

NOTICE TO OWNER (Preliminary Notice)

1/16/2024

(This is not a Mechanic's Lien. It is a Notice sent for your protection as required by state law.)

TO OWNER OR AGENT:

AWC INVESTMENTS LLC

5 WRANGLER CT

SHERIDAN, WY 82801-9035

Via Certified Mail: 9414 8118 9956 3825 9622 55

Knecht Home Center - Sheridan is providing Construction Materials and Services to the property described below:

PROJECT NAME: 4 Rawhide Ct, Sheridan; County: Sheridan; Legal Description:

POWDER HORN RANCH PUD PHASE TWO BLOCK I LOT 2 (TOTAL SQ FT = 12,305)

Knecht Home Center - Sheridan has an order/contract with Connely Scenic Landscaping for Construction Materials and Services for improvements to the above described property:

Connely Scenic Landscaping
5200 Lundock Ct.
Gillette, WY 82718

The Contractor on this construction project is:
Connely Scenic Landscaping
5200 Lundock Ct.
Gillette, WY 82718
6370

They are being sent a copy of this Notice to Owner.

NOTICE

THE UNDERSIGNED PARTY IS PROVIDING WORK OR MATERIALS TO THE PROPERTY DESCRIBED ABOVE. FAILURE OF THIS PRIME CONTRACTOR OR SUBCONTRACTOR TO PAY THOSE PERSONS SUPPLYING MATERIALS OR SERVICES TO COMPLETE THIS CONTRACT CAN RESULT IN THE FILING OF A MECHANIC'S LIEN ON THE PROPERTY WHICH IS THE SUBJECT OF THIS CONTRACT PURSUANT TO W.S. 29-2-101 THROUGH 29-2-110. TO AVOID THIS RESULT, WHEN PAYING FOR LABOR AND MATERIALS YOU MAY ASK THIS PRIME CONTRACTOR OR SUBCONTRACTOR FOR "LIEN WAIVERS" FROM ALL PERSONS SUPPLYING MATERIALS OR SERVICES FOR THE WORK DESCRIBED IN THIS CONTRACT. FAILURE TO SECURE LIEN WAIVERS MAY RESULT IN YOUR PAYING FOR LABOR AND MATERIALS TWICE. A FORM OF LIEN WAIVER IS ATTACHED TO THIS NOTICE.

FROM: Carl Schweitzer, Northwest Notice Service, LLC
representing

For: Knecht Home Center - Sheridan

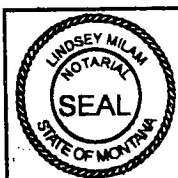
1836 South Sheridan Ave.
Sheridan, WY 82801
307-673-0786



2024-789808 1/19/2024 10:39 AM PAGE: 1 OF 1
FEES: \$12.00 PK NOTICE
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

NO. 2024-789808 NOTICE

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
NORTHWEST NOTICE SERVICE LLC P O BOX 182
EAST HELENA MT 59635



LINDSEY MILAM
NOTARY PUBLIC for the
State of Montana
Residing at Helena, Montana
My Commission Expires
October 13, 2028

State of Montana, County of Lewis and Clark

This instrument was signed before me on 1/16/2024

by Carl Schweitzer, Owner Northwest Notice Service, LLC

for Knecht Home Center - Sheridan

Lindsey Milam
Notary Signature