

THE LAW OFFICES
OF
MARCOS & ASSOCIATES, P.C.

228 WESTHEIMER ROAD
HOUSTON, TX 77006

TEL: (713) 528-7711
FAX: (713) 528-7710
www.marcoslaw.com

January 9, 2017

3S Real Estate Investments LLC Series 3
And/or Current Owner
2105 Morse St
Houston, Texas 77019

**RE: REQUEST FOR INFORMATION ON 2105 MORSE ST CONSTRUCTION PROJECT
("PROJECT")**

Dear Sir:

ABG General Construction is furnishing labor and materials for the Project. This is to respectfully request that you, as owner of the Project, furnish to us the following information within ten days of your receipt of this request. This information is required by sections 53.106, 53.107, and 53.159 of the Texas Property Code:

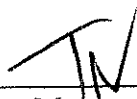
1. a sufficient legal description of the real property being improved;
2. whether there is a surety bond and, if so, the name and last known address of the surety and a copy of the bond;
3. whether there are any prior recorded liens or security interests on the Project property being improved and, if so, the name and address of the person or entity having the lien or security interest;
4. the date on which the original contract for the project was executed;
5. whether there is an affidavit of commencement or affidavit of completion filed, and, if so, a copy of each affidavit; and
6. notice of original contractor termination or abandonment.

Thank you for your cooperation and prompt attention.



Sincerely,

The Law Offices of Marcos & Associates, PC



By: Javier Marcos, Jr.,
For the Firm

Certified Mail No. 7016 0910 0002 2347 0077
Return Receipt Requested

THE LAW OFFICES
OF
MARCOS & ASSOCIATES, P.C.

Exhibit 4

228 WESTHEIMER ROAD
HOUSTON, TX 77006

TEL: (713) 528-7711
FAX: (713) 528-7710
www.marcoslaw.com

January 9, 2017

United Plus Construction
Attn: Richard Hernandez
1009 Majorca Dr
Houston, Texas 77076

RE: REQUEST FOR INFORMATION ON 2105 MORSE ST CONSTRUCTION PROJECT
("PROJECT")

Dear United Plus Construction:

ABG General Construction has furnished labor and materials for the Project under your subcontract on the Project. This is to respectfully request that you, as a subcontractor for the Project, furnish to us the following information not later than the tenth day after you receive this request, as required by section 53.159 of the Texas Property Code:

1. the name and last known address of each person from whom you purchased labor or materials for the Project, other than the materials that were furnished from your inventory;
2. the name and last known address of each person to whom you furnished labor and materials for the Project; and
3. whether you have furnished or have been furnished any payment bonds for any work on the Project and, if so, the name and last known address of the surety or sureties and a copy of each bond.

Thank you for your cooperation and prompt attention.

Sincerely,

The Law Offices of Marcos & Associates, PC


By: Javier Marcos, Jr.,
For the Firm

Certified Mail No. 7016 0910 0002 2347 0084
Return Receipt Requested



Exhibit 4

**THE LAW OFFICES
OF
MARCOS & ASSOCIATES, P.C.**

228 WESTHEIMER ROAD
HOUSTON, TX 77006

TEL: (713) 528-7711
FAX: (713) 528-7710
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January 9, 2017

3S Real Estate Investments LLC Series 3
And/or Current Owner
2105 Morse St
Houston, Texas 77019

United Plus Construction
1009 Majorca Dr.
Houston, Texas 77076

**RE: CLAIMS OF ABG GENERAL CONSTRUCTION ("CLAIMANT") FOR UNPAID BILLINGS
TOTALING \$4,000.00 ("CLAIM AMOUNT"); 2105 MORSE ST CONSTRUCTION PROJECT
("PROJECT")**

Dear Sirs:

This is to provide you with notice that Claimant is owed the Claim Amount for its past-due and unpaid billings for labor and materials furnished on the Project. Claimant furnished labor and materials for work including but not limited to demo, design, build a BBQ including stucco work and related thereto for the Project under Claimant's agreement with United Plus Construction.

