

03-1049-CD
BACHER BROTHERS CONST. vs. MICHAEL W. ARCHER, et al

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

MICHAEL W. ARCHER
AND LESLIE K. ARCHER
957 Brisbin Street,
Houtzdale, PA 16651
OWNERS

VS

BACHER BROTHERS
CONSTRUCTION CO.,
GLEN HOPE, PA
CONTRACTOR

No. 03-1049-CD

BACHER BROTHERS
CONSTRUCTION.,
GLEN HOPE, PA
CONTRACTOR

VS

MICHAEL W. ARCHER
AND LESLIE K. ARCHER
957 Brisbin St.
Houtzdale, PA 16651
OWNERS

FILED

JUL 18 2003

William A. Shaw
Prothonotary

STIPULATION AGAINST LIENS

WHEREAS, MICHAEL W. ARCHER AND LESLIE K. ARCHER, both of 957 Brisbin Street, Houtzdale, Pennsylvania 16651, of the one part, herein called "OWNERS", and BACHER BROTHERS CONSTRUCTION CO., of Glen Hope, Pennsylvania, of the other part, herein called "Contractor", did execute a contract for the erection of a second floor addition on Owners' lot

situate in Woodward Township, Clearfield County, Pennsylvania, bounded and described, as set forth in Exhibit "A", attached hereto, and made a part hereof.

NOW, this ____ day of July, 2003, before any authority has been given by the said Owner to Contractor to commence work or furnish materials for the same, and before any work has been done or materials furnished, and in consideration of the making of the contract, and the further consideration of the sum of One (\$1.00) Dollar by each of the parties to the other in hand paid, the receipt whereof is hereby acknowledged, it is agreed that no lien shall be filed against the buildings or improvements to be erected upon the above described premises, nor against the estate or title of the Owner in the property above described by any contractor, including the contractor executing this Agreement, nor by any sub-contractor, nor by any of the materialmen, or workmen or any other person, firm or corporation for any labor or materials purchased or furnished for the construction and erection of the said building; the right to file such liens being hereby expressly waived.

WITNESS the due execution of this Agreement the day and year first above written.

OWNER:

Michael W Archer
MICHAEL W. ARCHER
Leslie K Archer
LESLIE K. ARCHER

CONTRACTOR:

BACHER BROTHERS CONSTRUCTION CO.

By: James Bacher
JAMES BACHER

ALL those certain lots or pieces of ground, situate in Woodward Township, in the Town of Houtzdale, County of Clearfield and State of Pennsylvania, bounded and described as follows:

THE FIRST THEREOF: BEGINNING at a post on the Northeast corner of Brisbin Street and First Avenue; thence North along Brisbin Street, one hundred and fifty (150) feet to Jack Alley; thence East along Jack Alley, one hundred and fifty (150) feet to Maple Alley; thence south along Maple Alley, one hundred and fifty (150) feet to First Avenue; and thence along First Avenue, one hundred and fifty (150) feet to post on Brisbin Street and place of beginning.

EXCEPTING AND RESERVING all the coal, minerals and mining rights as reserved in deed from the Houtz Heirs.

PARCEL NUMBER TWO: ALL that certain piece or parcel of land situate in the Township of Woodward, County of Clearfield and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin at the northeast corner of the intersection of First Avenue (unopened) and Maple Alley (unopened), said iron pin being the southwest corner of land herein described; thence along the line of First Avenue south seventy-eight (78) degrees thirty (30) minutes East one hundred fifty and no hundredths (150.00) feet to an iron pin; thence along the line of George Street (unopened) North eleven (11) degrees thirty (30) minutes East one hundred fifty and no hundredths (150.00) feet to an iron pin; thence along the line of Jack Alley (unopened) North seventy-eight (78) degrees thirty (30) minutes West one hundred fifty and no hundredths (150.00) feet to an iron pin; thence along the line of Maple Alley South eleven (11) degrees thirty (30) minutes West one hundred fifty and no hundredths (150.00) feet to an iron pin and the place of beginning. **Containing** 0.517 acres. Being known as Lots 2058, 2059 and 2060.

EXCEPTING AND RESERVING such exceptions and reservations as are contained in prior deeds in the chain of title.

BEING the same premises as were conveyed unto Michael W. Archer and Leslie K. Archer, by deed of Michael W. Archer, et al, dated April 26, 2001, and entered for record in the Office for the Recording of Deeds of Clearfield County, Pennsylvania, in Instrument File No. 200105923 on April 27, 2001.

Exhibit "A"

FILED *ubcc*

04/11/04 *Sobel, Collins & Knasesboro*
JUL 18 2003

pd. 20.00

William A. Shaw
Prothonotary