

Recording Requested by and Return to:

Space above this line for recorder's use only

**MECHANICS' LIEN
(Claim of Lien)**

(To be recorded in the county recorder's office in the county in which the property is located.)

NOTICE IS HEREBY GIVEN that Claimant _____ (legal name), claims a lien for labor, services, equipment, or materials under Section 8000 et. Seq. of the Civil Code of the State of California, upon the premises hereinafter described, and upon every estate or interest in such structures, improvements and premises held by any party holding any estate therein. Said labor, service, equipment or materials, were furnished for the construction of those certain buildings, improvements, or structures, now upon that certain parcel of land situated in the County of _____, State of California, said land described as follows:

STREET ADDRESS:

and/or

LEGAL DESCRIPTION:

Said lien is claimed for the following labor, services, equipment or materials: _____ . Claimant is owed \$ _____ for labor, services, equipment or materials furnished to the work of improvement, after deducting all just credits and offsets, plus interest at the legal rate from the date of this lien.

The name of the person or company by whom Claimant was employed, or to whom Claimant furnished the labor, services, equipment and/or materials is: _____ .

The name(s) and address(es) of the owner(s) or reputed owner(s) of the real property is/are: _____ .

Name, Address, Telephone Number of Claimant: _____

Date: _____

Signature

Print Name and Authorized Capacity

Verification

I, the undersigned, declare: I am the _____ (authorized capacity/title), for the Claimant named in the foregoing claim of mechanics' lien: I am authorized to make this verification for the Claimant: I have read the foregoing claim of mechanic's lien and know the contents thereof, and the same is true of my knowledge. I certify (or declare) under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed on _____, 20 _____ at California. _____

Signature of Claimant or Authorized Agent

NOTICE OF MECHANIC'S LIEN
ATTENTION!

Upon the recording of the enclosed MECHANIC'S LIEN with the County Recorder's Office of the county where the property is located, your property is subject to the filing of a legal action seeking a court-ordered foreclosure sale of the real property on which the lien has been recorded. That legal action must be filed with the court no later than 90 days after the date the mechanic's lien is recorded.

The party identified in the mechanic's lien may have provided labor or materials for improvements to your property and may not have been paid for these items. You are receiving this notice because it is a required step in filing a mechanic's lien foreclosure action against your property. The foreclosure action will seek a sale of your property in order to pay for unpaid labor, materials, or improvements provided to your property. This may affect your ability to borrow against, refinance, or sell the property until the mechanic's lien is released.

BECAUSE THE LIEN AFFECTS YOUR PROPERTY, YOU MAY WISH TO SPEAK WITH YOUR CONTRACTOR IMMEDIATELY, OR CONTACT AN ATTORNEY, OR FOR MORE INFORMATION ON MECHANIC'S LIENS GO TO THE CONTRACTORS STATE LICENSE BOARD WEBSITE AT www.cslb.ca.gov.

PROOF OF SERVICE AFFIDAVIT

California Civil Code § 8416(a)(7)

Failure to serve the Mechanic’s Lien and Notice of Mechanic’s Lien on the owner, or alternatively if the owner cannot be served on the lender or original contractor, shall cause the Mechanic’s Lien to be unenforceable as a matter of law (*Civil Code § 8416(e)*). Service of the Mechanic’s Lien and Notice of Mechanic’s Lien must be by (1) registered mail, (2) certified mail, or (3) first-class mail evidenced by a certificate of mailing, postage prepaid, and to a residence or business address for the owner, lender or contractor. Further, a Proof of Service Affidavit (below) must be completed and signed by the person serving the Mechanic’s Lien and Notice of Mechanic’s Lien. This page should be completed (either one of the sections below) and recorded with the County Recorder along with the Mechanic’s Lien and Notice of Mechanic’s Lien.

AFFIDAVIT FOR SERVICE ON THE OWNER

California Civil Code § 8416 (a)(7) and (c)(1)

I, _____ (name), declare that I served a copy of this Mechanic’s Lien and Notice of Mechanic’s Lien by registered mail, certified mail, or first-class mail evidenced by a certificate of mailing, postage prepaid, addressed as follows to the owner(s) or reputed owner(s) of the property:

Company /Person served: _____.

Title or capacity of person served (if appropriate): _____.

Service Address: _____.

Said service address is the owner’s residence, place of business, or address shown by the building permit on file with the permitting authority for the work.

Executed on _____, 20 ____ (date), at _____ (city), California.

By: _____

(Signature of person serving)

**ALTERNATE AFFIDAVIT FOR SERVICE
ON THE CONSTRUCTION LENDER OR ORIGINAL CONTRACTOR**

California Civil Code § 8416 (a)(7) and (c)(2)

I, _____ (name), declare that that the owner or reputed owner cannot be served with a copy of this Mechanic’s Lien and Notice of mechanic’s Lien by registered mail, certified mail, or first-class mail. Pursuant to *California Civil Code § 8416(c)(2)*, I served a copy of this Mechanic’s Lien and Notice of Mechanic’s Lien by registered mail, certified mail, or first-class mail evidenced by a certificate of mailing, postage prepaid, addressed as follows to the construction lender or original contractor as follows:

Company /Person served: _____.

Title or capacity of person served (if appropriate): _____.

Service Address: _____.

Executed on _____, 20 ____ (date), at _____ (city), California.

By: _____

(Signature of person serving)