

07-888-CD
Clfd B&T vs Samuel D. Richards

2007-888-CD
Clfd Bank & Trust vs Samuel Richards

**COURT OF COMMON PLEAS OF CLEARFIELD COUNTY
PENNSYLVANIA**

Clearfield Bank & Trust Company
11 N Second St., P.O. Box 171
Clearfield, PA 16830

CIVIL ACTION

No. 07-888-CD

Type of Case: District Justice

Type of Pleading: _____

VS.

Filed on Behalf of:

Clearfield Bank & Trust Company
Plaintiff

Samuel D. Richards
Defendant

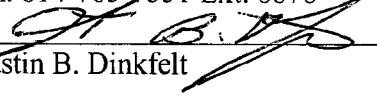
P.O. Box 191
Street Address

Luthersburg, PA 15848
City, State, Zip

Clearfield Bank & Trust Company
Justin B. Dinkfelt, Collector
Filed by

11 N Second St., P.O. Box 171
Clearfield, PA 16830

Ph. 814-765-7551 Ext. 8878


Justin B. Dinkfelt

FILED No CC 
07-03-01 Paff. pd. 00 00
JUN 07 2007
Notice to Def.
William A. Shaw
Prothonotary/Clerk of Courts Statement to Paff

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF: **CLEARFIELD**

Mag. Dist. No.:

46-3-02

MDJ Name: Hon.

RICHARD A. IRELAND
Address: **650 LEONARD ST**
STE 113
CLEARFIELD, PA

Telephone: **(814) 765-5335**

16830

RICHARD A. IRELAND
650 LEONARD ST
STE 113
CLEARFIELD, PA 16830

**NOTICE OF JUDGMENT/TRANSCRIPT
CIVIL CASE**

PLAINTIFF:

CLEARFIELD BANK & TRUST CO
PO BOX 171
CLEARFIELD, PA 16830

NAME and ADDRESS

DEFENDANT:

RICHARDS, SAMUEL D
PO BOX 191
LUTHERSBURG, PA 15848

NAME and ADDRESS

Docket No.: **CV-0000102-07**
Date Filed: **3/15/07**



THIS IS TO NOTIFY YOU THAT:

Judgment: **DEFAULT JUDGMENT PLTF**

(Date of Judgment) **4/23/07**

Judgment was entered for: (Name) **CLEARFIELD BANK & TR, UST CO**

Judgment was entered against: (Name) **RICHARDS, SAMUEL D**
in the amount of \$ **3,706.90**

Defendants are jointly and severally liable.

Damages will be assessed on Date & Time _____

This case dismissed without prejudice.

Amount of Judgment Subject to Attachment/42 Pa.C.S. § 8127
\$ _____

Portion of Judgment for physical damages arising out of
residential lease \$ _____

Amount of Judgment	\$ 3,615.40
Judgment Costs	\$ 91.50
Interest on Judgment	\$.00
Attorney Fees	\$.00
Total	\$ 3,706.90
Post Judgment Credits	\$ _____
Post Judgment Costs	\$ _____
Certified Judgment Total \$ _____	

ANY PARTY HAS THE RIGHT TO APPEAL WITHIN 30 DAYS AFTER THE ENTRY OF JUDGMENT BY FILING A NOTICE OF APPEAL WITH THE PROTHONOTARY/CLERK OF THE COURT OF COMMON PLEAS, CIVIL DIVISION. YOU MUST INCLUDE A COPY OF THIS NOTICE OF JUDGMENT/TRANSCRIPT FORM WITH YOUR NOTICE OF APPEAL.

EXCEPT AS OTHERWISE PROVIDED IN THE RULES OF CIVIL PROCEDURE FOR MAGISTERIAL DISTRICT JUDGES, IF THE JUDGEMENT HOLDER ELECTS TO ENTER THE JUDGMENT IN THE COURT OF COMMON PLEAS, ALL FURTHER PROCESS MUST COME FROM THE COURT OF COMMON PLEAS AND NO FURTHER PROCESS MAY BE ISSUED BY THE MAGISTERIAL DISTRICT JUDGE.

UNLESS THE JUDGMENT IS ENTERED IN THE COURT OF COMMON PLEAS, ANYONE INTERESTED IN THE JUDGMENT MAY FILE A REQUEST FOR ENTRY OF SATISFACTION WITH THE MAGISTERIAL DISTRICT JUDGE IF THE JUDGMENT DEBTOR PAYS IN FULL, SETTLES, OR OTHERWISE COMPLIES WITH THE JUDGMENT.

APR 23 2007 Date

Richard Ireland, Magisterial District Judge

I certify that this is a true and correct copy of the record of the proceedings containing the judgment.

