

PROMULGATED BY THE TEXAS ASSOCIATION OF BUILDERS (TAB)

CONDITIONAL WAIVER AND RELEASE ON PROGRESS PAYMENT

CONCERNING THE PROPERTY AT
11 RIVER RUN, City of the Hills
Project: 11 RIVER RUN Job No. H11RIVER

On receipt by the signer of this document of a check from Fantastic Builders, Inc. in the sum of \$6,157.42 payable to Arroyo Framing, Inc. and when the check has been properly endorsed and has been paid by the bank on which it is drawn, this document becomes effective to release any mechanic's lien right, any right arising from a payment bond that complies with a state or federal statute, any common law payment bond right, any claim for payment, and any rights under any similar ordinance, rule or statute related to claim or payment rights for persons in the signer's position that the signer has on the property of Jack and Jill Brown located at 11 RIVER RUN, City of the Hills, TX to the extent of the detail below.

This release covers a progress payment for all labor, services, equipment, or materials furnished to the property or to Fantastic Builders, Inc. as indicated in the detail below or progress payment request(s), except for retention, pending modifications and changes, or other items furnished.

Before any recipient of this document relies on this document, the recipient should verify evidence of payment to the signer.

The signer warrants that the signer has already paid or will use the funds received from the progress payment to promptly pay in full all of the signer's laborers, subcontractors, materialmen, and suppliers for all work, materials, equipment, or services provided for or to the above referenced project in regard to the Detail below or progress payment request(s).

Date

Arroyo Framing, Inc.

By _____(Signature)

Title _____

(Required Notary Acknowledgement On Next Page)

STATE OF TEXAS
COUNTY OF TRAVIS

This instrument was acknowledged before me on the ____ day of _____, 20____, by
_____(name), _____(title). on behalf of
_____(Company name).

[Seal]

Notary Public in and for the State of Texas

My Commission Expires:_____