

File No: 10275 [AZ][PRIVATE][GENERAL]
Notice Requested by and Return To:
RCS Preliminary Lien Service, Inc.
P.O. Box 33633
Phoenix, AZ 85067 [Job No:]

Customer: Sahuaro Group LLC
Project: Las Sendas Office Condos
Rec. ID: GU0J52UD
1st Class Mail
Return Receipt Requested

TWENTY DAY PRELIMINARY NOTICE

In Accordance With Arizona Revised Statutes Section 33-992.01

THIS IS NOT A LIEN. THIS IS NOT A REFLECTION ON THE INTEGRITY OF ANY CONTRACTOR OR SUBCONTRACTOR

TO: OWNER OR REPUTED OWNER

Arizona First Partners 1, LLC
5041 E. Pershing Ave
Scottsdale, AZ 85254

TO: ORIGINAL CONTRACTOR OR REPUTED CONTRACTOR

Sahuaro Group LLC
19 South 10th Avenue
Phoenix, AZ 85007

TO: LENDER, SURETY OR BONDING COMPANY

Copper Star Bank
7555 E Redfield Rd
Scottsdale, Az 85260-

1. The following is a general description of the labor, service, equipment or materials furnished or to be furnished by the undersigned.

Lath & Stucco

2. Estimated Price: \$29,000.00

3. The name of the person who furnished that labor, service, equipment or materials is:

Sonoran Stone & Stucco Inc.
340 E 10th Dr
Mesa, AZ 85210

4. The name of the person who contracted for purchase of that labor, service, equipment or material is:

Sahuaro Group LLC
19 South 10th Avenue
Phoenix, AZ 85007

5. The description of the jobsite is:

Las Sendas Office Condos
7565 East Eagle Crest Drive
Mesa, AZ 85207
County of Maricopa, APN: 219-17-494

NOTICE TO PROPERTY OWNER

If bills are not paid in full for the labor, professional services, materials, machinery, fixtures or tools furnished, or to be furnished, a Mechanic's Lien leading to the loss, through court foreclosure proceedings, of all or part of your property being improved may be placed against the property. You may wish to protect yourself against this consequence by either:

1. Requiring your contractor to furnish a conditional waiver and release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 1 and 3 signed by the person or firm giving you this notice before you make payment to your contractor.
2. Requiring your contractor to furnish a unconditional waiver and release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 2 and 4 signed by the person or firm giving you this notice before you make payment to your contractor.
3. Using any other method or device that is appropriate under the circumstances.

Within ten days of the receipt of this preliminary twenty day notice the owner or other interested party is required to furnish all information necessary to correct any inaccuracies in the notice pursuant to Arizona Revised Statutes Section 33-992.01, Subsection 1 or lose as a defense or lose as a defense any inaccuracy of that information.

Within ten days of the receipt of this preliminary twenty day notice if any Payment Bond has been recorded in compliance with Arizona Revised Statutes Section 33-1003. The owner must provide a copy of the Payment Bond including the name and address of the surety company and bonding agent providing the Payment Bond to the person who has given the preliminary twenty day notice. In the event that the owner or other interested party fails to provide the bond information within that ten day period, the claimant shall retain lien rights to the extent precluded or prejudiced from asserting a claim against the bond as a result of not timely receiving the bond information.

By:  H. Lee Goldblatt, Limited Agent, 09/18/2008

-----DETACH HERE AND SEND LOWER PORTION TO CLAIMANT-----
ACKNOWLEDGMENT OF RECEIPT OF TWENTY DAY PRELIMINARY NOTICE

This acknowledges receipt on (today's date) _____ of a copy of the Twenty

Day Preliminary Notice at (address where notice received) _____

Date (date this acknowledgment is executed) _____

Signature of person acknowledging receipt, with title if acknowledgment is made for another person

[Reference #: 91742][File #: 10275]