



Government of the  
District of Columbia  
Office of Tax  
and Revenue  
Recorder of Deeds  
1101 4th Street, SW  
Washington, DC 20024  
Phone (202) 727-5374

**NOTICE OF MECHANIC'S LIEN**

Date of Notice: mm/dd/yyyy January 23, 2020

The Project <sup>1</sup> is:  Ongoing /  Completed /  Termination

If the Project has been Completed or Terminated,

please provide date of Completion or Termination: mm/dd/yyyy December 12, 2019

**Contractor**

Name: Costello Construction of Maryland, Inc.

*and*

**Contractor's Registered Agent (if applicable)**

Name: \_\_\_\_\_

Contractor's or Contractor's Registered Agent's Mailing Address (please specify which)

10211 Wincopin Circle, Suite 100

City/State/Zip: Columbia, MD 21043

**Party Against Whose Interest a Lien Is Claimed (herein "Owner"):**

Name: Eagle Academy Public Charter School, a DC nonprofit corporation

*and*

**Owner's Registered Agent (if applicable):**

Name: \_\_\_\_\_

Owner's or Owner's Registered Agent's Mailing Address (please specify which)

475 School Street, SW

City/State/Zip: Washington D.C. 20024-2711

<sup>1</sup> Project means any work or materials provided by a contractor for the erection, construction, improvement, repair of, or addition to any real property at the direction of an owner, or an owner's authorized agent, or the placing of any engine, machinery or other thing therein or in connection therewith so as to become a fixture, though capable of being detached. DC Code Section 40-301.03

Property: Square 5624 Suffix \_\_\_\_\_ Lot(s) 821

Address: 2345 R Street, S.E.

Washington, DC 20020

**Notice:** Notice is hereby given that Contractor indicated above intends to hold a Mechanic's Lien against the interest of the Owner of the Property for the sum of \$ 1,273,325.18 ("Amount Claimed") after taking into account any credit for payments through the date hereof. This claim is pursuant to a contract for work or materials in the Project:

- between Owner and the Contractor  
 between a General Contractor and Contractor which acted as a sub-contractor

**Description of the work Done and /or materials Furnished to the Property:**

Contractor supplied and/or performed the following (include specific dates of when: 1) work was commenced and completed; and/or 2) materials were furnished, including first and last delivered dates):

Costello Construction of Maryland, Inc. constructed a charter school building on the

Property pursuant to its contract with the Owner. The work commenced on October

18, 2018 and completed on December 12, 2019.

**Certification:** The undersigned hereby certifies:

- Contractor is:
- an individual
  - organized and existing under the laws of the District of Columbia.
  - organized and existing under the laws of the State of Maryland and doing business in the District of Columbia.
  - organized and existing under the laws of the State of \_\_\_\_\_ and not doing business in the District of Columbia.

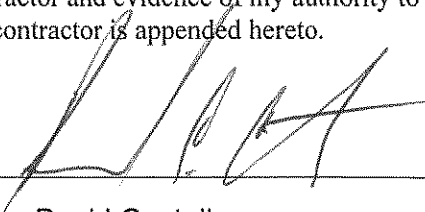
**Delivery of a Copy of Notice:** A copy of this notice will be served within five (5) business days of recordation upon the Owner or the agent of the Owner of the Property by certified mail to the Owner's current address (or, if not available in the public records, to the last known address). I further certify that if the certified mail is returned as unclaimed or undelivered, a copy of this notice will be posted at or on the affected real property at a location generally visible from some entry point to the real property.

**Timing of Notice:** This notice is being filed during the construction or within 90 days after the earlier of the completion or termination of the Project. I further certify that I understand that I must commence suit to enforce this lien within 180 days from the date of recordation of this notice and that a notice of lis pendens will need to be recorded timely and pursuant to applicable law.

**Verification by Contractor, Contractor's Authorized Representative, or Attorney:**

I, David Costello, President of Contractor, hereby affirm under penalty of perjury and upon my personal knowledge that the contents of this notice are true and correct to the best of my information and belief, that Contractor has the right to recover the Amount Claimed, and that I am:

- the Contractor
- an authorized representative of the Contractor and evidence of my authority to execute this notice on behalf of the contractor is appended hereto.
- an attorney representing Contractor and evidence of my authority to execute this notice on behalf of the contractor is appended hereto.

Signature: 

Printed Name: David Costello

Address: 10211 Wincopin Circle, Suite 100

City/State/Zipcode: Columbia, MD 21043

Telephone: (410) 740-9500

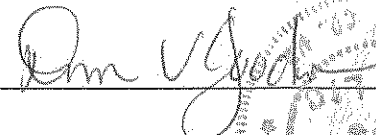
State of: Maryland

County of: Howard Baltimore; ss

This instrument was acknowledged before me on this 22nd day of January, 20 20

by David Costello as President of  
(Name) (Title)

Costello Construction of Maryland, Inc.  
(Name of Contractor)

Notary Public: 

My commission expires: 9/3/21



**Required documents that must be included in this notice:**

<p>If Contractor is an entity organized under the laws of the District of Columbia, or is doing business in the District:</p>	<p>Photocopy of current license to do business issued by the D.C. Department of Consumer and Regulatory Affairs</p> <p>Certificate of Good Standing issued within 180 days prior to the date of filing of this notice issued by the D.C. Department of Consumer and Regulatory Affairs.</p> <p>If Project is provided under a home improvement contract, a copy thereof.</p>
<p>If Contractor is an individual or an entity organized under the laws OTHER than the District of Columbia, and is not doing business in the District:</p>	<p>Photocopy of current license to do business in foreign jurisdiction</p> <p>Certificate of Good Standing issued within 180 days prior to the date of filing of this notice issued by the foreign jurisdiction</p> <p>If Project is provided under a home improvement contract, a copy of thereof.</p>
<p>If Authorized Representative of Contractor or Attorney is filing this Notice</p>	<p>Letter of Authorization from Contractor</p>

After recording, return to:

Nicole L. Campbell, Esquire

10211 Wincopin Circle, Suite 200

Columbia, MD 21043

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Doc #: 202009281  
Filed & Recorded  
01/23/2020 09:13 AM  
IDA WILLIAMS  
RECORDER OF DEEDS  
WASH DC RECORDER OF DEEDS  
RECORDING FEES \$25.00  
SURCHARGE \$6.50  
TOTAL: \$31.50