

04-477-CD
KESSLER FAMILY TRUST, et al. vs. KEVIN DUTTRY

Kessler Family Trust et al vs. Kevin Duttry
2004-477-CD

Stipulations Against Liens

THE KESSLER FAMILY TRUST

Owner

Kevin
KEN DUTTRY

M.W. Kessler & D. Duttry

Contractor

In the Court of Common Pleas, County of

CLEARFIELD

Pennsylvania

Number 04-477-CD Term, 19

WHEREAS, NORMAND D. KESSLER and JUDITH H. KESSLER, Trustees of the
of KESSLER FAMILY TRUST
2823 State Route 257, Seneca, PA 16346 (hereinafter OWNER) Pennsylvania.
is about to execute contemporaneously herewith, a contract, with KEN DUTTRY
of R.D. #2, Box 283, DuBois Pennsylvania,
for the erection of a story (hereinafter CONTRACTOR) building upon a lot of land situate

Penn Township, Clearfield County, PA
(see attached description)

FILED

APR 06 2004

William A. Shaw
Prothonotary

NOW. March 27th 2004 at the time of and immediately before the execution of the principal contract, and before any authority has been given by the said OWNER

to the said CONTRACTOR

to commence work on the said building, or purchase materials for the same in consideration of the making of the said contract with CONTRACTOR

consideration of One Dollar, to CONTRACTOR and the further paid

by OWNER

it is agreed that no lien shall be filed against the building by the contractor, or any sub-contractor, nor by any of the material men or workmen or any other person for any labor, or materials purchased, or extra labor or materials purchased for the erection of said building, the right to file such liens being expressly waived.

WITNESS. our hands and seals the day and year aforesaid.

SIGNED AND SEALED IN THE PRESENCE OF
Notarial Seal
Michelle L. Weaver, Notary Public
Hamlin Twp. McKean County
My Commission Expires Jan 19, 2005

THE KESSLER FAMILY TRUST
By: *Normand Kessler - TRUSTEE*

Seal

By: *Judith H. Kessler - TRUSTEE*

Seal

By: *Ken Duttry*
Ken Duttry K.D. & D.K. M.W.

Seal

witness

Patrick A. Saufida

witness

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, as shown on map surveyed by Curry and Associates dated 23, 1993, SITUATE in Penn Township, Clearfield County, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a 1½ inch iron pipe and stones found at the northeast corner of lands now or late of James B. Graham, said pipe being at the northwest corner of Holly D. McGee and southwest corner of Raymond G. Yose, et al, said pipe being also the southeast corner of the land herein conveyed and running; thence North 89 degrees 17 minutes 18 seconds West 540.07 feet along James B. Graham, Estate to a ¾ inch rebar set; thence North 17 degrees 51 minutes 28 seconds East for a distance of 1041.53 feet through lands of Virgie R. Madera to a ¾ inch rebar set; thence South 89 degrees 17 minutes 18 seconds East for a distance of 239.18 feet through lands of the same to a ¾ inch rebar set on the westerly line of Raymond G. Yose, et al; thence South 1 degree 4 minutes 1 second West for a distance of 995.26 feet along Raymond G. Yose, et al, to the 1½ iron pipe and stones found, being the place of beginning.

CONTAINING 8.902 acres, more or less.

SUBJECT to easements and restrictions of record.

PARCEL NO. 10 09-000-00028