

04-1002-CD
TURNER & MILES CONSTRUCTION VS HAROLD V CAMBERG, et al

Turner & Miles vs Harold Camberg et al
2004-1002-CD

STIPULATION AGAINST LIENS

THIS AGREEMENT made this 30TH day of June, 2004, by and between, **TURNER & MILES CONSTRUCTION, R.D. #2, Box 278, Morrisdale, Pennsylvania 16858** (hereinafter referred to as "Contractor")

AND

HAROLD V. CAMBERG, HAROLD, L. CAMBERG and DAVID L. CAMBERG, (hereinafter referred to as "Owners") whereby the former undertook and agreed to erect and construct a commercial building on that certain lots of ground situate described on "Exhibit A" attached hereto.

NOW THEREFORE, THIS AGREEMENT WITNESSETH:

That the said Contractor, for and in consideration of the sum of **One Dollar (\$1.00)** to them in hand paid by Owners, the receipt whereof is hereby acknowledged, and the further consideration mentioned in the agreement aforesaid, for itself, themselves and their subcontractors, and all parties acting through or under them, covenant and agree that no mechanic's liens or claims shall be filed or maintained by them or any of them against the said buildings and the lot of ground appurtenant thereto for or on account of any work done or materials furnished by them or any of them under said contract or otherwise, for, towards, in, or about the erection and construction of the said commercial building on the lot above described, and the said Contractor, for itself, themselves, their subcontractors and others under them hereby expressly waive and relinquish the right to have, file, and maintain any mechanic's liens or claims against the said commercial buildings or any of them, and agrees that this instrument, waiving the right of lien, shall be an independent covenant.

WITNESS my hand and seal this 30th day of June, 2004.

TURNER & MILES CONSTRUCTION

Kathy L. Camberg
Witness

By:

Ken Miles
KEN MILES

FILED

JUL 01 2004

ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF CLEARFIELD) ss.

On this, the 30th day of JUNE, 2004, before me personally appeared Ken Miles, known to me (or satisfactorily proven) to be the person described in the foregoing instrument, and acknowledged that he executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

DISTRICT JUSTICE 20-3-64
My Commission Expires 1st Mon., Jan. 2006

(Seal)

District Justice, James S. Hawthorne

Title of Officer

6-30-04

"Exhibit A"

ALL those certain piece of ground, situate in the Village of Ansonville, Township of Jordan, Clearfield County, Pennsylvania, bounded and described as follows:

BEGINNING at a post corner of the J.C. Johnston Lot No. 1, now owned by Carl A. Camberg, on Henry Street; thence along said street, North forty-six (46) degrees and forty-five (45) minutes, West fifty (50) feet to corner of Lot No. 5; thence continuing same course and degrees twenty-five (25) feet to middle of Lot No. 5; thence North forty-three (43) degrees and fifteen (15) minutes East, about two hundred sixty (260) feet to an Alley; thence by said Alley, South thirty-six (36) degrees and forty-five (45) minutes, East twenty-five (25) feet to corner of Lot No. 3; thence continuing same course and degrees, fifty (50) feet to corner of J.C. Johnston Lot No. 1, now owned by Carl A. Camberg; thence by same South, forty-three (43) degrees and fifteen (15) minutes, West about two hundred fifty (250) feet to place of beginning, Lot No. 3, and one-half of Lot No. 5 in the Plan of the Village of Ansonville, Pennsylvania.

Being the same parcel title to which became vested in Harold V. Camberg and Margarett C. Camberg, husband and wife, by Deed of Robert V. Miller, a single man, dated June 12, 1967 and recorded in the office of the Recorder of Deeds of Clearfield County in Deed Book Volume 530, Page 268. Margarett C. Camberg passed away on December 13, 2000 thereby vesting sole title to the hereinabove described properties in Harold V. Camberg.

EXCEPTING AND RESERVING, however, equipment of Beard Oil Company installed on the premises consisting of two 4,000 gallon tanks, one 2,000 gallon tank, one 550 gallon tank, one sign and pole, one set of island lights, lettering on building and not other items.

SUBJECT to all prior exceptions, reservations, covenants and conditions, as appear in prior Deeds in the chain of titles, to above described pieces, or parcels of land.

