

04-1249-CD
SEAN M. MALLOY, et al VS DAVID MAGNUSON

Sean Malloy et al vs David Magnuson
2004-1249-CD



Investors Title Insurance Company

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

Local Agent:

Bankers Settlement Services
of Southwest Pennsylvania, LLC
PO Box 537
Hollidaysburg, PA 16648
Ph: 888/632-0011 Fax: 877/721-0011

Commonwealth of Pennsylvania, County of Clearfield

STIPULATION/WAIVER OF MECHANICS' LIENS

Commitment/Policy No. _____

On this 13 day of August, 2004, before me personally appeared Sean M. Malloy and Tricia M. Malloy, Owner of the property ("Owner"), and _____, 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:

Single Family Dwelling

located on the real property described as follows:

Tax Map No. 126-I08-000-00074

3.5 Acres Surface

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.

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>Sean M. Malloy</u> Owner	<u>Tricia M. Malloy</u> Owner
State of <u>Pennsylvania</u> , County of <u>Clearfield</u>	
<input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>13th</u> day of <u>August</u> , 20 <u>04</u> , the undersigned officer, personally appeared <u>Sean M. Malloy and Tricia M. Malloy</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.	
<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 _____.	
In witness whereof, I hereunto set my hand and official seal.	
Signature <u>Jennifer A. Michaels</u>	Notary Public
If Notary, my commission expires: _____	<div style="border: 1px solid black; padding: 2px;">NOTARIAL SEAL JENNIFER A. MICHAELS, NOTARY PUBLIC CLEARFIELD BORO., CLEARFIELD COUNTY MY COMMISSION EXPIRES JUNE 17, 2007</div>

By: <u>David E. Magnuson</u> General Contractor	
State of <u>Pennsylvania</u> , County of <u>Clearfield</u>	
<input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>13th</u> day of <u>August</u> , 20 <u>04</u> , the undersigned officer, personally appeared <u>David Magnuson</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.	
<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 _____.	
In witness whereof, I hereunto set my hand and official seal.	
Signature <u>Jennifer A. Michaels</u>	Notary Public
If Notary, my commission expires: _____	<div style="border: 1px solid black; padding: 2px;">NOTARIAL SEAL JENNIFER A. MICHAELS, NOTARY PUBLIC CLEARFIELD BORO., CLEARFIELD COUNTY MY COMMISSION EXPIRES JUNE 17, 2007</div>

FILED

AUG 13 2004

William A. Shaw
Prothonotary/Clerk of Courts

RECEIVED
JULY 21 2004
CLERK OF COURTS
JENNIFER A. MOY
COUNTY OF PHILADELPHIA

RECEIVED
JULY 21 2004
CLERK OF COURTS
JENNIFER A. MOY
COUNTY OF PHILADELPHIA