

87785

FORM No. 124—CONSTRUCTION LIEN—Any Contractor Except an Original Contractor.

STEVENS-NEWS & PUBLISHING CO., PORTLAND, ORE. 97214

KNOW ALL MEN BY THESE PRESENTS: The undersigned, hereinafter called the claimant, has performed labor upon, transported or furnished materials and or rented equipment under a contract between claimant and Thorpe Construction Co. who was the ☒ original contractor, ☐ subcontractor, ☐ construction agent or ☐ other person (indicate which) having charge of the construction of that certain improvement known as New House situated upon certain land in the County of Skamania, State of Oregon (which is the site of said improvement) described as follows:

A parcel of land lying as a portion of Lot 1 of the Huston Dillon short plat in the south half of the northwest quarter of section 23, township 3 north, range 8 E.M.M., recorded of Skamania County, Washington, described as follows: beginning at the northwest corner of the south half of the northwest quarter of section 23; thence east along the north line of the south half of the northwest quarter of said section 23, a distance of 1678 feet to a point on the westerly right of way line of Berge Road; thence south parallel with the south line of the south half of the northwest quarter, a distance of 300 feet; thence south parallel with the west line of the northwest quarter, a distance of 310 feet; thence east parallel with the south line of the northwest quarter, a distance of 100 feet to the true point of beginning of this description; thence south parallel with the west line of the northwest quarter, a distance of 310 feet to the south line of Lot 1; thence east along the south line of said Lot 1 to where said south line intersects the westerly right of way line of Berge Road; thence northwesterly along the westerly right of way line to a point that is 350 feet south of the north line of the south half of the northwest quarter; thence west parallel with the south line of said south half of the northwest quarter, a distance of 100 feet to the true point of beginning. A 20-foot easement 10 feet in width along the northwesterly corner to the westerly right of way line of Berge Road. The address of said improvement, if known (if unknown, so state) is: southeasterly portion of said tract. The address of said improvement, if known (if unknown, so state) is: southeasterly portion of said tract.

The name of the owner or reputed owner of said land is Paul Leal in said county and state. the name of the owner of said improvement at whose instance said labor, materials and or equipment were performed or furnished is Thorpe Construction Co. the person or persons just named, at all times herein mentioned, had knowledge of the construction of said improvement. The name of the person by whom claimant was employed or to whom he furnished said labor, materials and equipment is Thorpe Construction Co.

Labor: kind (if no labor performed, insert the word "none") Install electric furnace

Material: (if no materials furnished, insert the word "none") Electric furnace - Dis work

Equipment rented (if none, insert "none") None

All said labor, materials and equipment was actually used in the construction of said improvement.

Claimant commenced to perform his said contract on October 31, 1978, and completed same on 1979, after which he ceased to provide labor and to furnish materials and equipment.

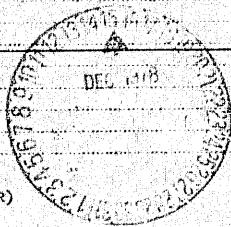
The construction of said improvement was completed on 1979. (If not yet completed, so state) The job is 75% complete.

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

Contract price	\$ 1271.00
Said price includes the reasonable rental value of said equipment which is \$	
If no contract price, the reasonable value of claimant's labor, materials and equipment is:	
Labor: 75% contract price and	\$ 1761.25
Materials	\$
Equipment:	\$
Preparation of this claim of lien (ORS 87.910)	\$ 10.00
Recording fees	\$ 3.00
Total	\$
Less all just credits and offsets	\$
Balance due claimant	\$ 1794.25

For the time and place of recording to make this lien a valid claim, see quotation from ORS 87.035 on next page.

(OVER)



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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 the land that 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 December 15, 1978

Climate Control Co.

Harry A. Barnes III, President

Claimant

STATE OF OREGON, County of Wasco, ss.

I, Harry A. Barnes III, President

being first duly sworn, depose

and say: That I am the Subcontractor - Climate Control Co.

claimant named in 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

day of December

1978

(SEAL)

Notary Public for Oregon. My Commission expires

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

I lease 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 Wasco County, Oregon, on

December 15, 1978

Climate Control Co.

By Harry A. Barnes III, President

Claimant

Note: ORS 87.039 provides:

"A person filing a claim for a lien as provided by ORS 87.045 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 "Original contractor" means a contractor who has a contractual relationship with the owner; a subcontractor does not. ORS 87.005.

The foregoing lien is created by subsection 1 of ORS 87.010. Section ORS 87.015 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."

**CLAIM OF
CONSTRUCTION LIEN
SUB CONTRACTOR**
(Form No. 124)

Lien Claimant

Owner

AFTER RECORDING RETURN TO

SPACE RESERVED FOR	
REGISTERED	RECORDING OFFICE USE
INDEXED	FILED
RECORDED	FILED
COMPARED	FILED
MAILED	FILED

STATE OF OREGON

Washington

ss.

County of Clatsop

I certify that the within instrument was filed in my office on the 15 day of December, 1978, at 10 o'clock A.M., and recorded in book 12 on page 169 or as file/reel No. 12 of the Construction Lien Book of said County.

Witness my hand and seal of County affixed.

By S. Bullock, Recording Officer

Deputy