

F. ANN RODRIGUEZ, RECORDER
Recorded By: LW
DEPUTY RECORDER
41

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EZ-MCEVOY
PICKUP



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AMOUNT PAID: \$9.00

WHEN RECORDED, MAIL TO:
David A. McEvoy, Esq.
McEvoy, Daniels & Darcy, P.C.
4560 East Camp Lowell Drive
Tucson, Arizona 85712

NOTICE OF CLAIM OF LIEN

STATE OF ARIZONA)
) ss.
COUNTY OF PIMA)

Howard Schmitter, being first duly sworn upon his oath, deposes and says:

i) That he is a member of HBS Management Solutions, LLC, an Arizona limited liability company, the property manager of Cobblestone Homeowners Association, Inc., an Arizona non-profit corporation ("Association"), whose address is c/o HBS Management Solutions, 6101 E. Grant Road, Tucson, Arizona 85712, and makes this Affidavit for and on behalf of said corporation, being authorized to do so.

ii) That by reason of the Warranty Deed recorded on November 1, 2005, in the Office of the County Recorder of Pima County, Arizona, in Docket 12671 at page 4161; Sequence 20052120807, thereof, it appears that Ahmad Zarifi and Samia Zarifi, husband and wife are the record owners of that certain real property located at 3400 E. Finger Rock Circle, Tucson, Arizona, 85718, in the Cobblestone subdivision, described as:

Lot 14 of COBBLESTONE, a subdivision of Pima County, Arizona according to the Map or Plat thereof of record in the office of the County Recorder, recorded in Book 30 of Maps and Plats, at Page 85; thereafter, having been amended by Declaration(s) of Scrivener's Error recorded June 12, 1980 in Docket 6299, at Page 823 and recorded March 24, 1982 in Docket 6744, at Page 935.

iii) That the Association has duly adopted Bylaws which are, and at all times pertinent hereto were, in full force and effect; that said Bylaws provide that the Association shall have the power to levy assessments on the lots in said subdivision and to provide the necessary funds to carry out the purposes of the Association and determine such assessments; and that said assessments so levied by the Association shall be a lien against each lot in said subdivision when so assessed.

iv) That pursuant to said Bylaws, the aforesated property owner was assessed by the Association for the sums stated below; that said sums remain unpaid as of the date of this instrument and, therefore, the Association claims a lien on the above-described real property and all improvements thereon for the following sums:

a) Late assessment charges for September, 2013, in the amount of \$15.25; \$1,575.00 for the semi-annual assessments which were due January 1, 2014, plus late assessment charges in the sum of \$63.00, for a total of \$1,653.25, and all subsequent semi-annual assessments due thereafter until paid in full;

b) \$250.00 for attorney's fees, plus \$10.00 for recording costs, incurred by the Association by reason of the failure of said property owners to pay said assessments, and all subsequent attorney's fees and costs incurred by the Association, until paid in full; and

c) A delinquent charge of 1% for each month, or fraction of a month, on the unpaid balance of the delinquent assessments.

DATED this 25 day of June, 2014.

COBBLESTONE HOMEOWNERS ASSOCIATION, INC., an Arizona non-profit corporation

By: HBS Management Solutions, LLC, an Arizona limited liability company, its property manager

By [Signature]
Howard Schmitter, Member

On this 25th day of June, 2014, before me, the undersigned officer, personally appeared Howard Schmitter who acknowledged himself to be a Member of HBS Management Solutions, LLC, an Arizona limited liability company, the property manager of Cobblestone Homeowners Association, Inc., an Arizona non-profit corporation, and that he, as such being authorized to do so, executed the foregoing instrument for the purpose therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Signature]
Notary Public

My Commission Expires:
1/31/2015



ANDREA KAPLAN
Notary Public—Arizona
Pima County
Expires 01/31/2015