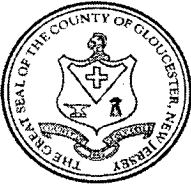


Gloucester County Recording Data Page Honorable James N. Hogan Gloucester County Clerk 	Official Use Only – Barcode *60 2025 00012033*  Docket: 00012033 Type:CLN Pages:5 James N. Hogan, Gloucester County Clerk Receipt#:1228242 02:15:36P Apr 21, 2025 Recording Fee: 15.00 CL BK 56 328
Official Use Only – Record & Return	Official Use Only – Realty Transfer Fee
Date of Document: April 15 th , 2025	Type of Document: construction lien
First Party Name: Virtual Polymer Compounds, LLC	Second Party Name: Bridgeport Boatyard Holdings, LLC
Additional Parties:	

THE FOLLOWING SECTION IS REQUIRED FOR DEEDS ONLY	
Block:	Lot:
Municipality:	
Consideration:	
Mailing Address of Grantee:	

THE FOLLOWING SECTION IS FOR ORIGINAL MORTGAGE BOOKING & PAGING INFORMATION FOR ASSIGNMENTS, RELEASES, SATISFACTIONS, DISCHARGES & OTHER ORIGINAL MORTGAGE AGREEMENTS ONLY	
Original Book:	Original Page:

CONSTRUCTION LIEN CLAIM
TO THE CLERK, COUNTY OF GLOUCESTER

In accordance with the "Construction Lien Law," P.L. 1993, c. 318 (C.2A:44A-1 et al.), notice is hereby given that (only complete those sections that apply):

1. On December 3, 2024, December 31, 2024 and January 23, 2025, I, Corey J. Hogan, as an officer/member of the claimant known as Virtual Polymer Compounds LLC, located at 10478 Ridge Road, Medina NY 14103, claim a construction lien against the real property of Bridgeport Boatyard Holdings LLC, in that certain tract or parcel of land and premises described as Block 305, Lot 7, on the tax map of the Township of Logan, County of Gloucester, State of New Jersey, in the amount of \$ 86,826.50, as calculated below for the value of the, services, material or equipment provided. This lien is claimed against the interest of the X owner, ___ unit owner, ___ or against the community association in accordance with section 3 of P.L. 1993, c.318 (C.2A:44A-4) or ___ other party (check one). If "other", describe: N/A. If the claim is against a community association in accordance with section 3 of P.L.1993, c.318 (C.2A:44A-3) set forth the name of the community association and the name and location of the property development: N/A

2. In accordance with a written contract for improvement of the above property, dated April 24, 2024, with the ___ property owner, ___ community association, X contractor, or ___ subcontractor (check one), named or known as Atlantic Subsea, Inc., and located at: 108 Ferry Road, Bridgeport NJ 08014, this claimant performed the following work or provided the following services, material or equipment: The manufacture and delivery of three (3) insulated fiberglass shelters 6' in width x 6' in length and 8' in height, plus shipping and packaging charges.

3. The date of the provision of the last work, services, material or equipment for which payment is claimed is January 23, 2024.

4. The amount due for work, services, material or equipment delivery provided by claimant in connection with the improvement of the real property, and upon which this lien claim is based, is calculated as follows:

A. Initial Contract Price: \$ 60,989.00

B. Executed Amendments to Contract Price/Change Orders: \$ N/A

C. Total Contract Price (A + B) = \$ 60,989.00

D. If Contract Not Completed, Value Determined in Accordance with the Contract of Work Completed or Services, Material, Equipment Provided: \$ N/A

E. Total from C or D (whichever is applicable): \$ 60,989.00

F. Agreed upon Credits: \$ 0.00

G. Amount Paid to Date: \$ 14,137.50

TOTAL LIEN CLAIM AMOUNT E - [F + G] = \$ 46,851.50

NOTICE OF UNPAID BALANCE AND ARBITRATION AWARD

This claim (check one) ☐ does ☒ does not arise from a Residential Construction Contract.

If it does, complete 5 and 6 below; if not residential, complete 5 below, only if applicable.

If not residential and 5 is not applicable, skip to Claimant's Representation and Verification.

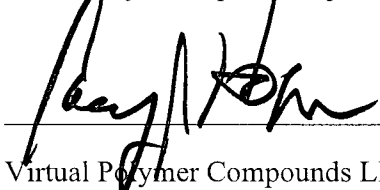
5. A Notice of Unpaid Balance and Right to File Lien (if any) was previously filed with the County Clerk of _____ County on _____, 20_____ as No. _____, in Book _____ and Page _____.

