

EVERY DAY WE STRIVE TO MAKE OUR PRODUCTS BETTER

Reference File Autocomplete Added



Craig Altman, President
TRADITION SOFTWARE

If you look at each of our annual company newsletters (*The Tradition*) since our founding nineteen (19) years ago in 2005, you will see a constant theme. *Every day we try to make our products better.*

Sometimes the improvements are significant, like in 2007 when we added new template and printing technology that allowed for custom personalized notices. Or in 2016 when began transitioning from a twenty year old version of PreLien2Lien that was installed on PC's to our current online, Software As A Service (SaaS).

You probably notice that when you do a search on GOOGLE, after the first few letters are typed a suggestion comes up that allows you to accept it and stop typing. Or, you might be entering an address, and notice that once you type "1120 Lakeside Drive four options come up next if the first initial for the city starts with the letter "N".

This technology, which can generally be called "autocomplete", is nothing new. But in the online world, it is a little harder to pull off. One or more databases need to be accessed. And spontaneous communication between your browser (Chrome, Firefox, Edge, Safari) must occur between your location and the cloud/web server your application is hosted on.

PreLien2Lien has been enhanced with "autocomplete" technology. This will make your job easier, whether it is entering an address for the first time, or typing "ABC" for a company

name, whereby you can quickly choose between PreLien2Lien's suggestions that are your regular customers, whether it is ABC PLUMBING or ABC ROOFING.

Legal updates for PreLien2Lien.

Your annual subscription to use PreLien2Lien always includes free legal updates as they become available. States with updated notices include Michigan (May 2023), Georgia (June 2023), Colorado (August 2023), Tennessee, Wisconsin (September 2023), Oregon (October 2023), Texas (November 2023) and Alabama, Iowa (February 2024).

Craig Altman earns MBA from the UNIVERSITY OF ILLINOIS.

Along the lines of making things better, I have never stopped my formal education after earning two separate college bachelors degrees. For professional development after college I took several Computer Science classes at SIERRA COLLEGE (Rocklin, CA). And this spring, I signed up for an online Intro To Construction class at nearby COLLEGE OF DUPAGE (Wheaton, IL).

I never forgot that I had an major unfinished college education goal in life, which was to earn my MBA. I threatened my daughter I would join her at the UNIVERSITY OF NEVADA where she was an undergrad. I fell in love with the UNIVERSITY OF IDAHO after doing a campus visit with my son.

But I am an Illinois native, so I enrolled during Covid in 2020 in the online MBA program at the Gies College of Business at the UNIVERSITY OF ILLINOIS. Three years and eighteen classes later, I graduated in December 2023 with a 3.57 GPA. One more bucket list item has been accomplished.

Frank Moore, original inventor of PreLien2Lien, passes away.

Long time users of PreLien2Lien will remember Frank Moore. He came up with the vision to be the original inventor of LienWriter in 1995, which became PreLien2Lien under new ownership in 1999.

I received phone calls from his family informing me that he passed away in March 2024.

A falling out between Frank and his business partner, Bob Stone, resulted in the Frank's company being split in two in 1999. Frank retained 50% of the customers for use of LienWriter. Bob formed a new company called SIERRA PHOENIX, having 50% of the customers use his version PreLien2Lien, the former version of LienWriter.

I was hired by Frank in 2003 to be his company's Vice President of Marketing and Customer Service. For two years, I attempted to create a new culture at the company, while also seeking to improve the company's software, marketing, operations and customer service.

After realizing that it would be in my best interest to move on and run my own company, the opportunity arose for me to acquire a lien software competitor, the previous business partner's company. Within a month I renamed SIERRA PHOENIX to TRADITION SOFTWARE. Thereafter for nineteen years I was a competitor to Frank Moore, my former manager.

Frank relocated from the Sacramento, CA area to living and working in rural Anderson, CA at the time of his passing. He was survived by three adult children.

tradition lien service

Get your past due invoices paid through the effective use of each state's construction lien laws.

- Construction Liens: \$175. Includes owner and legal party verification, notarization and delivery costs. County recording fees extra.
- Bond Claims: \$75. Includes verification of bond number, owner and other legal parties, notarization and delivery costs.
- Stop Notices: \$75. Includes owner and legal party verification, notarization and certified mail delivery to lender.
- 1st Notices: \$27. Includes owner and legal party verification, certified mail delivery to owner or contractor. CALIFORNIA notices start at \$35.

Contact Craig Altman, at (800) 886-8770 x304.

RETURN SERVICE REQUESTED

The Tradition

THE TRADITION SOFTWARE NEWSLETTER

TIPS TO RECORD YOUR OWN CONSTRUCTION LIENS:

Updates from INDIANA and OKLAHOMA

Every year, TRADITION LIEN SERVICE records construction liens in numerous states. For everyone's benefit, we document our research and post it on our corporate websites.

A few pointers from around the country follow:

Recording a Recording a INDIANA Sworn Statement And Notice Of Intention To Hold Mechanic's Lien in Hamilton County - An Indianapolis based roofing company asked our TRADITION LIEN SERVICE division to record a INDIANA Sworn Statement And Notice Of Intention To Hold Mechanic's Lien against an existing residential property in Carmel, Indiana, which is located within Hamilton County.

The Hamilton County Recorder's office fees to record are as follows: \$25.00 for the entire document for 8-1/2" x 11" paper. Make checks payable to HAMILTON COUNTY RECORDER. Include a self-addressed stamped envelope and a written note that you want the original recorded copy returned.

Actual recording is 1-2 business days. You can view information on their website 1-2 days after recording. A copy of the document will be mailed back 1-2 days after recording. Lien claimants must file a lawsuit to foreclose against the property within one (1) year from the date the lien was recorded.

Recording a OKLAHOMA Lien Statement in Payne County - A TEXAS based thermal and moisture protection company for commercial construction projects asked our TRADITION LIEN SERVICE division to record a OKLAHOMA Lien Statement in Payne county for non-payment for waterproofing work provided on an medical center in Stillwater, OK.

Payne county currently does not offer e-recording. The county Clerk's fees to record are as follows: \$20 for 1st page and \$2 for each additional page (document size 8-1/2" x 11") PLUS \$15.18 for a USPS Certified Owner letter sent by county. NOTE that the county wants an itemized invoice included with the lien recording. Make checks payable to PAYNE COUNTY CLERK and they will accept out-of-state business checks. ALSO make sure you provide a self-addressed-stamped envelope. There is NO CHARGE to release a lien. Additionally, the county will not mail out the Release, but will send it back to you in a provided self-addressed-stamped envelope. Finally, clerks with the county will look at dates in the lien document to make sure the lien is being recorded within the legal timeframe (4 months) after the last day of supplying equipment, labor, materials, labor or services to a project.

Actual recording is 1-2 business days when received by mail. The original document will be mailed back 1-2 weeks after recording. Once a OKLAHOMA Lien Statement is recorded, Claimants have one (1) year from the date the lien was recorded to file a foreclosure suit on the property that was liened.

tradition software

PRELIEN2LIEN

Do it yourself (DIY) online software solutions for construction lien, bond claim, stop notice, and lien waiver management.

- Lease on an annual basis with unlimited training, technical support by phone (800 number), and legal updates.
- Lite (10 projects) versions cost as little as \$159 in the first year.
- One or more users can share data online using any internet enabled device (computer, laptop, Mac, tablet or cell phone).
- Print notices on 8.5" x 11" plain paper, or USPS Certified Mail Pettit Forms.
- Get legal name and owner address information by purchasing for an additional fee Property Owner Reports.

