



NOTICE & MECHANIC'S LIEN SERVICES

HOW NCS CREDIT IDENTIFIES THE PROPER JOBSITE ADDRESS OR ASSESSORS PARCEL NUMBER (APN)

Obtaining complete job information is critical to secure your mechanic's lien and bond claim rights. Job information is any information related to a given construction project and includes project type, project ownership, the state in which the project is located, and who you sold to within the ladder of supply (aka contractual chain).

EASIEST WAY TO IDENTIFY THE PROPERTY OWNER? USE THE ASSESSORS PARCEL NUMBER (APN).

It's true, the easiest way to identify the property owner is via the property's APN at the county assessor.

Unfortunately, identifying the correct address to search the County Assessor isn't always easy.

Why? A few of the most common reasons include new construction sites where a street address hasn't been established, purchase orders identifying material destination as an intersection or landmark, conflicting information when materials are shipped to somewhere other than the job site, and simple human error in jotting down the address.

HOW NCS CREDIT SOLVES THE PUZZLE.

When we work on a job information puzzle, our goal is to identify the property's APN. How do we identify the APN? If an owner search with the county assessor is fruitless, we use GIS mapping.

WHAT IS GIS MAPPING?

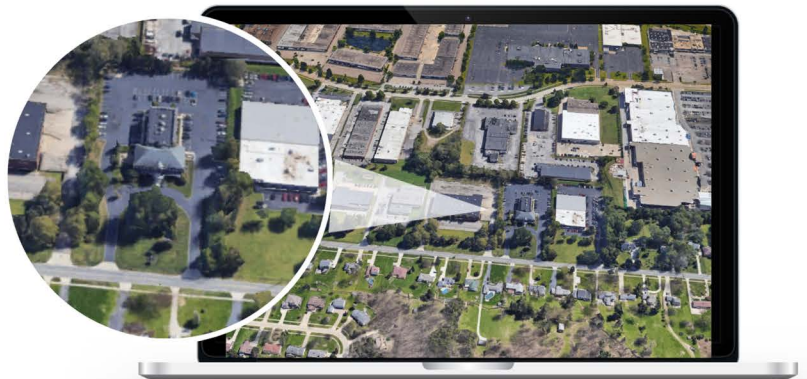
GIS (Geographic Information System) technology involves the creation of maps that depict property boundaries and ownership information for real estate parcels.*

GIS technology provides a framework for storing, managing, and analyzing geographic data, and can show many different data sets on one map (e.g., streets, buildings, and vegetation) which makes it an ideal tool for mapping a parcel.

WHAT ARE POSSIBLE HURDLES?

- **Conflicting Information:** the 'ship to' address is different than where materials are actually incorporated
- **Limited Information:** NCS Credit may be provided with limited information and the county may provide limited information
- **Margin of Error:** even Google can get it wrong -- pinpointing exact locations isn't error proof

- ▶ Review provided project information
- ▶ Review websites for parties within the ladder of supply
- ▶ Google and additional internet research
- ▶ Search and review Notices of Commencement
- ▶ Search and review building permits



*Source: Parce Mapping Using GIS Technology, Bhupinder Singh, asprs LiDAR

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