

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL

No. 2876 Session of
2002

INTRODUCED BY LYNCH, OCTOBER 1, 2002

AS AMENDED ON THIRD CONSIDERATION, HOUSE OF REPRESENTATIVES,
NOVEMBER 19, 2002

AN ACT

1 Authorizing and directing the Department of General Services,
2 with the approval of the Governor, to grant and convey to
3 Warren County Conservation District certain lands situate in
4 the Township of Glade, Warren County, Pennsylvania; <—
5 AUTHORIZING AND DIRECTING THE DEPARTMENT OF GENERAL SERVICES,
6 WITH THE APPROVAL OF THE DEPARTMENT OF PUBLIC WELFARE AND THE
7 GOVERNOR, TO GRANT AND CONVEY TO WARREN COUNTY, CERTAIN LANDS
8 SITUATE IN THE TOWNSHIP OF CONEWANGO, WARREN COUNTY,
9 PENNSYLVANIA; AND AUTHORIZING AND DIRECTING THE REMOVAL OF
10 THE USE RESTRICTION AND REVERSIONARY COVENANT PLACED ON THE
11 REAL ESTATE PREVIOUSLY CONVEYED TO WARREN COUNTY AND IMPOSING
12 OTHER RESTRICTIONS ON SAID WARREN COUNTY PROPERTY, SITUATE IN
13 THE TOWNSHIP OF BROKENSTRAW, WARREN COUNTY.

14 The General Assembly of the Commonwealth of Pennsylvania
15 hereby enacts as follows:

16 ~~Section 1. The Department of General Services, with the~~ <—

17 SECTION 1. GLADE TOWNSHIP, WARREN COUNTY. <—

18 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
19 THE approval of the Governor, is authorized and directed on
20 behalf of the Commonwealth of Pennsylvania to grant and convey
21 to Warren County Conservation District, 347.74 acres of land and
22 buildings, more or less, as described in ~~section 2~~ SUBSECTION <—

1 (B), for fair consideration equal to fair market value as
2 determined by an independent appraisal and for other good and
3 valuable consideration.

4 ~~Section 2. The property to be conveyed pursuant to section 1~~ <—

5 (B) DESCRIPTION.--THE PROPERTY TO BE CONVEYED PURSUANT TO <—
6 SUBSECTION (A) consists of:

7 ALL THAT CERTAIN tract of land referred to as the Hatch Run
8 property, situate in the Township of Glade, Warren County, and
9 Commonwealth of Pennsylvania, bounded and described as follows,
10 to wit:

11 Beginning at a point in the intersection of Conewango Avenue
12 Extension and Hatch Run Road, said point being that of Warren
13 State Hospital Tract No. 2 survey; Thence by Conewango Avenue
14 Extension North 0 degrees 19 minutes 07 seconds East 597.96 feet
15 to a point in said road; Thence by land of PennDOT North 81
16 degrees 06 minutes 21 seconds East 800 feet to an iron pin;
17 Thence North 1 degree 28 minutes 51 seconds East 570 feet to an
18 iron pin; Thence by lands of North, Dean, Bishop, Carlson, and
19 Mader North 81 degrees 06 minutes 21 seconds East 4386.27 feet
20 to an iron pipe; Thence North 3 degrees 02 minutes 58 seconds
21 West 333.43 feet to an iron pin; thence by land of Collins Pine
22 Company South 88 degrees 30 minutes 57 seconds East 2689.5 feet
23 to an iron pin; Thence South 1 degree 37 minutes 26 seconds West
24 3083.88 feet to an iron pipe; Thence by lands of Schuler,
25 Stroup, and Weirich North 88 degrees 35 minutes 48 seconds West
26 1847.09 feet to an iron pin; Thence by land of Mickle North 70
27 degrees 00 minutes 00 seconds West 396 feet to an iron pin;
28 Thence by lands of Walstrom North 7 degrees 52 minutes 19
29 seconds West 1026.92 feet to an iron pin; Thence South 79
30 degrees 43 minutes 59 seconds West 364.56 feet to an iron pin;

