

06-1457-CD

Timothy Perry vs Jeff Dick Home Sales

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Timothy Perry vs Jeff Dick Home Sales

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

**FILED** 01/20/08 10:01 AM  
No cc  
SEP 08 2008  
Owner pd.  
20-00  
William A. Shaw

William A. Shaw  
Prothonotary/Clerk of Courts

**STIPULATION AGAINST LIENS**

WHEREAS, TIMOTHY J. PERRY, single, of Dorthea Street, Houtzdale, Pennsylvania 16651, of the one part, herein called "Owner", and JEFF DICK HOME SALES, of 1063 Old Rt. 220 South, Duncansville, Pennsylvania 16635, of the other part, herein called "Contractor", did execute a contract for a modular home to be placed on Owner's lot situate in Brisbin Borough, Clearfield County, Pennsylvania, bounded and described as follows:

**BEGINNING** at an iron pin corner on the Northern side of Walnut Street and on line now or formerly of Thomas Perry; thence along line now or formerly of Thomas Perry North Zero degrees Two minutes East (N 0° 02' E) a distance of One Hundred Sixty and No hundredths (160.00') feet to an iron pin corner on line of Lot Number 10 (other lands now or formerly of Carmon and Virginia L. Davis and Bobby G. and Joan C. Hawkins); thence along line of Lot Number 10 North Eighty-eight degrees Forty-five minutes East (N 88° 45' E) a distance of One Hundred Sixty and No hundredths

(160.00') feet to an iron pin corner on the Western side of Rush Street; thence along the Western side of Rush Street South Zero degrees Two minutes East (S 0° 02' W) a distance of One Hundred Sixty and No hundredths (160.00') feet to an iron pin corner on the Northern side of Walnut Street; thence along the Northern side of Walnut Street South Eighty-eight degrees Forty-five minutes West (S 88° 45' W) a distance of One Hundred Sixty and No hundredths (160.00') feet to an iron pin corner, the place of Beginning. **CONTAINING** 0.587 acre. **BEING** lot number 13 as shown on a plan of lots in Hill Top Acres, prepared for Carmon and Virginia L. Davis and Bobby G. and Joan C. Hawkins by Bernard Lucas Associates, dated August 12, 1971, which plan of lots has been duly recorded in the Office of the Recorder of Deeds in and for Clearfield County, Pennsylvania, on September 21, 1971, in File Rack No. 19.

NOW, this 8<sup>th</sup> day of September, 2006, before any authority has been given by the said Owner to Contractor to commence work or furnish materials for the same, and before any work has been done or materials furnished, and in consideration of the making of the contract, and the further consideration of the sum of One (\$1.00) Dollar by each of the parties to the other in hand paid, the receipt whereof is hereby acknowledged, it is agreed that no lien shall be filed against the buildings or improvements to be erected upon the above described premises, nor against the estate or title of the Owner in the property above described by any contractor, including the contractor executing this agreement, nor by any sub-contractor, nor by any of the materialmen, or workmen or any other person, firm or corporation for any labor or materials purchased or furnished for the construction and erection of the said building; the right to file such liens being hereby expressly waived.

WITNESS the due execution of this agreement the day and year first  
above written.

OWNER:

Timothy J. Perry  
Timothy J. Perry

CONTRACTOR:

JEFF DICK HOME SALES

By Shiloh K. Dick

**FILED**

**SEP 08 2006**

William A. Shaw  
Prothonotary/Clerk of Courts