

File: 501381 (AZ PV)
Claimant:
Horizon
261 N Roosevelt Ave.
Chandler, AZ 85226
Ph: 480-337-6758 Fax: 480-705-4072

Customer: WESTAR
Cust #: 8593
Job Name: LAS SENDA'S OFFICE CONDOS
Job #: 1093

PRELIMINARY 20-DAY 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 THE OWNER OR REPUTED OWNER
1ST ARIZONA PARTNERS 1 LLC
5041 PERSHING AVE
SCOTTSDALE, AZ 85254

TO THE ORIGINAL OR REPUTED CONTRACTOR
SAHUARO GROUP LLC
19 SOUTH 10TH AVE
PHOENIX, AZ 85007
602-258-1758

TO THE LENDER/SURETY OR REPUTED
Copper Star Bank
7655 W Thunderbird Rd
PEORIA, AZ 85381
Bond/Loan #

You are hereby notified that the above referenced claimant has furnished or will furnish labor, materials, machinery, fixtures, tools or professional services of the following general description:

Landscaping, Irrigation Materials, and Supplies in the construction, alteration or repair of the building, structure or improvement located at:

7565 E EAGLE CREST DR,
and situated upon certain lot(s) parcel(s) of land in:

MESA, Maricopa County, AZ, APN: , described as follows:
LAS SENDA'S OFFICE CONDOS

An estimate of the total price of the labor, materials, machinery, fixtures, tools or professional services furnished or to be furnished is:

\$64,000.00

The name and address of the person or firm who contracted for purchase of such labor, materials, machinery, fixtures, tools or professional services is:

WESTAR
PO BOX 1749
HIGLEY, AZ 85236-1749

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 AN 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 AFTER 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 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.**

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I declare that I am authorized to file this claim on behalf of the claimant. I declare under penalty of perjury that the foregoing is true and correct. Executed at Simi Valley, CA on 10/24/2008 for Horizon.

Horizon

By: 

Laura Pavey (AZLDP80820)

Authorized Agent For:

Horizon

PROOF OF SERVICE BY MAIL AFFIDAVIT

I declare that I served a copy of the this document, and any related documents, by (as required by law) first-class, certified or registered mail, postage prepaid, addressed to the above named parties, at the addresses listed above, on 10/24/2008. I declare under penalty of perjury that the foregoing is true and correct. Executed at Simi Valley, CA on 10/24/2008.

By: 

Laura Pavey (AZLDP80820)

CLAIMANT:
Horizon
261 N Roosevelt Ave.
Chandler , AZ 85226

TO OWNER 501381
1ST ARIZONA PARTNERS I LLC
5041 PERSHING AVE
SCOTTSDALE, AZ 85254

PROJECT OR WORK
LAS SENDA'S OFFICE CONDOS
7565 E EAGLE CREST DR
MESA, AZ 85207

Acknowledgement of Receipt of Twenty Day Preliminary Notice
Arizona Revised Statutes Section 33-992.01 and 33-992.02

Arizona Law provides that owners must provide a potential lien claimant, who has served upon owners a Preliminary 20-Day Notice, all information as to correct any inaccuracies in the Notice, and, if any Payment Bond has been recorded, provide a copy of the Payment Bond, within 10 days of the service of said Preliminary Notice.

Failure on the part of the owners to provide this information could result in the loss of their defense against Lien Claims.

Please enter any corrections to the information listed below and return to us as soon as possible.

OWNER OR PUBLIC ENTITY
1ST ARIZONA PARTNERS I LLC
5041 PERSHING AVE
SCOTTSDALE, AZ 85254

PRIME CONTRACTOR OR GENERAL CONTRACTOR
SAHUARO GROUP LLC
19 SOUTH 10TH AVE
PHOENIX, AZ 85007

LENDER, SURETY OR BONDING COMPANY
Copper Star Bank
7655 W Thunderbird Rd
PEORIA, AZ 85381

This acknowledges receipt on _____ of a copy of the preliminary twenty day notice at 5041 PERSHING AVE
SCOTTSDALE, AZ 85254.

Date: _____
(Date this acknowledgment is executed)

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

Please note: Arizona Revised Statutes provides that the acknowledgement be returned to the person or firm sending the Verification Requests within 30 days of the receipt thereof. Please use the following address; CRF Solutions, 2051 Royal Ave., Simi Valley, CA 93065