ALL those certain piece, parcel, or tract of land situate in Village of Ansonville, Jordon Township, Clearfield County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on the Northerly side of Henry Street in the Village of Ansonville, and which point is the center of Lot No. 5 along Henry Street and being the dividing line between the premises conveyed by C.D. McMurry and Mary L. McMurry, his wife, to Carl Camberg by Deed recorded in Deed Book 282, Page 370, and the premises herein conveyed; thence along the said Northerly side of Henry Street North 46 degrees 45 minutes West, fifty (50) feet to the center of Lot No. 7 in the plan of the Village of Ansonville; thence through the center of Lot No. 7, North 43 degrees 15 minutes East, two-hundred, sixty-five (265) feet, more or less, to an Alley; thence along said Alley South 36 degrees 45 minutes East, approximately fifty (50) feet to the center of Lot No. 5; thence through the center of Lot No. 5, South 43 degrees 15 minutes West, two-hundred, sixty (260) feet, more or less, to place of beginning.

BEING the Westerly half of Lot No. 5, and Easterly half of Lot No. 7, in the Plan of the Village of Ansonville.

Being the same parcel title to which became vested in Harold V. Camberg and Margarett C. Camberg, husband and wife, by Deed of Carl Camberg and Ellen Camberg, husband and wife, dated December 14, 1970 and recorded in the office of the Recorder of Deeds of Clearfield County in Deed Book Volume 571, Page 264. Margarett C. Camberg passed away on December 13, 2000 thereby vesting sole title to the hereinabove described properties in Harold V. Camberg.

SUBJECT to all prior exceptions, reservations, covenants and conditions, as appear in prior Deeds in the chain of titles, to above described pieces, or parcels of land.

ALL those certain pieces or parcels of land situated in Township of Jordan, County of Clearfield, and State of Pennsylvania, and bounded and described as follows:

The First Thereof: BEGINNING at a point on the northerly side of Henry Street in the Village of Ansonville, which point is on the dividing line between the premises conveyed by Georgia J. McMurray and others to Carl Camberg and Ellen Camberg by deed recorded in Deed Book No. 435, page 43, which dividing line marks the center of Lot No. 7; thence along the northerly side of Henry Street North forty-six (46) degrees forty-five (45) minutes West sixty-four and five tenths (64.5) feet to an angle in the street; thence still by said street North twenty-two (22) degrees forty-five (45) minutes West ten and seven tenths (10.7) feet (the plot of Ansonville showing a distance of eleven and three tenths (11.3) feet) to a twenty foot alley; thence by said alley North forty-three (43) degrees fifteen (15) minutes East two hundred seventy-six (276) feet to an alley; thence by said alley South thirty-six (36) degrees forty-five (45) minutes East seventy-five (75) feet, more or less, to a point in the middle of Lot No. 7, being the westerly boundary of the premises conveyed by Georgia J. McMurray and others to Carl Camberg and Ellen Camberg by deed recorded in Deed Book No. 435, page 43; thence through the center of Lot No. 7 South forty-three (43) degrees fifteen (15) minutes West two hundred sixty-five (265) feet, more or less, to the northern line of Henry Street and the place of beginning.

BEING the western half of Lot No. 7 and all of Lot No. 9 in the plan of the Village of Ansonville; being the remainder of parcel 2nd of the premises conveyed by Edith Leonard to C.D. McMurray by deed dated the 9th day of July, 1915, recorded at Clearfield in Deed Book No. 211, page 516.

The Second Thereof: All that certain lot designated as Lot No. 41 in the plan of said Village, beginning at a post intersection of a twenty foot alley with Henry Street, thence by the northerly side of Henry Street North twenty-two (22) degrees forty-five (45) minutes West fifty-five (55) feet to the corner of Lot No. 42; thence by the same North forty-three (43) degrees fifteen (15) minutes East about two hundred and fifty-eight (258) feet to an alley; thence by the same South thirty-six (36) degrees forty-five (45) minutes East fifty-one (51) feet to the first named alley; thence by the same South forty three (43) degrees fifteen (15) minutes West two hundred and seventy-two (272) feet to the northerly line of Henry Street and the place of beginning.

