NOT AN OFFICIAL DOCUMEN

NOTICE OF INTENTION TO HOLD HOMEOWNER'S ASSOCIATION LIEN

DATE: February 21, 2024

TO: Vera Narug

1201 175th Street Hammond IN 46324 CC: Mark A Tharp 226 169th Street

Hammond, IN 46324

You are hereby noticed that Ridgewood Townhome Association, through its authorized agent, Tracy Voris, whose address is C/O Rose Real Estate, Inc., 1846 45th Avenue, Munster, IN 46321, intends to hold a Homeowner's Association Lien on the following described real estate:

SEE LEGAL DESCRIPTION ATTACHED

More commonly known as 7042 Montana Court. Hammond, IN 46323

and all improvements thereon, for the amount of outstanding HOA dues totaling Seven Thousand Three Hundred Thirty-Six and 19/100 Dollars (\$7,336.19) for the amount of outstanding HOA dues on the above referenced property.

for improvement of said real estate within the last sixty (60) days. The undersigned individual executing this instrument, having been duly sworn upon his oath, hereby certifies pursuant to Indiana Code § 32-28-3-3, and having been duly sworn upon oath, under the penalties of perjury hereby states that Claimant intends to hold a mechanic's lien upon the above described real estate and that the facts and matters set forth in the foregoing statement are true and correct.

oris, Authorized Agent

STATE OF INDIANA

COUNTY OF LAKE

· Before me, a Notary Public in and for said County and State, personally appeared Tracy Voris, an authorized agent of Ridgewood Townhome Association, who acknowledged the execution of the foregoing Notice of Intention to Hold Homeowner's Association Lien, and who, having been duly sworn, under the penalties of perjury, stated that the facts and matters therein set forth are true and correct.

Witness my hand and Notarial Seal this 21st Day of February, 2024.

"I AFFIRM, UNDER THE PENALTIES FOR PERJURY THAT I HAVE TAKEN REASON-ABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW." PREPARED BY:_

My Commission expires:

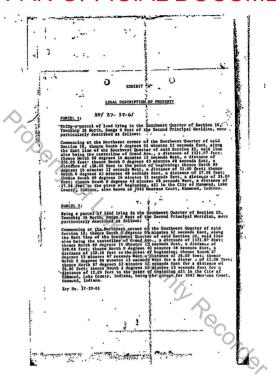
County of Residence:

NOTARY PUBLIC

LAKE COUNTY, STATE OF INDIANA

This instrument was prepared by: Michael D. Kvachkoff, Attorney at Law, 325 N. Main Street, Crown Point, IN 46307, (219) 661-9500.

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Prepared By: Rose Real Estate, Inc. 1846 45th Ave. Munster, IN 46321

Association Owner Statement



For From 10/1/2022 to 12/11/2023

Statement Period Statement Date

10/1/2022 - 12/11/2023

12/11/2023

Vera Narug 1201 175th Street Hammond, IN 46324 Previous Balance Balance Due \$0.00 \$7,311.19

Account number 00720154 Ridgewood Townhome Owners Association, Inc. - 30

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Date	Description	Amount	Balance
10/1/2022	Association fees	145.00	145.00
10/1/2022	Balance from Previous Mngmt Co.	5,451.19	5,596.19
10/1/2022	Legal Fees Ox	1,150.00	6,746.19
10/4/2022	Payment (Check #1032)	(145.00)	6,601.19
11/1/2022	Association fees	145.00	6,746.19
11/14/2022	Payment (Check #1035)	(145.00)	6,601.19
12/1/2022	Association fees	145.00	6,746.19
12/7/2022	Payment (Check #1038) Late fee Association fees Payment (Check #1042) Late fee Association fees	(145.00)	6,601.19
12/11/2022	Late fee	10.00	6,611.19
1/1/2023	Association fees	145.00	6,756.19
1/5/2023	Payment (Check #1042)	(145.00)	6,611.19
1/11/2023	Late fee	10.00	6,621.19
2/1/2023	Association fees	145.00	6,766.19
2/1/2023	Payment (Check #1045)	(145.00)	6,621.19
2/11/2023	Late fee	10.00	6,631.19
2/27/2023	Payment (Check #1047)	(145.00)	6,486.19
3/1/2023	Association fees	145.00	6,631.19
3/11/2023	Late fee	10.00	6,641.19
3/24/2023	Payment (Check #1050)	(145.00)	6,496.19
4/1/2023	Association fees	145.00	6,641.19
4/11/2023	Late fee	10.00	6,651.19
5/1/2023	Association fees	145.00	6,796.19
5/2/2023	Payment (Check #1054)	(145.00)	6,651.19
5/11/2023	Late fee	10.00	6,661,19
5/22/2023	Payment (Check #1057)	(145.00)	6,516,19

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Prepared By: Rose Real Estate, Inc. 1846 45th Ave. Munster, IN 46321

Association Owner Statement



From 10/1/2022 to 12/11/2023

Date	Description	Amount	Balance
6/1/2023	Association fees	145.00	6,661.19
6/11/2023	Late fee	10.00	6,671.19
7/1/2023	Association fees	145.00	6,816.19
7/11/2023	Late fee	10.00	6,826.19
7/27/2023	Payment (Check #1063)	(290.00)	6,536.19
8/1/2023	Association fees	145.00	6,681.19
8/11/2023	Late fee	10.00	6,691.19
9/1/2023	Association fees	145.00	6,836.19
9/11/2023	Late fee	10.00	6,846.19
10/1/2023	Association fees	145.00	6,991.19
10/11/2023	Late fee	10.00	7,001.19
11/1/2023	Association fees	145.00	7,146.19
11/11/2023	Late fee	10.00	7,156.19
12/1/2023	Association fees	145.00	7,301.19
12/11/2023	Late fee	10.00	7,311.19
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