

05-1799-CD  
Lou Yingling al vs Valley Homes

Lou G. Yingling al vs Valley Homes  
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FILED

STIPULATION AGAINST LIENS

NOV 16 2005

6/3/05 (w)

LOU G. YINGLING, JR.  
Homeowner  
SHARON L. YINGLING  
Homeowner  
vs.

In the Court of Common Pleas, C~~W~~illiam A. Shaw,  
CLEARFIELD, Pennsylvania  
Number 2005-1799-C Term, 2005

VALLEY HOMES  
Contractor

WHEREAS, **LOU G. YINGLING, JR. AND SHARON L. YINGLING**, currently of 1831 Sington Road, Morrisdale, Pennsylvania, 16858, about to execute contemporaneously herewith, a contract, with **VALLEY HOMES**, of Port Matilda, Pennsylvania, for the building of a residential structure upon premises situate in the Township of Boggs, Clearfield County, Pennsylvania, bounded and described as follows:

**SEE EXHIBIT "A"**

NOW, November 14, 2005, at the time of and immediately before the execution of the principal contract, and before any authority has been given by the said **LOU G. YINGLING, JR., AND SHARON L. YINGLING**, to the said **VALLEY HOMES**, to commence work on the said building, or purchase materials for the same in consideration of the making of the said contract with **LOU G. YINGLING, JR. AND SHARON L. YINGLING**, and further by, **VALLEY HOMES**, 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, 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:

David R. Thompson  
\_\_\_\_\_  
David R. Thompson

Filed by: David R. Thompson, Esq.  
P.O. Box 587  
Philipsburg, PA 16866  
(814) 342-4100

Lou G. Yingling  
Homeowner- Lou G. Yingling, Jr.  
Sharon L. Yingling  
Homeowner- Sharon L. Yingling  
Joe J. Marley  
Contractor- Valley Homes

**EXHIBIT "A"**

**ALL** that certain tract of land situate in Graham Township, Clearfield County, Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a set 3/4" iron rebar corner, being the northwestern corner of the property described herein; thence along land now or formerly of L. Gary Yingling, Jr., George R. Yingling and James Gregory Yingling the following courses and distances: South 69 degrees 50 minutes 35 seconds East a distance of 96.94 feet to a point; thence South 67 degrees 01 minutes 43 seconds East a distance of 51.53 feet to a point; thence South 54 degrees 26 minutes 55 seconds East, a distance of 38.42 feet to a point; thence South 00 degrees 34 minutes 21 seconds West, a distance of 127.86 feet to a point; thence South 11 degrees 18 minutes 27 seconds West, a distance of 68.95 feet to a point; thence South 77 degrees 56 minutes 52 seconds West a distance of 69.41 feet to a point; thence North 76 degrees 56 minutes 27 seconds West, a distance of 64.03 feet to a point; thence North 66 degrees 14 minutes 56 seconds West a distance of 71.26 feet to a point; thence North 75 degrees 49 minutes 54 seconds West a distance of 53.34 feet to a 3/4" iron rebar corner; thence North 21 degrees 53 minutes 54 seconds East a distance of 247.43 feet to a set 3/4" iron rebar corner, the place of beginning.

**INCLUDING** a 10 foot wide overhead electric easement, a 20 foot wide water line easement, a 20 foot wide driveway easement all of which are from the property described above to Sington Road (T-680) through the land of the Grantors. Also including a 20 foot access easement to an alternate sand mound area plus a 100 foot by 40 foot alternate sand mound easement area which is south of the property described above and within the land of Grantors. All easements are illustrated on the plan referenced below.

**CONTAINING** 1.20 acres on a plan entitled "Final Subdivision Plan of Lou Gary, Jr. and Sharon L. Yingling, Graham Township, Clearfield County," as prepared by Hess & Fisher Engineers, Inc., dated May 5, 2005, and recorded in the Clearfield County Register and Recorders Office at Instrument #200516014 on September 26, 2005.

**FILED**

NOV 16 2005

**William A. Shaw**  
Prothonotary