The Third Thereof: BEGINNING at a post corner of Lot NO. 41 on the northern side of Henry Street in the Village of Ansonville; thence by Henry Street North twenty-two (22) degrees forty-five (45) minutes West fifty-five (55) feet to a post corner of Lot No. 43; thence by Lot No. 43 North forty-three (43) degrees fifteen (15) minutes East about two hundred forty-five (245) feet to an alley; thence by said alley South thirty-six (36) degrees forty-five (45) minutes East fifty-one (51) feet to corner of Lot No. 41; thence by Lot No. 41 South forty-three (43) degrees fifty (15) minutes West about two hundred and sixty (260) feet to the northern side of Henry Street and the place of beginning.

The Fourth Thereof: BEGINNING at a post corner of Lot No. 42 on the northern side of Henry Street in the Village of Ansonville; thence by said street North twenty-two (22) degrees forty-five (45) minutes West

fifty-five (55) feet to post corner of Lot No. 44; thence by Lot No. 44, North forty-three (43) degrees fifteen (15) minutes East about two hundred and thirty (230) feet to an alley; thence by said alley South thirty-six (36) degrees forty-five (45) minutes East fifty-one (51) feet to corner of Lot No 42; thence by same South forty-three (43) degrees fifteen (15) minutes West about two hundred forty-five (245) feet to the place of beginning. Being known as Lot NO. 43 in the plot of the Village of Ansonville.

The Fifth Thereof: All that certain lot or parcel of ground situate in the Village of Ansonville, Township of Jordan, County of Clearfield and State of Pennsylvania, fronting on the Ansonville and Lumber City Pike, being the street known as Henry Street and extending back to an alley, and being designated in the plot of Ansonville as Lot No. 44; the said lot is shown in the map of the Village of Ansonville as prepared by Samuel Brugder, survey of November, 1884, containing fifty-five (55) feet in front on Henry Street.

The Sixth Thereof: All that certain lot or parcel of ground situate in the Village of Ansonville, fronting on the Ansonville and Lumber City Pike about fifty-five (55) feet (being the northerly side of Henry Street); thence by land of C.D. McMurray (Lot No. 46) about two hundred and twenty-five (225) feet to an alley; thence by said alley South thirty-six (36) degrees forty five (45) minutes East fifty-one (51) feet to corner of Lot No. 44; thence by line of Lot No. 44, South forty-three (43) degrees fifteen (15) minutes West about two hundred and thirty (230) feet to the place of beginning. Being designated in the plot of Ansonville as Lot No. 45.

The Seventh Thereof: BEGINNING at corner of Lot No. 45 and running along Henry Street (on the northerly side thereof) in the northeasterly direction a distance of thirty-six (36) feet according to an early deed recorded in Deed Book No. 42, at page 652, but shown on the map of Ansonville Village as eighty-six (86) feet to corner of the street where it makes a turn in a northward direction; thence still along Henry Street by a course

shown on the map of Ansonville as North twenty-six and one-half (26-1/2) degrees a distance of two hundred (200) feet, more or less, to an alley, formerly designated as Strong's land; thence by said alley by course designated on the Ansonville map as South thirty-six and three-fourths (36-3/4) degrees East one hundred and forty-four (144) feet, more or less, to the northwestern corner of the Lot Number 45; thence along said Lot No. 45 in a southwesterly direction two hundred and eleven (211) feet, more or less, to the northerly side of Henry Street and place of beginning. Excepting and reserving the portion taken by the Department of Highways in the relocation and improvement of Henry Street during or about the year 1949.

EXCEPTING AND RESERVING therefrom such coal, fireclay and other minerals as may be reserved in prior deeds and any portions already taken for highways or other roads, and also all the oil and gas, with the rights to remove the same.

Being the same lots or parcels title to which became vested in Harold V. Camberg and Margarett C. Camberg, husband and wife, by Deed of Georgia J. McMurray, et al., dated August 7, 1962 and recorded in the office of the Recorder of Deeds of Clearfield County in Deed Book Volume 497, Page 419. Margarett C. Camberg passed away on December 13, 2000 thereby vesting sole title to the hereinabove described properties in Harold V. Camberg.

SUBJECT to all prior exceptions, reservations, covenants and conditions, as appear in prior Deeds in the chain of titles, to above described pieces, or parcels of land.

FILED No cc
JUL 01 2004 Roman & Roman
William A. Shaw
Prothonotary/Clerk of Courts
pd. \$20.00