

Partial Release of Mechanics' Lien

Instructions

1) Who may serve:

Any Mechanics' Lien claimant may execute the partial release when they have been given a partial payment against the original recorded Mechanics' Lien.

2) When and How to Prepare Form:

There is no requirement on when to record this partial release. The partial release must be recorded in the same county as the original Mechanics' Lien.

3) Balance due on Mechanics' Lien

The partial release does not release the remaining balance due on the original Mechanics Lien.

4) Time to sue on Mechanics' Lien

The partial release does not extend the time to file suit on the original Mechanics' Lien. (See CC Sec.3144)

RECORDING REQUESTED BY
WHEN RECORDED MAIL TO

**Your Company Name
and Address**

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

Partial Release of Mechanics' Lien

The undersigned, **Your Company Name**, does hereby partially release that certain Mechanics' Lien, dated the 1 day of 1, and recorded as instrument No. 2 on the 3 day of 3 in Book _____ Page _____, of Official Records, of **County of Jobsite** County, and in which Mechanics' Lien **Owner(s)/Tenants** is/are named as the reputed owner(s) of the property described in said lien, and **Your Customer**

is named as person or company by whom claimant was employed or to whom claimant furnished labor, services, equipment or materials, and does hereby partially release the premises described therein from the said claim of lien as hereinafter set forth, which premises are described as follows:

STREET ADDRESS: _____ **Description of Jobsite**

LEGAL DESCRIPTION: _____

This Release is a partial release only by reason of the fact that the undersigned has not been paid in full. The original amount of the Mechanics' Lien herein referred to was in the sum of \$ 4. There has been paid on account thereof the sum of \$ 5, leaving a balance now presently due, owing and unpaid to the undersigned in the sum of \$ 6. Said Mechanics' Lien shall remain in full force and effect for the balance due the undersigned in the sum of \$ 6.

Date: **Date executed** Name of Claimant: **Your Company Name**
By: **Your Signature**
Official Capacity of Signatory

CERTIFICATE OF ACKNOWLEDGMENT

State of California, County of **County were document was executed** CAPACITY CLAIMED BY SIGNER

On **Date Partial Release was executed** before me, **Notary Name**, a notary public, personally appeared **Name of Signatory**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

INDIVIDUAL
 CORPORATE OFFICER(S)
Titles: _____
 PARTNER(S)
 LIMITED
 GENERAL
 ATTORNEY-IN-FACT
 TRUSTEE(S)
 GUARDIAN/CONSERVATOR
 OTHER: _____

WITNESS my hand and official seal. **Notary Seal**

SIGNER IS REPRESENTING:
Names of person(s) or entity(ies)
Your Company Name

Signature **Signature of Notary** Seal

1) Date and Year Original Mechanics' Lien was executed

2) Recorded Number of Original Mechanics Lien

3) Date and Year Original Mechanics' Lien was recorded

4) Original Mechanics' Lien Dollar Amount

5) Amount Paid on Original Mechanics Lien

6) Balance still owed from original Mechanics Lien

