

03-1554-CD
EDWARDJ. HEEFER, etal. vs. OWENS CONTRACTING, etal.

03-1554-QD

Know All Men by These Presents

That we, the undersigned, Contractor(s), Mechanics and Material Men, for value received, have remised, released and waived, and by these presents do, for ourselves and heirs, executors and administrators, remise, release and waive to and in favor of **Edward J. Hepfer and Connie L. Hepfer** and assigns our right under Act of Assembly, entitled, "An Act relating to the lien of Mechanics, and Others, upon Buildings," approved the twenty-fourth day of August, A.D. 1963, and its amendments, to file or enter on record any Mechanic's Lien or Liens against all that certain piece or parcel of land bounded and described as follows:

SEE ATTACHED DESCRIPTION

for any and all work done upon and materials furnished for dwelling house or other buildings on said lot or lots, by us in the erection, building and completion thereof, or that may hereafter be done or furnished on the same, so that the said owners and his, her or their heirs and assigns shall and may hold, have and enjoy the said building, lot of ground and premises free and discharged from all liens, claims, and demands whatsoever which we or any of us may have, or could or might have against the same as if these presents had not been made.

WITNESS our hands and seals the day of

, 2003. In the presence of:

Connie L. Hepfer

[Seal]

Michael Owens

Owens Contracting
Michael Owens, Owner

For Excavating Cellar

Connie L. Hepfer

[Seal]

Michael Owens

For Stone Work and Material

Connie L. Hepfer

[Seal]

Michael Owens

For Mason Work

Connie L. Hepfer

[Seal]

Patricia Iorfido mgr.

Welcome Home Center, Inc.
Patricia Iorfido, Manager

For Carpenter Work and Material

[Seal]

For Carpenter Work

[Seal]

For Hardware and Glass

[Seal]

For Plastering and Material

[Seal]

FILED

For Plastering Material

[Seal]

OCT 15 2003

For Painting and Glossing Material

[Seal]

William A. Shaw
Prothonotary/Clerk of Courts

For Brick Work and Material

[Seal]

No CC
Atty Durant pd. 2000

For Brick Work

[Seal]

For Tinning and Material

[Seal]

For Fire Work and Material

Connie L. Hepfer

[Seal]

Scott Graham

ABS Mechanical
Scott Graham

For Gas Fitting, Water Plumbing and Material

[Seal]

For Lumber, Etc.

[Seal]

For Planning Mill Work and Material

Connie L. Hepfer

[Seal]

Larry Graham

Larry Graham

For Electrical Fixtures

SPG

For Electrical Work

STATE OF PENNSYLVANIA:

} ss

COUNTY OF CLEARFIELD:

Personally appeared before me, Timothy E. Durant, a Notary Public in and for said County, the owners Edward J. Hepfer and Connie L. Hepfer who being duly sworn, says that they are the owner(s) of the property mentioned and described in the within release; that the within release has been executed by all persons who did work as contractors and subcontractors upon, and furnished material for said building, and in the erection and completion thereof.

15th day of October, 2003

Michael Leung

Michael Leung

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Edward J. Hepfer

Connie L. Hepfer

Timothy E. Durant

NOTARIAL SEAL
TIMOTHY E. DURANT, Notary Public
Clearfield Boro, Clearfield County, PA
My Commission Expires October 10, 2003

Release of Mechanics Lien					
No. _____	Term, 20 _____				
		VS.			
			Contractor _____		
				Filed _____, 20 _____	

***Attached description
of property for Release of Mechanics Lien in favor of Edward J. Hepfer and Connie L. Hepfer.***

All that certain piece or parcel of land situated in the Township of Lawrence, County of Clearfield, and the Commonwealth of Pennsylvania, more particularly bounded by and described as follows:

BEGINNING at the iron pin located on the East side of an access road which leads from Township Road No. 588 to Lot No. 3 and to an existing gas well. Said point is also the Northwest corner of Lot No. 2; thence along Lot No. 2 South twenty-three degrees, two minutes East (S 23° 02' E) one hundred eighty-one and forty-four hundredths feet (181.44) to an iron pin; thence along lands of, now or formerly, Thomas L. Harper, South thirty-eight degrees, fifty-three minutes, forty-five seconds East (S 38° 53' 45" E) five hundred two and sixty-five hundredths feet (502.65) to an iron pin on line of, now or formerly, Dudley and Nancy Lawhead; thence along lands of same, South sixty-three degrees, seventeen minutes, twenty-five seconds West (S 63° 17' 25" W) one thousand feet (1000.0) to an iron pin; thence along other lands of Grantors the following courses and distances, North twenty-six degrees, forty-two minutes, thirty-five seconds West (N 26° 42' 35" W) six hundred thirty-three feet (633.0) to an iron pin; thence North fifty-six degrees, twenty-eight minutes, five seconds East (N 56° 28' 05" E) five hundred fifty-three and eighty-seven hundredths feet (553.87) to an iron pin; thence North sixty-seven degrees, thirty-two minutes, ten seconds East (N 67° 32' 10" E) three hundred fifty-six and fifty-six hundredths feet (356.56) to an iron pin and place of beginning. Known as Subdivision Lot No. 3 on map prepared by P.R. Mondock for Shirokey Surveys and dated July 25, 2003. CONTAINING 14.4465 acres and being part of the same premises conveyed to SHANNON LAND AND MINING CO., and recorded in Clearfield under Instrument No. 200120846. The map for this subdivision being recorded as Instrument No. 200315127. The GRANTEES, their heirs, successors and assigns shall have the right to use the proposed access Right-of-Way, as shown on said map mentioned above, for access to the premises hereby conveyed for a roadway and utilities. The GRANTOR, their heirs, successors and assigns shall also have the right to use said access Right-of-Way for access to the residue of the parent tract.

EXCEPTING and RESERVING unto the GRANTORS herein the coal, minerals, oil, and gas as now owned by the GRANTORS. This conveyance is made subject to an oil and gas lease with Kriebel Resources as recorded in Deeds and Records book 1829 at page 414 et al.