

06-392-CD  
Casey Maines et al vs Black's Home  
Sales

Casey Maines et al vs Black's Home Sales  
2006-392-CD

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PA

CIVIL DIVISION - LAW

CASEY T. MAINES AND JULIET S. MAINES,

292  
\* No. 06- -CD

Plaintiffs

\*

\*

VS.

\*

\*

\*

BLACK'S HOME SALES

\* TYPE OF CASE:

\* Civil Division

\*

Defendants

\* TYPE OF PLEADING:

\* Stipulation Against Liens

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\*

\* FILED ON BEHALF OF:

\* Plaintiffs

\*

\*

\* COUNSEL OF RECORD

\* FOR THIS PARTY:

\* David R. Thompson, Esquire

\* Attorney at Law

\* Supreme Court I.D. 73053

\* 308 Walton Street, Suite 4

\* P.O. Box 587

\* Philipsburg PA 16866

\* (814) 342-4100

FILED

pd \$20.00 Atty

9/11:33am (JM)  
MAR 15 2006

ICC Atty  
Thompson

William A. Shaw  
Prothonotary

STIPULATION AGAINST LIENS

CASEY T. MAINES \_\_\_\_\_  
Homeowner  
JULIET S. MAINES \_\_\_\_\_  
Homeowner  
vs.  
BLACKS HOME SALES \_\_\_\_\_  
Contractor

In the Court of Common Pleas, County of  
CLEARFIELD, Pennsylvania  
Number \_\_\_\_\_ Term, 2006

WHEREAS, **CASEY T. MAINES AND JULIET S. MAINES**, currently of 24 Park Road, Mineral Springs, Pennsylvania, 16855, about to execute contemporaneously herewith, a contract, with **BLACKS HOME SALES**, of 3750 Walton Street, Osceola Mills, Pennsylvania, for the placement of a residential structure upon premises situate in the Township of Boggs, Clearfield County, Pennsylvania, bounded and described as follows:

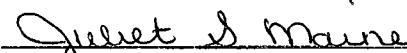
**SEE EXHIBIT "A"**

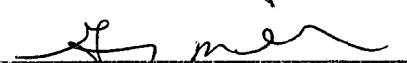
NOW, *March 9*, 2006, at the time of and immediately before the execution of the principal contract, and before any authority has been given by the said **CASEY T. MAINES AND JULIET S. MAINES**, to the said **BLACKS HOME SALES**, to commence work on the said building, or purchase materials for the same in consideration of the making of the said contract with **CASEY T. MAINES AND JULIET S. MAINES**, and further by, **BLACKS HOME SALES**, 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:

  
\_\_\_\_\_  
Homeowner- Casey T. Maines

  
\_\_\_\_\_  
Homeowner- Juliet S. Maines

  
\_\_\_\_\_  
Contractor- Blacks Home Sales

## EXHIBIT "A"

**ALL** that certain piece or parcel of land situate in the Township of Boggs, County of Clearfield, and State of Pennsylvania, bounded and described as follows:

**BEGINNING** at an iron pin marking the northeast corner of the herein described Lot No. 2, said iron pin being located on the easterly line of now or formerly LaVaughn M. Glosser (Deed Book 451 Page 485, Tax Parcel No. 105-N9-13), and being located for reference, South seven (07) degrees seven (07) minutes twenty-nine (29) seconds West, a distance of one hundred ninety-two and seven tenths (192.7) feet from an iron rail marking the southwest corner of lands of now or formerly Rodney and Karen Guenot (Deed Book 810 Page 199, Tax Parcel No. 105-N9-86), and also marking a common corner of lands now or formerly of John H. and Irene M. McBride (Deed Book 828, Page 515, Tax Parcel No. 105-N9-14) and lands now or formerly of C. Alan and Judith M. Walker (Deed Book 1143, Page 33, Tax Parcel No. 105-N9-15); thence along said lands of Walker South seven (07) degrees seven (07) minutes thirty (30) seconds West, a distance of five hundred fifty-five and sixty-six one hundredths (555.66) feet to a point in the center line of State Route S. R. 2028 and the westerly right of way line of S. R. 0970; thence along the said center line of S. R. 2028, North fifty-seven (57) degrees twenty-seven (27) minutes nine (09) seconds West, a distance of five hundred ninety-six and seventy-nine one-hundredths (596.79) feet to a point; thence leaving said center line and through said lands of Glosser, North eleven (11) degrees zero (00) minutes twenty-two (22) seconds East a distance of three hundred and fifteen one-hundredths (300.15) feet to an iron pin; thence through said lands of Glosser, South eighty-two (82) degrees fifty-two (52) minutes thirty (30) seconds East, a distance of five hundred eighteen and sixty-nine one hundredths (518.69) feet to an iron pin marking the place of beginning.

**BEING** the same premises as vested unto Casey T. Williams and Juliet S. Maines, his wife, by deed recorded in Clearfield County at Instrument #200403354.