MAY 24 2007 Date

Chad Grele, Magisterial District Judge

My commission expires first Monday of January, **2012**

SEAL

AOPC 315-06

DATE PRINTED: **4/23/07 2:12:00 PM**

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

COPY

**Clearfield Bank & Trust Co.
PO BOX 171
CLEARFIELD PA 16830-0171**

No. 07-888-CD

VS.

**Samuel D. Richards
P.O. Box 191
Luthersburg, PA 15848**

**Notice is given that a JUDGMENT in the above captioned matter
has been entered against you in the amount of \$3,706.90
On June 7, 2007.**

William A. Shaw, Prothonotary
By William A. Shaw
Deputy

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY ,
PENNSYLVANIA
STATEMENT OF JUDGMENT

COPY

Clearfield Bank & Trust Company
Plaintiff(s)

No.: 2007-00888-CD

Real Debt: \$3,706.90

Atty's Comm: \$

Vs.

Costs: \$

Samuel D. Richards
Defendant(s)

Int. From: \$

Entry: \$20.00

Instrument: DJ Judgment

Date of Entry: June 7, 2007

Expires: June 7, 2012

Certified from the record this 7th day of June, 2007.



William A. Shaw, Prothonotary

SIGN BELOW FOR SATISFACTION

Received on _____, _____, of defendant full satisfaction of this Judgment,
Debt, Interest and Costs and Prothonotary is authorized to enter Satisfaction on the same.

Plaintiff/Attorney

**COURT OF COMMON PLEAS OF CLEARFIELD COUNTY
PENNSYLVANIA**

Clearfield Bank & Trust Company
11 N Second St., P.O. Box 171
Clearfield, PA 16830

CIVIL ACTION
No. 2007-00888 CD
Type of Case: District Justice
Type of Pleading: Satisfaction

VS.

Filed on Behalf of:

Clearfield Bank & Trust Company
Plaintiff

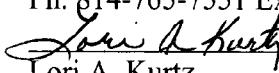
Samuel D. Richards
Defendant

P.O. Box 191
Street Address

Luthersburg, PA 15848
City, State, Zip

Clearfield Bank & Trust Company
Lori A. Kurtz, Collection Manager
Filed by

11 N Second St., P.O. Box 171
Clearfield, PA 16830
Ph. 814-765-7551 Ext. 8825


Lori A. Kurtz

FILED No cc
02/25/08
FEB 08 2008 Piff pd.
7:00

William A. Shaw
Prothonotary/Clerk of Courts


RELEASE FROM JUDGMENT

From: SAMUEL D. RICHARDS

Judgment Dated/Filed: June 7, 2007

To: CLEARFIELD BANK AND
TRUST COMPANY

Docket No.: 2007-00888-CD

**Prothonotary's Office of Clearfield County,
PA**

Debt: \$3,706.90

KNOW ALL MEN BY THESE PRESENTS,

THAT WHEREAS, *SAMUEL D. RICHARDS*, is indebted to Clearfield Bank and Trust Company, P.O. Box 171, 11 North Second Street, Pennsylvania 16830, ("Bank") its successors and assigns, in the amount aforesaid; and

THAT WHEREAS, the said *SAMUEL D. RICHARDS* has requested the said Bank to release the premises hereinafter described, from any encumbrance or lien by operation of said indebtedness:

NOW, THEREFORE, be it known that the said Bank as well in consideration of the premises and of the sum of **ONE AND 00/100 (\$1.00) DOLLAR**, lawful money to it in hand paid by the said *SAMUEL D. RICHARDS* at the time of the execution hereof, the receipt whereof is hereby acknowledged, has remised, released, quit-claimed, exonerated and discharged, and by these presents, does remise, release, quit-claim, exonerate and discharge unto the said *SAMUEL D. RICHARDS* his heirs and assigns,

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

TO HAVE AND TO HOLD, the same, with the appurtenances, unto the said
SAMUEL D. RICHARDS, his heirs and assigns forever freed, exonerated and discharged
of and from the lien of said Judgment, and every part thereof.

PROVIDED, ALWAYS, NEVERTHELESS, that nothing herein contained shall
in anyway affect, alter or diminish the validity of the lien or incumbrance in any way, or
the remedies at law for recovering thereout or against the said **SAMUEL D. RICHARDS**,
his heirs or assigns, the principal sum, with any applicable interest which may accrue.

IN WITNESS WHEREOF, the said Clearfield Bank and Trust Company has
caused its corporate seal to be affixed to this instrument by the hand of its Vice President
Lending Division Manager and the same to be duly attested by its Secretary this 8th
day of February, 2008.

