

08-1725-CD

Dennis Clark vs Donald Beveridge

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

DENNIS J. CLARK AND DESIREE N. SAMANSKY,

Plaintiffs

vs.

DONALD BEVERIDGE,

Defendant

No. 08-1725 -CD

TYPE OF CASE:
Civil Action

TYPE OF PLEADING:
Stipulation Against Liens

FILED ON BEHALF OF:
Plaintiff

COUNSEL OF RECORD FOR
THIS PARTY:
David R. Thompson, Esquire
PO Box 587
Philipsburg PA 16866
(814) 342-4100
Supreme Court ID 73053

FILED

SEP 12 2008

01:45 (✓)
William A. Shaw
Prothonotary/Clerk of Courts

1 COPY TO
ATTN

**COUNSEL OF RECORD FOR
THIS PARTY:**
David R. Thompson, Esquire
PO Box 587
Philipsburg PA 16866
(814) 342-4100
Supreme Court ID 73053

STIPULATION AGAINST LIENS

DENNIS J. CLARK AND DESIREE N. SAMANSKY

Homeowner

In the Court of Common Pleas,
County of

CLEARFIELD, Pennsylvania

vs.

Number _____ Term, 2008

DONALD BEVERIDGE

Contractor

WHEREAS, **DENNIS J. CLARK AND DESIREE N. SAMANSKY**, currently of 39 Douglas Lane, Morrisdale, Pennsylvania, 16858, has contracted with **DONALD BEVERIDGE**, of Hawk Run, Pennsylvania, for the construction of a residential structures upon premises situate in the Township of Morris, Clearfield County, Pennsylvania, bounded and described as follows:

SEE EXHIBIT "A"

NOW, *September 12*, 2008, at the time of and immediately before the execution of the principal contract, and before any authority has been given by the said **DENNIS J. CLARK AND DESIREE N. SAMANSKY**, to the said **DONALD BEVERIDGE**, to commence work on the said building, or purchase materials for the same in consideration of the making of the said contract with **DENNIS J. CLARK AND DESIREE N. SAMANSKY**, and further by, **DONALD BEVERIDGE**, 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 - Dennis J. Clark

Homeowner - Desiree N. Samansky

DONALD BEVERIDGE

Contractor

EXHIBIT "A"

ALL those two certain pieces, parcels or tracts of land, situate in Boggs Township, Clearfield County, Pennsylvania, bounded and described as follows:

THE FIRST THEREOF: FROM Old State Road along line of General Refractories Co., 1,210 feet of land of William T. Meas to a post on the western corner to the place of beginning of the above-mentioned deed from the above-mentioned post along the General Refractories line a distance of 1400 feet 84-2 eleventh perches, to a post along General Refractories line, turn northerly direction along William T. Meas land to Howard Dunlaps line a distance of 1358 feet 82 ½ perches to a maple stump a distance of 305 feet from the corner of Howard Dunlap & William T. Meas corner of land formerly of Effie Quick, beginning at the above-mentioned maple stump along Howard Dunlap line and also along Mary & Charley Wolf better known as the Archie Shaw line in a westerly direction, 2312 feet 140 perches to a post of land of William T. Meas and turn southern direction along line of William T. Meas a distance of 1305 feet 79 perches to the place of beginning, containing 55 acres, more or less.

THE SECOND THEREOF: BEGINNING at a corner of land formerly of James Shimmel; thence East along line of Knepp fifty (50') feet to a point; thence South fourteen hundred thirty-five and one-half (1435 ½) feet to a point in line of James H. Turner; thence West fifty (50') feet; thence North fourteen hundred thirty-five and one-half (1435 ½) feet to the place of beginning. The same being a fifty (50) foot wide strip of land along the westerly edge of a larger parcel of land acquired by prior Grantor by will of Howard Dunlap, deceased. The said Howard Dunlap have acquired title by deed of Cora Painter dated September 11, 1925 and recorded in Deed Book 275 at Page 327, Clearfield County Record.

BEING further identified as Clearfield County Tax Parcel No. 105-o10-45 as shown on the assessment map in the records of Clearfield County, PA.