

Although this is a Utah case study, this verification process is our standard nationwide.

The job information received from client:

Owner
General Contractor
Customer
Job Address

Information required to protect clients lien rights:

Owner
General Contractor
Customer
Job Address
UT TAX ID Number
UT State Construction Registry Filing

BICA Signature Verification Service:

- Researcher searches **BICA** Jobs Database—no matching project found
- Researcher calls owner and is verbally provided:
 - Correct Owner Address
 - Correct General Contractor
 - Correct Job Address
- **BICA** staff continues research:
 - Finds Assessor Property Record with Second Owner identified
 - Searches for UT Tax ID Number—none found
 - Calls County Recorder to locate UT Tax ID Number—none found
 - Calls City Building to locate UT Tax ID Number—none found

To Summarize:

Client provided:

Owner
General Contractor
Customer
Job Address

- **BICA's** Signature Service identified all of the required elements to protect this client's lien rights:
 - Correct Owner Address
 - Correct General Contractor
 - Correct Job Address
 - Finds Assessor Property Record with Second Owner identified
 - Files project on the UT State Construction Registry
 - Informs client that no TAX ID Number could be located

Researcher retains file to check for new UT Tax ID Number—until last shipment by client to project