ATTEST:

Lori A. Kusky

CLEARFIELD BANK AND TRUST
COMPANY

By:

Louis Cynkar
Louis Cynkar, Vice President
Lending Division Manager

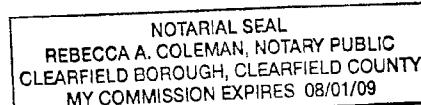
COMMONWEALTH OF PENNSYLVANIA)
) S.S.
COUNTY OF CLEARFIELD)

On this, the 8th day of February, 2008, before me, the undersigned officer, personally appeared **LOUIS CYNKAR**, who acknowledged himself to be the **Vice President Lending Division Manager of Clearfield Bank and Trust Company**, and that he as such officer being authorized to do so, executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

My commission expires:

Rebecca A. Coleman
Notary Public



This Document Was Prepared By:

Alan F. Kirk, Esquire
Babst, Calland, Clements and Zomnir, P.C.
328 Innovation Boulevard, Suite 200
State College, PA 16803
Phone: 814.867.8055/Fax: 814.867.8051

EXHIBIT "A"

ALL that certain tract of land situate in the Township of Girard, County of Clearfield and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at an iron post at the right-of-way line of Highway Route No. 879, leading from LeContes Mills to Clearfield, being the southwestern corner of the premises hereby conveyed marked by an iron post; thence by a line through land of Eva Martell and Calvin Martell, the former grantors, North eighty-seven (87°) degrees East, crossing the driveway reserved, two hundred eighty-seven (287) feet to an iron post in other land of Eva Martell and Calvin Martell; thence by the same south four and one-half (4-1/2°) degrees East twenty-eight (28) feet to an iron post; thence still by same North eighty-six (86°) degrees East one hundred four (104) feet to an iron post in the line of right-of-way abandoned State Highway; thence along said abandoned highway south four (4°) degrees East three hundred sixty-eight (368) feet to an iron post; thence still by the same South four (4°) degrees West, three hundred thirty-eight (338) feet to an iron post; thence South sixty-five (65°) degrees West eighty-three (83) feet to the right-of-way line of Route No. 879 marked by an iron pin; thence along Route No. 879 North twenty-five (25°) degrees West eight hundred fifteen (815) feet to an iron post and place of beginning. **CONTAINING** three and one-half (3-1/2) acres, together with the improvements thereon.

BEING the same premises as were conveyed to Samuel D. Richards and Deborah A. Richards, husband and wife, by Deed of Fred St. Clair and Barbara J. St. Clair, husband and wife, dated July 25, 1995, and entered for record in the Recorder's Office of Clearfield County in Deeds and Records Book Volume 1691, Page 549.

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY ,
PENNSYLVANIA
STATEMENT OF JUDGMENT

Clearfield Bank & Trust Company
Plaintiff(s)

No.: 2007-00888-CD

Real Debt: \$3,706.90

Atty's Comm: \$

Vs.

Costs: \$

Samuel D. Richards
Defendant(s)

Int. From: \$

Entry: \$20.00

Instrument: DJ Judgment

Date of Entry: June 7, 2007

Expires: June 7, 2012

Certified from the record this 7th day of June, 2007.

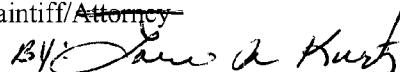


William A. Shaw, Prothonotary

SIGN BELOW FOR SATISFACTION

Received on November 2, 2012, of defendant full satisfaction of this Judgment,
Debt, Interest and Costs and Prothonotary is authorized to enter Satisfaction on the same.

Clearfield Bank & Trust
Plaintiff/Attorney



FILED PHF
NOV 12 2012 Pd. 7.00

William A. Shaw
Prothonotary/Clerk of Courts

Cert. of Sat.
to PHF

60

IN THE COURT OF COMMON PLEAS OF
CLEARFIELD COUNTY, PENNSYLVANIA

CIVIL DIVISION

CERTIFICATE OF SATISFACTION OF JUDGMENT

No.: 2007-00888-CD

Clearfield Bank & Trust Company

Debt: \$3,706.90

Vs.

Atty's Comm.:

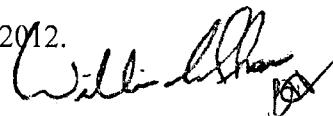
Samuel D. Richards

Interest From:

Cost: \$7.00

NOW, Wednesday, November 14, 2012, directions for satisfaction having been received, and all costs having been paid, SATISFACTION was entered of record.

Certified from the record this 14th day of November, A.D. 2012.



Prothonotary