6. An award of the arbitrator (if residential) was issued on _____ in the amount of \$_____.

CLAIMANT'S REPRESENTATION AND VERIFICATION

Claimant represents and verifies under oath that:

1. I have authority to file this claim.
2. The claimant is entitled to the amount claimed at the date of lodging for record of the claim, pursuant to claimant's contract described above.
3. The work, services, material or equipment for which this lien claim is filed was provided exclusively in connection with the improvement of the real property which is the subject of this claim.
4. This claim form has been lodged for record with the County Clerk where the property is located within 90 or, if residential construction, 120 days from the last date upon which the work, services, material or equipment for which payment is claimed was provided.
5. This claim form has been completed in its entirety to the best of my ability and I understand that if I do not complete this form in its entirety, the form may be deemed invalid by a court of law.
6. This claim form will be served as required by statute upon the owner or community association, and upon the contractor or subcontractor against whom this claim has been asserted, if any.
7. The foregoing statements made by me in this claim form are true, to the best of my knowledge. I am aware that if any of the foregoing statements made by me in this claim form are willfully false, this construction lien claim will be void and that I will be liable for damages to the owner or any other person injured as a consequence of the filing of this lien claim.



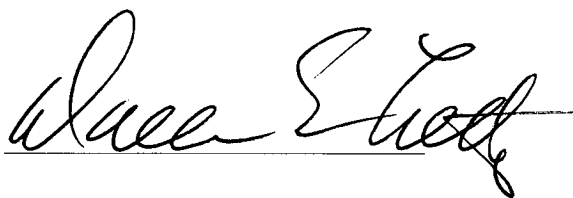
Virtual Polymer Compounds LLC

by: Corey J. Hogan, sole member

STATE OF NEW YORK

COUNTY OF ERIE ss:

On this 15th day of April, 2025, before me, the subscriber, personally appeared Corey J. Hogan who, I am satisfied is the officer/manager/agent of the Limited Liability Company named herein and who by me duly sworn, affirmed and asserted authority to act on behalf of the Limited Liability Company and who, by virtue of its Operating Agreement, executed the within instrument on its behalf, and thereupon acknowledged that claimant signed, sealed and delivered same as claimant's act and deed, for the purposes herein expressed.



NOTARY PUBLIC

DOREEN E. LETTY
Notary Public, State of New York
Qualified in Erie County
My Commission Expires September 14, 2026
#02LE5001690

NOTICE TO OWNER OF REAL PROPERTY

NOTICE TO CONTRACTOR OR SUBCONTRACTOR, IF APPLICABLE

The owner's real estate may be subject to sale to satisfy the amount asserted by this claim. However, the owner's real estate cannot be sold until the facts and issues which form the basis of this claim are decided in a legal proceeding before a court of law. The lien claimant is required by law to commence suit to enforce this claim.

The claimant filing this lien claim shall forfeit all rights to enforce the lien claim and shall be required to discharge the lien claim of record, if the claimant fails to bring an action in the Superior Court, in the county in which the real property is situated, to establish the lien claim:

1. Within one year of the date of the last provision of work, services, material or equipment, payment for which the lien claim was filed; or
2. Within 30 days following receipt of written notice, by personal service or certified mail, return receipt requested, from the owner or community association, contractor, or subcontractor against whom a lien claim is filed, as appropriate, requiring the claimant to commence an action to establish the lien claim.

You will be given proper notice of the proceeding and an opportunity to challenge this claim and set forth your position. If, after the owner (and/or contractor or subcontractor) has had the opportunity to challenge this lien claim, the court of law enters a judgment against any of you and in favor of the claimant filing this lien claim, and thereafter judgment is not paid, the owner's real estate may then be sold to satisfy the judgment. A judgment against a community association for a claim of work, services, material or equipment pursuant to a contract with that community association cannot be enforced by a sale of real estate.

The owner may choose to avoid subjecting the real estate to sale by the owner (or contractor) by

either:

1. paying the claimant and obtaining a discharge of lien claim from the claimant, by which the owner will lose the right to challenge this lien claim in a legal proceeding before a court of law; or
2. causing the lien claim to be discharged by filing a surety bond or making a deposit of funds as provided for in section 31 of P.L.1993, c.318 (C.2A:44A-31), by which the owner will retain the right to challenge this lien claim in a legal proceeding before a court of law.

L.1993, c.318, s.8; amended 2010, c.119, s.5.