



### ***Protections for Architects, Landscapers, Interior Designers and Other Professionals***

Certain professionals may rely upon Florida law for remedies when a client fails to pay for services. One very strong remedy is a lien for professional services. Under section 713.03, F.S., any person who performs services as an architect, landscape architect, interior designer, engineer, or surveyor and mapper has a lien on the real property improved for any money that is owing to him or her for his or her services improving the real property, including when acting as a supervisor for any portion of the work of improving the real property. The lien is for services rendered in accordance with his or her contract and with the direct contract.

The lien is for the money owed for the professional services, regardless of whether such real property is actually improved. Keep in mind, however, that no lien attaches unless and until a claim of lien is recorded.

Notice of the liens allowed under section 713.03 do not have to be served upon the owner and an affidavit concerning unpaid lienors is also not required.

Taking a look at the requirements for filing and perfecting a lien is always a good idea. Click on the link to review the statute.

[Claim of Lien](#)