

ACCOUNT SUMMARY AND PARTIAL LIEN RELEASE

KNOW ALL MEN BY THESE PRESENTS:

The Undersigned, for and in consideration of sums to be paid, but not yet paid, does hereby release its lien in the amount stated herein on line Three (3) of the account summary listed below, subject to the conditions below for labor, services and or materials furnished for improvement of the following described property:

(Property description)

This is a Partial Waiver and Release of Lien by the undersigned given pursuant to 713, Florida Statutes, for the sole purpose of releasing its lien rights in the amount stated in the account summary below, and does not waive or release any lien rights in excess of the summary. This Partial Release of Lien is conditioned upon payment of the aforesaid Line (3) amount by check or draft.

Dated this _____ day of _____, 19__.

ACCOUNT SUMMARY

Line 1) Contract or Account amount:	\$ _____	This is the actual contract or account total for the project including any + or - modifications
Line 2) Previous Payments:	\$ _____	This is the total of all previous payments and is completely released
Line 3) Request of Current Payment:	\$ _____	This is the current amount due and release is conditioned upon payment being received
Line 4) Balance to Finish:	\$ _____	This is the contract or account amount remaining unfinished, unpaid or unsupplied

INSTRUCTION TO RECIPIENT

This form is used to insure that payments made to a contractor, when such payments include amounts to be paid to others for services or supplies that were part of the property improvements, are properly disbursed. The disbursements may be verified by checking that line Two (2) of this form is the sum of Lines Two (2) and Three (3) from the previous form. This will verify that previous amount collected by the contractor, on behalf of the Grantor, have been conveyed.

GRANTOR:

By: _____ (*signature of person preparing the release for the firm*)
 Title: _____ (*Title of person signing release for the firm*)
 Firm: _____ (*Name of the firm granting the release*)
 Address: _____ (*Address of firm granting the release*)

The foregoing party whom granted this Partial Release of Lien acknowledged it to be true and correct, and attested that he/she is a duly authorized agent for the firm.

Sworn to and subscribed before me this _____ day of _____, 19__.

_____ Notary Public, State of Florida at Large.

_____ is / is not known personally to me and did / did not take an oath. Type of identification produced: _____ . My commission expires: _____

(seal)