is an original contractor, use S-N Form No. 1161.

63098

98 JUL 21 P2:26

Vol. M98 Page 26609CLAIM OF CONSTRUCTION LIEN
OTHER THAN ORIGINAL CONTRACTOR

OMI BUILDING SUPPLY

4027 MILLER AVE.

KLAMATH FALLS, OR. 97603

Lien Claimant's Name and Address

STEVE AND JODI COX

P.O. BOX 2284

KLAMATH FALLS, OR. 97601

Owner's Name and Address

After recording, return to (Name, Address, Zip):

OMI BUILDING SUPPLY

4027 MILLER AVE.

KLAMATH FALLS, OR. 97603

ATTENTION: DARLENE

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME _____

TITLE _____

By _____, Deputy.

KNOW ALL BY THESE PRESENTS that OMI BUILDING SUPPLY, hereinafter called claimant, has performed labor, transported or furnished materials and/or rented equipment under a contract between claimant and COOPER'S CUSTOM CONCRETE who was the ☒ original contractor ☐ subcontractor ☐ construction agent ☐ other person (indicate which) in charge of the construction of that certain improvement known as HOME IMPROVEMENTS situated upon certain land in the County of KLAMATH, State of Oregon, which is the site of the improvement, described as follows:

KLAMATH MEADOWS EAST
LOT 16

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The address of the improvement is (if unknown, so state) _____

3005 BARNES WAY KLAMATH FALLS, OR. 97603

The name of the owner or reputed owner of the land is _____

STEVE AND JODI COX

The name of the owner or reputed owner of the improvement is _____

STEVE AND JODI COXThe name of the person who employed claimant, or to whom materials were furnished and for whom labor was performed and/or equipment rented is STEVE AND JODI COX

The person(s) just named, at all times herein mentioned, had knowledge of the construction.

Claimant commenced performance of the contract on MARCH 16, 1998, provided and furnished all labor, materials and equipment required by the contract and actually used in the construction of the improvement, and fully completed the contract on MAY 6, 1998, after which claimant ceased to provide labor, transport or furnish materials and/or transport, furnish or rent equipment for the improvement.

A Notice of the Right to a Lien in the form required by ORS 87.023 was delivered in person or sent by registered or certified mail to the owner on MARCH 16, 1998. This lien covers only those materials, equipment, and labor provided after a date which is eight days, not including Saturdays, Sundays and other holidays, as defined in ORS 137.010, before the Notice of the Right to a Lien was delivered or mailed.*

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

If no contract price, the reasonable value of claimant's labor, materials and equipment is:

Labor	\$	
Materials	\$	963.61
Equipment	\$	
Other (specify) <u>SERVICE CHARGES</u>	\$	31.10
Recording fees	\$	10.00
Total	\$	1004.71
Less all just credits and offsets	\$	
Balance due claimant	\$	1004.71

* A Notice of the Right to a Lien is not required to perfect a lien upon commercial property or commercial improvements. See ORS 87.021 (3)(b). For the time and place of recording to make this lien a valid claim, see quotation from ORS 87.035 on next page.

(OVER)

10-CA



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

In construing this instrument, the singular pronoun includes the plural, as the circumstances require.

Dated JULY 20, 1998

OMI BUILDING SUPPLY

X John L. Bocchi Claimant

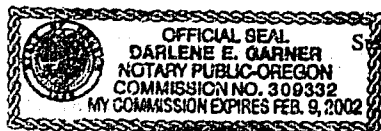
STATE OF OREGON, County of KLAMATH ss.

I, JOHN L. BOCCHI

, being first duly sworn, depose

and say: I am the MATERIALS CLAIMANT

claimant named in the foregoing instrument. I have knowledge of the facts set forth therein. All statements made in this instrument are true and correct as I verily believe.



Subscribed and sworn to before me on JULY 20, 1998.

X Darlene E. Garner
Notary Public for Oregon
My commission expires 2/9/02

ORS 87.005. "Original Contractor" means a contractor who has a contractual relationship with the owner."

The foregoing lien is created by subsection 1 of ORS 87.010. ORS 87.035 provides: "Every person claiming a lien created under ORS 87.010 (1) or (2) shall perfect the lien not later than 75 days after the person has ceased to provide labor, rent equipment or furnish materials or 75 days after completion of construction, whichever is earlier. Every other person claiming a lien under ORS 87.010 shall perfect the lien not later than 75 days after the completion of construction.*** ORS 87.035 also provides that the lien claim "shall be perfected by filing a claim of lien with the recording officer of the county or counties in which the improvement, or some part thereof, is situated."

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

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

Claimant

By _____

ORS 87.039 provides:

"A person filing a claim of lien pursuant to ORS 87.035 shall mail to the owner and to the mortgagee a notice in writing that the claim has been filed. A copy of the claim of lien shall be attached to the notice. The notice shall be mailed not later than 20 days after the date of filing.***"

If the improvement referred to herein is commercial, giving notice of lien may be unnecessary. See ORS 87.021 (3)(b).

(DESCRIPTION CONTINUED)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of OMI Building Supply the 21st day of July A.D., 19 98 at 2:26 o'clock P. M., and duly recorded in Vol. M98 of Construction Liens on Page 26609.

FEE \$10.00

By Bernetha G. Letsch County Clerk