

NOTICE OF COMMENCEMENT-Corporation
(Ohio Revised Code Section 1311.04)

State of Ohio

County of _____

_____, whose address is

_____ ,

being first duly sworn, states:

1. Notice is hereby given that _____ [Company or Person Undertaking Improvement] intends to commence work on real property described as:

[The legal description of the real property on which the improvement is to be made sufficient to describe the real property for the purpose of conveyance, or contained in the instrument, by which the owner, part owner, or lessee took title.]

2. A brief description of the improvement to be performed on the property containing sufficient specificity to permit lien claimants to identify the improvement is:

_____.

3. The name, address and capacity of the Owner, Part Owner, or Lessee of the real property contracting for the improvement is:

_____.

4. The name and address of the fee owner of the real property, if the person contracting for the improvement is a land contract vendee or lessee is:

Notice of Commencement – Corporation

-
-
5. The name and address of the Owner's, Part Owner's or Lessee's Designee, if any is:

-
-
6. The name and address of all the original contractor(s) (except that if improvement involves a single- or double-family dwelling and if more than one original contractor is involved, instead of listing each original contractor, include statement that multiple original contractors are involved in the improvement) is/are:

-
-
7. The date the Owner, Part Owner, or Lessee first executed a contract with an original contractor for the improvement is:

-
-
8. The name and address of all lending institutions which provide financing for the improvements, if any is(are):

-
-
9. The name and address of all sureties on any bond which guarantee payment of the original contractor's obligations under the contract for the improvement, if any is:

-
-
10. Notice:

"To Lien Claimants and Subsequent Purchasers:

Take notice that labor or work is about to begin on or materials are about to be furnished for an improvement to the real property described in this instrument. A person having a mechanics' lien may preserve the lien by providing a notice of furnishing to the above-named designee and the above-named designee's original contractor, if any, and by timely recording an affidavit pursuant to section 1311.06 of the Revised Code.

A copy of this notice may be obtained upon making a written request by certified mail to the above-named owner, part owner, lessee, designee, or the person with whom you have contracted."

11. The name and address of the person preparing this Notice is:

_____.

THIS the ____ day of _____, 20____.

By: _____

Type or Print Name: _____

Name of Corporation: _____

Title: _____

Attest: _____

Secretary

Acknowledgment of Corporation

STATE OF OHIO

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____
(date) by _____ (name of officer or agent, title of
officer or agent) of _____ (name of corporation
acknowledging) a _____ (state or place of
incorporation) corporation, on behalf of the corporation.

Notary Public

Printed Name: _____

My Commission Expires: _____

VERIFICATION

State of Ohio

County of _____

The undersigned Affiant, being duly sworn states:

That I, the undersigned, the Owner, Part Owner, Lessee, or the agent of the Owner, Part Owner, Lessee of the real property on which the improvement is to be made, have read and understood the Notice of Commencement and that the allegations in the above Notice of Commencement are true and correct, to the best of my knowledge, information and belief.

Given on this the _____ day of _____, 20 _____.

Name Of Affiant

This Instrument was prepared by:

Signature

Print or Type Name