

03-1655-CD
R & B CONTRACTING vs. KAREN JASPER



Investors Title Insurance Company

P.O. Drawer 2687
 Chapel Hill, North Carolina 27515-2687
 (919) 968-2200 (800) 326-4842 Fax: (919) 968-2235

03-1655-CD

Local Agent:

Bankers Settlement Services
 of Southwest Pennsylvania, LLC
 PO Box 537
 Hollidaysburg, PA 16648
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Commonwealth of Pennsylvania, County of Cambria

STIPULATION/WAIVER OF MECHANICS' LIENS

Commitment / Policy No. 200302059SP

On this 3rd day of November, 2003, before me personally appeared Karen Jasper, Owner of the property ("Owner"), and R & B Contracting, General Contractor ("Contractor"), to me personally known, who, being duly sworn on their oaths, did say as follows:

WHEREAS, the undersigned Contractor entered into a contract with the Owner to provide materials and perform labor necessary for construction of the following improvements:

Replace roof and other repairs

located on the real property described as follows:

Main Street, Coalport, PA 16627 described on attached Schedule "A"

NOW, THEREFORE, it is hereby stipulated and agreed by and between the said parties as part of the said contract and for the consideration therein set forth, that neither the Contractor, any subcontractor or materialman, nor any other person furnishing labor or materials to the Contractor under this contract shall file a lien, commonly called a mechanics' lien, for work done or materials furnished to, or in connection with, the property described above.

FILED

This stipulation is made and intended to be filed with the County Prothonotary in accordance with the requirements of Section 1402 of the Mechanics' Lien Law of 1963 of the Commonwealth of Pennsylvania.

| | | | | | | | | | |
|---|---|--|-------------|----------------------|----------------------|--------------|---|--|--|
| <u>Karen M. Jasper</u> Owner | | Owner | NOV 05 2003 | | | | | | |
| State of <u>Pennsylvania</u> , County of <u>Cambria</u> | | <u>William A. Shaw</u> Prothonotary | | | | | | | |
| <p><input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>3rd</u> day of <u>November</u>, 2003, the undersigned officer, personally appeared <u>Karen Jasper</u>, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledge that s/he executed the same for the purposes therein contained.</p> <p><input type="checkbox"/> CORPORATION: On this, the _____ day of _____, 20_____, the undersigned officer, personally appeared _____, acknowledged himself to be the _____ of _____, a corporation, and that he as such _____, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____.</p> | | | | | | | | | |
| <p>In witness whereof, I hereunto set my hand and official seal.</p> <p><u>Mary Ellen Wendekier</u> Signature</p> <table border="1"> <tr> <td>Notary Public</td> <td>Notarial Seal</td> </tr> <tr> <td>Title</td> <td>Mary Ellen Wendekier, Notary Public Patton Boro, Cambria County My Commission Expires Nov. 13, 2004</td> </tr> <tr> <td colspan="2">Member, Pennsylvania Association of Notaries</td> </tr> </table> | | | | Notary Public | Notarial Seal | Title | Mary Ellen Wendekier, Notary Public Patton Boro, Cambria County My Commission Expires Nov. 13, 2004 | Member, Pennsylvania Association of Notaries | |
| Notary Public | Notarial Seal | | | | | | | | |
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| Member, Pennsylvania Association of Notaries | | | | | | | | | |

| | | | | | | |
|---|---------------|---------------------------|----------------------|---------------|---|-------|
| <u>R & B CONTRACTING</u> | | General Contractor | | | | |
| BY: <u>Ricky Berndt</u> | | | | | | |
| State of <u>Pennsylvania</u> , County of <u>Clearfield</u> . | | | | | | |
| <p><input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>3rd</u> day of <u>November</u>, 2003, the undersigned officer, personally appeared <u>Ricky Berndt</u>, known to me (or satisfactorily proven) to be the person(s) whose name(s) are subscribed to the within instrument, and acknowledge that he/she/they executed the same for the purposes therein contained.</p> <p><input type="checkbox"/> CORPORATION: On this, the _____ day of _____, 20_____, the undersigned officer, personally appeared _____, acknowledged himself to be the _____ of _____, a corporation, and that he as such _____, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____.</p> | | | | | | |
| <p>In witness whereof, I hereunto set my hand and official seal.</p> <p><u>Lori Shimmel</u> Signature</p> <table border="1"> <tr> <td>NOTARIAL SEAL</td> <td>Notary</td> </tr> <tr> <td>LORI SHIMMEL, Notary Public Houtzdale, Clearfield County, PA My Commission Expires July 5, 2005</td> <td>Title</td> </tr> </table> | | | NOTARIAL SEAL | Notary | LORI SHIMMEL, Notary Public Houtzdale, Clearfield County, PA My Commission Expires July 5, 2005 | Title |
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ALL THOSE CERTAIN lots of ground situate in the Borough of Coalport, Clearfield County, Pennsylvania, bounded and described as follows:

BEGINNING at a post on the corner of Main Street and Beaver Alley; thence Northward by Main Street 75 feet to a post; thence Eastward 100 feet to a post on corner of lots sold to John and Lenore Reager; thence Southward along Reager lots on a line parallel with Railroad Street 75 feet to a post on Beaver Alley; thence Westward by Beaver Alley 100 feet to post on Main Street and place of beginning. Being parts of Lots Nos. 55 and 56 in the General Plan of Coalport Borough and recorded in Clearfield County Miscellaneous Book 7, Page 247.

Being further identified on the Clearfield County Tax Assessment Records as Tax Control No. 5.0-02126 and Tax Map No. 5.0 H17-347-00012.

Schedule "A"

FILED

IN 2.75 MR 100-00
1CC-TDCNY.

NOV 05 2003

William A. Shaw
Prothonotary