

08-1914-CD  
Ronald Blake al vs Youngkin Constr.

**WAIVER OF LIENS**  
**Stipulation Against Liens**

**FILED**

OCT 08 2008

m/11:55/aw  
William A. Shaw  
Prothonotary/Clerk of Courts  
No. c/c

RONALD E. BLAKE and NICOLE-L. BLAKE  
Owner

In the Court of Common Pleas of  
Clearfield County, Pennsylvania  
Civil Action - Law

vs.

YOUNGKIN CONSTRUCTION  
Contractor

2008-1914-CD  
Number \_\_\_\_\_ Term 20 \_\_\_\_\_

**WHEREAS**, Ronald E. and Nicole L. Blake, owners, entered into a contract with Family Mobile Homes, Inc., to provide materials and perform labor necessary for construction of stoop and steps, utilities hookup, electrical service, excavating and driveway, and foundation work upon land being more fully described as follows:

ALL those two certain pieces or parcels of land situated in the Township of Woodward, County of Clearfield, Commonwealth of Pennsylvania bounded and described as follows:

The first thereof:

BEGINNING at a 3/4" rebar (set) at the intersection of the southern right-of-way line of Hannah Street, also known as Pennsylvania State Route SR-0053, (being a fifty (50) foot right-of-way), with the western right-of-way line of an unnamed alley, unopened, (being a twenty (20) foot right-of-way), said point of beginning being the northeast corner of the parcel herein conveyed and running; thence along the western right-of-way line of the unnamed alley South six (06) degrees forty-seven (47') minutes nine (09'') seconds West a distance of one hundred fifty and four hundredths (150.04) feet to a 3/4" rebar (set), said rebar being on the northern right-of-way of an unnamed alley; thence along the northern right-of-way of the unnamed alley North eighty-five (85) degrees seven (07') minutes forty (40'') seconds West a distance of fifty-five and seventy-eight hundredths (55.78) feet to a pole (found), said pole being at the southeast corner of lands of William H. and Pamela J. Moyer as described in Deed Book 1825, page 273; thence along the eastern line of lands of William H. and Pamela J. Moyer North five (05) degrees forty-eight (48') minutes thirty-two (32'') seconds East a distance of one hundred forty-nine and ninety-four hundredths (149.94) feet to a 1" pipe (found), said pipe being on the southern right-of-way line of the aforementioned Hannah Street; thence along the southern right-of-way line of Hannah Street South eighty-five (85) degrees nine (09') minutes thirty-eight (38'') seconds East a distance of fifty-eight and thirty-four hundredths (58.34) feet a 3/4" rebar (set) and place of beginning.

The second thereof:

BEGINNING at a 3/4" rebar (set) at the intersection of the southern right-of-way line of Hannah Street, also known as Pennsylvania State Route SR-0053, (being a fifty (50) foot right-of-way), with the western right-of-way line of an unnamed alley or street, unopened, (being a fifty (50) foot right-of-way), said point of beginning being the northeast corner of the parcel herein conveyed and running; thence along the western right-of-way line of the unnamed alley or street South six (06) degrees forty-seven (47') minutes nine (09'') seconds West a distance of one hundred fifty and thirteen hundredths (150.13) feet to a 3/4" rebar (set), said rebar being on the northern right-of-way line of an unnamed alley (being a twenty (20) foot right-of-way); thence along the northern right-of-way of an unnamed alley North eighty-five (85) degrees seven (07') minutes forty (40'') seconds West a distance of one hundred fifty and eight hundredths (150.08) feet to a 3/4" rebar (set), said rebar being at the intersection of two unnamed alleys (both being a twenty (20) foot right-of-way); thence along the eastern right-of-way of an unnamed alley North six (06) degrees forty-seven (47') minutes nine (09'') seconds East a distance of one hundred fifty and five hundredths (150.05) feet to a 3/4" rebar (set), said rebar being on the southern right-of-way line of the aforementioned Hannah Street; thence along the southern right-of-way of Hannah Street South eighty-five (85) degrees nine (09') minutes thirty-eight (38'') seconds East a distance of one hundred fifty and nine hundredths (150.09) feet to a 3/4" rebar (set) and place of beginning.

Being a portion of Clearfield County Parcel Number 130-M14-410-41.

**NOW, THEREFORE**, it is hereby stipulated and agreed by and between the parties, as part of the Contract and for the consideration therein set forth, that neither the undersigned contractor, any subcontractor or material man, nor any other person furnishing labor or materials to the contractor under the Contract may file a lien, commonly called a mechanics' lien, for work done or materials furnished to the said building(s) or any part thereof.

This stipulation is made and intended to be filed with the County Prothonotary for the County of Clearfield, Commonwealth of Pennsylvania in accordance with the requirements of Section 402 of the Mechanics' Lien Law of 1963, codified at 49 P.S. Sec. 1402 (Purdon 1965), of the Commonwealth of Pennsylvania in such case provided.

**IN WITNESS WHEREOF**, the parties hereto, intending to be legally bound, have set their hands and seals this 12<sup>th</sup> day September, 2008.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness

Richard E. Bell  
Owner

Richard E. Blubaugh  
Owner

by: Richard E. Blubaugh  
Contractor

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