

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA
CIVIL DIVISION

JOHN D. DELLANTONIO and
KAY E. DELLANTONIO,
Owners,

v.

WAYNE C. NEEPER BUILDING
AND REMODELING,
Contractor.

No. 07 - 541 - CD

Type of Pleading:

WAIVER OF MECHANICS LIEN

Filed on behalf of:
Owner

Counsel of Record for
this party:

James A. Naddeo, Esq.
Pa I.D. 06820

NADDEO & LEWIS, LLC
207 East Market Street
P.O. Box 552
Clearfield, PA 16830
(814) 765-1601

FILED Atty. Naddeo
0/3:0520 pd. 00.00
APR 05 2007
William A. Shaw
Prothonotary/Clerk of Courts



Investors Title Insurance Company

Local Agent:

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

Bankers Settlement Services
of Southwest Pennsylvania, LLC
PO Box 381
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. 2007

On this 5th day of April, 2007, before me personally appeared John D. DellAntonio and Kay E. DellAntonio, Owner of the property ("Owner"), and WAYNE C. NEEPER BUILDING & REMODELING, General Contractor ("Contractor"), to me personally known, who, being duly sworn on their oaths, did say as follows:

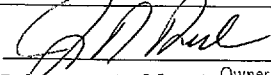
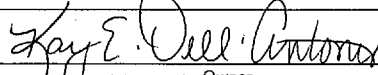
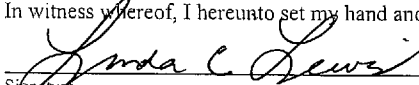
WHEREAS, the undersigned Contractor entered into a contract with the Owner to provide materials and perform labor necessary for construction of the following improvements:
residential dwelling

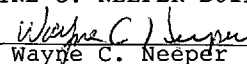
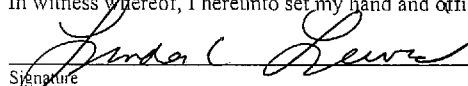
located on the real property described as follows:

12.345 acres, Pike Township, Clearfield County, PA, recorded in the
Office of the Register & Recorder for Clearfield County as
Instrument No. 200617286

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.

	Owner 
John D. DellAntonio State of <u>Pennsylvania</u> , County of <u>Clearfield</u>	Kay E. DellAntonio State of <u>Pennsylvania</u> , County of <u>Clearfield</u>
<input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>5</u> day of <u>April</u> , 20 <u>07</u> , the undersigned officer, personally appeared <u>John D. DellAntonio and Kay E. DellAntonio</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.	
	<div style="border: 1px solid black; padding: 5px;"> COMMONWEALTH OF PENNSYLVANIA Notarial Seal Linda C. Lewis, Notary Public Clearfield Boro, Clearfield County My Commission Expires July 25, 2007 </div>
If Notary, my commission expires: _____	

General Contractor	
WAYNE C. NEEPER BUILDING & REMODELING	
BY: 	
Wayne C. Neeper	
State of <u>Pennsylvania</u> , County of <u>Clearfield</u>	
<input checked="" type="checkbox"/> INDIVIDUAL: On this, the <u>3</u> day of <u>April</u> , 20 <u>07</u> , the undersigned officer, personally appeared <u>Wayne C. Neeper</u> , known to me (or satisfactorily proven) to be the person(s) whose name(s) are subscribed to the within instrument, and acknowledge that he/she/they 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 _____.	
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