

007-812-CD
Family Mobile Homes vs T. Crain

2007-812-CD
Family Mobile Homes vs Thomas Crain et al

COURT OF COMMON PLEAS OF CLEARFIELD COUNTY
PENNSYLVANIA

Family Mobile Homes
(Plaintiff)

CIVIL ACTION

1083 E. Pleasant Valley Blvd.
(Street Address)

No. 2007-812-CD

Altoona, PA 16602
(City, State ZIP)

Type of Case: Waiver of Mechanic's Lien

Type of Pleading: _____

VS.

Thomas Ned & Cynthia Ann Crain
(Defendant)

Filed on Behalf of:

Plaintiff
(Plaintiff/Defendant)

695 Blue Spruce Road
(Street Address)

Philipsburg, PA 16801
(City, State ZIP)

Stratford Settlements, Inc.
(Filed by)

506 S. Main Street, Zelienople
(Address) PA 16043

724-453-3181
(Phone)

John M. Dunn
(Signature)

FILED NO CC
M 1:03p.m 6K
MAY 24 2007 STRATFORD
SETTLEMENTS
20.00 paid
William A. Shaw
Prothonotary/Clerk of Courts

NO LIEN AGREEMENT

THIS AGREEMENT, made and entered into the 18 day of May 07 by and between E David McCracker of FAMILY MOBILE HOME, Hereinafter designated as contractor, and THOMAS NED AND CYNTHIA ANN CRAIN hereinafter designated as owners.

WITNESSETH: That by a certain contract, of even date herewith, the contractor, in consideration of the covenants to be performed and payments to be made by or on account of the owner, did covenant and agree to furnish all labor and materials and perform all work necessary to complete in the most substantial manner and to the satisfaction and acceptance of the owner,

NOW THEREFORE, the contractor, in consideration of the sum of one (\$1.00) dollar and of the covenants and provisions in said contract contained, does hereby covenant, stipulate and agree, and it is also covenanted, stipulated and agreed in the above-recited contract, as follows:

Contractor shall erect a single family residential dwelling on property situate in the, Township of **DECATUR** County of **CLEARFIELD** and State of **PENNSYLVANIA**, and being known as **695 BLUE SPRUCE ROAD, PHILIPSBURG, PA 16866**

SEE ATTACHED LEGAL DESCRIPTION MADE PART OF HERETOFORE.

That there shall be no lien or right to file a lien against the structures or improvements contracted for in the above recited contract, or any part thereof, or the site thereof, for work or labor done or materials furnished in the performance of the work embraced in said recited contract, or any part or parts thereof, or extra work thereunder or changes made therein; and that no such lien or claim shall be filed, or in any way attempted to be enforced by, or on behalf of, the contractor, or by or on behalf of, any sub-contractors, material men or other persons concerned in or about the performance of the work embraced in said contract; nor shall there by any claim for work or materials against the owner, his heirs, executors, administrators or assigns, other than the legal claim of the contractor as provided in said contract.

It is the full intent of the contractor, for himself and for any sub-contractors or material men claiming for themselves, or by, through or under the contract, that the right to file a mechanics' lien, under the provision of acts of assembly in such cases made and provided, for work done or materials furnished in and about the erection, construction or repairs of the building and improvements above described, is hereby waived.

IN WITNESS WHEREOF, the parties to these presents have hereunto set their hands and seals, the day and year first written.

WITNESSES:

Jenny J. DeBolt
as to all

Thomas Ned Crain
THOMAS NED CRAIN
Cynthia Ann Crain
CYNTHIA ANN CRAIN
John J. DeBolt
FAMILY MOBILE HOMES
BY: Sales Manager

CERTIFICATE OF LOCATION

I HEREBY CERTIFY THAT THE PRECISE PROPERTY ADDRESS IS: 695⁴ BLUE SPRUCE ROAD,
PHILIPSBURG, PA 16866

Jenny J. DeBolt

LEGAL DESCRIPTION

PARCEL # 112-P12-000-00328

ALL THAT CERTAIN PIECE OR LOT OF LAND LOCATED AND SITUATE IN DECATUR TOWNSHIP, CLEARFIELD COUNTY, PA., BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POST ON THE LEGISLATIVE RT 17058 EXTENDING WESTWARD THROUGH THE DAVID GOARHART FARM SIX HUNDRED SEVENTY-SIX (676) FEET WESTWARD FROM CORNER OF ALFRED JOHNSTON'S LOT' THENCE ALONG SAID OLD TOWNSHIP ROAD NORTH 79 DEGREES 30 MINUTEST WEST ONE HUNDRED THIRTY-TWO (132) FEET TO A POST; THENCE NORTH 10 DEGREES 30 MINUTES EAST THREE HUNDRED AND THIRTY (330) FEET TO A POST; THENCE SOUTH 79 DEGREES 32 MINUTES EAST ONE HUNDRED AND THIRTY-TWO (132) FEET TO A POST; THENCE SOUTH 10 DEGREES 30 MINUTES WEST, THREE HUNDRED THIRTY (330) FEET TO THE PLACE OF BEGINNING. CONTAINING ONE (1) ACRE NET.