

# Quick-Card: California 20-Day Preliminary Notice (Private Works) Laminate Card

**CALIFORNIA 20-DAY PRELIMINARY NOTICE**  
Private Works

**Builder's Book, Inc.**  
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Orange, CA 92668  
951-681-1111

**DEFINITION**  
A California 20-Day Preliminary Notice is a required notice that informs an owner of the Mechanic's Lien (or Stop Notice Lien) rights that a contractor has in the owner's property for the extent they are not paid for work, services, equipment, or materials furnished. This notice must be properly served within 20 days from your first furnishing to a project to be Private (Original Contract, Change, and Construction Litigation (CCL) Law) for both private and public works projects.  
NOTE: This notice concerns only Private Works.

**THE REAL DEAL**  
California 20-Day Preliminary Notices get you paid! They not only secure your right to pursue a Mechanic's Lien if you're not paid, but also give pressure on the customer to make sure to pay you.  
**Did you know it's required?** It is to go in the back of serving this notice. People will take you much more seriously, you'll have more protection, and you'll always stand out in a better position to get paid.  
**Often customers mistake it for a Lien.** In cases where that's not a Lien, but simply lets them know about the possibility of a Lien if you are not paid, and which can help to get your money.

**Here's How to Serve this Notice**  
Some by personal delivery or Registered Mail, postage paid, return receipt requested.  
All other states: Registered Mail, postage paid, return receipt requested.  
All other states: Registered Mail, postage paid, return receipt requested.  
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**IMPORTANT TERMS**  
**ADDITIONAL AUTHORITIES:** Check or sign who sends contract.  
**OWNER CONTRACTOR:** Use when contract with the owner. Also known as an "Original" or "Owner" contract.  
**SUBCONTRACT:** Contract between contractor (prime and subcontractor), NOT owner.  
**MISCELLANEOUS LIENS:** A charge against property for work done.  
**STOP NOTICE LIENS:** A charge against non-real estate funds.  
**STOPPED STOP NOTICE:** A Stop Notice from a contractor's bond and is given to a lender equal to 15% of the claim. Deliver Stop & Stop Notice to people in charge of funds to bank or reg. bank, or to person.  
**LAB. PROVISIONS:** Check notice of a pending lawsuit, recorded in the County Recorder's Office where property is located. (see C.C. Sec. 9104, 9104.5, 9104.6, 9104.7, 9104.8, 9104.9, 9104.10, 9104.11, 9104.12, 9104.13, 9104.14, 9104.15, 9104.16, 9104.17, 9104.18, 9104.19, 9104.20, 9104.21, 9104.22, 9104.23, 9104.24, 9104.25, 9104.26, 9104.27, 9104.28, 9104.29, 9104.30, 9104.31, 9104.32, 9104.33, 9104.34, 9104.35, 9104.36, 9104.37, 9104.38, 9104.39, 9104.40, 9104.41, 9104.42, 9104.43, 9104.44, 9104.45, 9104.46, 9104.47, 9104.48, 9104.49, 9104.50, 9104.51, 9104.52, 9104.53, 9104.54, 9104.55, 9104.56, 9104.57, 9104.58, 9104.59, 9104.60, 9104.61, 9104.62, 9104.63, 9104.64, 9104.65, 9104.66, 9104.67, 9104.68, 9104.69, 9104.70, 9104.71, 9104.72, 9104.73, 9104.74, 9104.75, 9104.76, 9104.77, 9104.78, 9104.79, 9104.80, 9104.81, 9104.82, 9104.83, 9104.84, 9104.85, 9104.86, 9104.87, 9104.88, 9104.89, 9104.90, 9104.91, 9104.92, 9104.93, 9104.94, 9104.95, 9104.96, 9104.97, 9104.98, 9104.99, 9105.00)  
**LIEN RELEASES:** If you receive a Lien and then receive your payment, you must release your Lien. (See a Lien Release.)  
**NOTICE OF COMPLETION:** Written notice signed and verified by owner stating name and address of owner, nature of that interest, other contractor's name, job address, and approximate date labor stopped. (Owner must record with County Recorder within 15 days of Completion.)  
**NOTICE OF RESURRECTION:** Written notice signed and verified by owner stating name & address of owner, nature of that interest, prime contractor's name, job address, approximate date job started. Then, add how 30 days & prime has 60 days to record their Lien.  
**NOTICE OF NON-RESPONSIBILITY:** Written notice signed and verified by owner or agent NOT REGISTERED THE WORKER when a least responsible firm with making the name of the person who requested the work, the name of any job holding the name, and a statement that the owner will NOT be responsible for any claims.

**FREQUENTLY ASKED QUESTIONS**  
**What is it if it's not a Lien, but with a notice intended to assist in getting the contractor, lender, and especially the owner that a Lien may be recorded against the property if it is not paid. Always exercise this opportunity to protect themselves from the power/contractor's Lien against you have to collect your money.**  
**Who must serve it?** Statute subcontractors, material suppliers, and equipment suppliers are REGISTERED in state & within 30 days of 15% Stop Notice. Subcontractors, material suppliers, and equipment suppliers are NOT required to serve this notice.  
**Should I serve it?** If you are a contractor and NOT required by law to serve this notice, however, it's good business practice and serves your customer to properly make payments.  
**How do I serve it?** Personal delivery or mailed via Certified or Registered mail, postage paid, return receipt requested. Once this notice is considered served when deposited in the mail, use Certified or Registered mail to show proof of service. If mailed or returned, both OK, just keep it recorded in your delivery station.

**When it's more than 30 days late serving it?** You can serve it anytime during your work, but it only covers payments for work done in the last 30 days, and of course at some time after you served.  
**What if it doesn't serve it at all?** Your lien rights are waived and disciplinary action from the Registrar of Contractors is possible. Still, you still have other claims, and most contractors, etc.  
**What if the answer is that it's not a Lien, but just a notice only intended to notify them of your lien rights. The Preliminary Notice states that it is not a Lien... just the end to your customer.**  
**What if I only need it by regular mail?** Incomplete, you must use Certified or Registered mail, or personal delivery. A Lien right is furnished unless this notice was properly served to all required parties.  
**What are the deadlines?**  
**30 DAYS:** Serve 20-Day Preliminary Notice at the start of your work.  
**60 DAYS:** Subcontractors must record a Lien if not paid.  
**90 DAYS:** Prime must record a Lien if not paid.  
**90 DAYS:** Owner will record a Lien if not paid or completed in 90 days.  
**90 DAYS:** Lien Release then have to "cancel" Lien (see Lien Release).

**PREFERRED SERVICE**  
If you serve your Preliminary Notice by Certified or Registered mail, you can get a receipt, return receipt requested, and have a return receipt. **PROOF OF SERVICE:** Because service of this notice is deemed complete upon its deposit in the mail and its acceptance. If it is returned and returned to you, then OK, just keep it (checked, as proof that you mailed it).  
If you have done that one combined with a machine, serve one Preliminary Notice for each separate contract.

Filesize: 1.57 MB

## Reviews

*Merely no words to clarify. I could comprehend every little thing using this created e pdf. I am just effortlessly could possibly get a enjoyment of reading through a created publication.*  
**(Mr. Ari Powlowski)**

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