This notice is sent in compliance with the Texas Property Code's mechanic's lien provisions. Accordingly, we must notify you that if the Claim Amount remains unpaid, the owner of the premises may be personally liable, and the owner's property may be subjected to a lien unless the owner withholds payment from the contractor for payment of the claim or the claim is otherwise paid or settled.

Also, further notice is given that all of the Claim Amount has accrued and is past due. Accordingly, demand for payment of the claim in the Claim Amount is hereby made.

Enclosed are copies of the statements or billings that constitute this claim.

This also constitutes notice pursuant to section 162.001 et seq. of the Texas Property Code (the Trust Fund Act) that Claimant has a priority interest in the construction funds for this project in your possession now or released to you in the future. The Trust Fund Act states that project owners and contractors are trustees of the construction funds they receive. Such funds must be used to pay for the labor and materials on the Project and cannot be used for other purposes. The owner and contractor are deemed to be trustees of the Project funds for the benefit

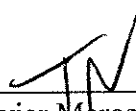


of unpaid subcontractors and suppliers, including Claimant, to see that payment is made. Consequently, you are directed to set aside such construction funds to cover the Claim Amount. Diversion of construction trust funds constitutes violation of the Trust Fund Act.

Please contact me immediately regarding this notice.

Sincerely,

The Law Offices of Marcos & Associates, PC



By: Javier Marcos, Jr.,
For the Firm

Certified Mail No. 7016 0910 0002 2347 0077
Return Receipt Requested

Certified Mail No. 7016 0910 0002 2347 0084
Return Receipt Requested

Notice to Owner Regarding Liens against Homestead Property

If a subcontractor or supplier who furnishes materials or performs labor for construction of improvements on your property is not paid, your property may be subject to a lien for the unpaid amount if:

1. after receiving notice of the unpaid claim from the claimant, you fail to withhold payment to your contractor that is sufficient to cover the unpaid claim until the dispute is resolved; or
2. during construction and for 30 days after completion of construction, you fail to retain 10 percent of the contract price or 10 percent of the value of the work performed by your contractor.

If you have complied with the law regarding the 10 percent retainage and you have withheld payment to the contractor sufficient to cover any written notice of claim and have paid that amount, if any, to the claimant, any lien claim filed on your property by a subcontractor or supplier, other than a person who contracted directly with you, will not be a valid lien on your property. In addition, except for the required 10 percent retainage, you are not liable to a subcontractor or supplier for any amount paid to your contractor before you received written notice of the claim.

Provisionary Invoice:*Awaiting Original*

Claimant: ABG General Construction

Property Address: 2105 Morse St
Houston, Texas 77019

Claimant Amount: \$ 4,000.00

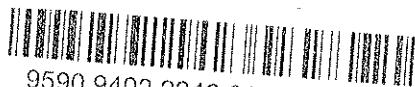
Work Performed: demo, design, build a BBQ including
stucco work and related thereto

Project: "2105 Morse St"

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

3S REAL ESTATE INVESTMENTS
 LLC SERIES 3
 2105 MORSE ST
 HOUSTON TX 77019-6807



9590 9402 2246 6193 6957 66

2. Article Number (Transfer from service label)

2200 24E2 2000 0760 9702

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 X *[Signature]* Addressee

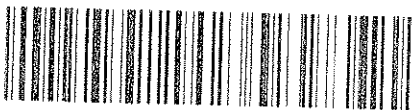
B. Received by (Printed Name) *J. Fuist* C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Return Receipt for Merchandise
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

USPS TRACKING #



9590 9402 2246 6193 6957 66

United States Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

MARCOS & ASSOCIATES, P.C.
 228 WESTHEIMER ROAD
 HOUSTON, TEXAS 77006

ARC General Construction (2105)

First-Class Mail
 Postage & Fees Paid
 USPS
 Permit No. G-10