1 Thence South 17 degrees 43 minutes 07 seconds West 817.85 feet
2 to a point in the intersection of Hatch Run Road and the
3 Woodchuck Farm Road; Thence by Hatch Run Road North 80 degrees
4 23 minutes 11 seconds West 176.82 feet; Thence North 74 degrees
5 51 minutes 11 seconds West 568.21 feet; Thence North 78 degrees
6 43 minutes 34 seconds West 96.23 feet; Thence North 86 degrees
7 35 minutes 43 seconds West 224.13 feet; Thence South 83 degrees
8 25 minutes 09 seconds West 164.17 feet; Thence South 78 degrees
9 30 minutes 30 seconds West 896.18 feet; Thence South 85 degrees
10 10 minutes 39 seconds West 160.68 feet; Thence North 83 degrees
11 30 minutes 49 seconds West 167.67 feet; Thence North 68 degrees
12 40 minutes 50 seconds West 257.35 feet; Thence North 60 degrees
13 08 minutes 02 seconds West 310.74 feet; Thence North 65 degrees
14 47 minutes 48 seconds West 216 feet; Thence North 75 degrees 22
15 minutes 16 seconds West 85.56 feet; Thence North 81 degrees 55
16 minutes 46 seconds West 106.08 feet; Thence North 85 degrees 54
17 minutes 09 seconds West 1459.28 feet; to the Point of Beginning.
18 Containing approximately 347.74 acres.

19 LESS AND EXCEPTING all that certain parcel of land situate in
20 Glade Township, Warren County, Warren, Pennsylvania, herein
21 being bounded and described as follows: Commencing at the
22 centerline intersection of Conewango Avenue Extension (State
23 Route 1011) and Hatch Run Road (State Route 1008); Thence South
24 85 degrees 51 minutes 15 seconds East, along the center line of
25 Hatch Run Road, a distance of 1510.23 feet to a point, said pipe
26 marking the point of beginning; Thence North 11 degrees 18
27 minutes 29 seconds East, a distance of 25.07 feet to a set 1
28 inch iron pipe on the Northerly right-of-way line of Hatch Run
29 Road; Thence continuing North 11 degrees 18 minutes 29 seconds
30 East, a distance of 391.46 feet to a set 1 " pipe; Thence

1 continuing by the following courses, severing the subject parcel
2 from other portions of the Warren State Hospital Tract No. 3:
3 North 6 degrees 57 minutes 15 seconds East, a distance of 544.65
4 feet to a set 1 inch iron pipe; Thence North 81 degrees 6
5 minutes 21 seconds East a distance of 1149.05 feet to a set 1
6 inch iron pipe; Thence South 12 degrees 15 minutes 52 seconds
7 West, a distance of 1521.12 feet to a set 1 " iron pipe on the
8 Northerly right-of-way line of Hatch Run Road; Thence continuing
9 South 12 degrees 15 minutes 52 seconds West, a distance of 25.25
10 feet to a point in the center line of Hatch Run Road; Thence
11 along a curve of the center line of Hatch Run Road, having a
12 chord bearing North 72 degrees 8 minutes 19 seconds West, a
13 chord length of 380.08 feet, and a radius of 850 feet to a
14 point; Thence North 60 degrees 10 minutes 57 seconds West, along
15 the center line of Hatch Run Road, a distance of 312.63 feet to
16 a point; Thence along a curve of the centerline of Hatch Run
17 Road, having a chord bearing North 70 degrees 44 minutes 18
18 seconds West, a chord length of 340.43 feet, and a radius of 850
19 feet, to a point, said pipe being the point of beginning.
20 Containing an area of 1,306,800 square feet or approximately 30
21 acres of land that was conveyed to the Glade Township Volunteer
22 Fire Department, Inc. on October 25, 1995:

23 LESS AND EXCEPTING all that certain parcel of land situate in
24 Glade Township, Warren County, Warren, Pennsylvania, herein
25 being bounded and described as follows: Commencing at a set 1/2"
26 rebar located at the intersection of the Westerly right-of-way
27 of Conewango Avenue Extension and the Northerly right-of-way of
28 Hatch Run Road, said rebar being the Point of Beginning; Thence
29 North 00 degrees 40 minutes 48 seconds East a distance of 566.06
30 feet along the Westerly right-of-way of Conewango Avenue

1 Extension to a set 1/2" rebar; Thence North 81 degrees 06
2 minutes 21 seconds East a distance of 261.06 feet along lands of
3 The Commonwealth of Pennsylvania to a set 1/2" rebar; Thence
4 South 00 degrees 40 minutes 48 seconds West a distance of 619.63
5 feet severing lands of The Commonwealth of Pennsylvania to a set
6 1/2" rebar; Thence North 85 degrees 39 minutes 42 seconds West a
7 distance of 141.46 feet along the Northerly right-of-way of
8 Hatch Run Road to a set 1/2" rebar; Thence South 04 degrees 20
9 minutes 18 seconds West a distance of 5.00 feet along the
10 Northerly right-of-way of Hatch Run Road to a set 1/2" rebar;
11 Thence North 86 degrees 18 minutes 06 seconds West a distance of
12 116.09 feet along the Northerly right-of-way of Hatch Run Road
13 to a set 1/2" rebar, said rebar being the Point of Beginning.
14 Containing 152,460 square feet or approximately 3.5 acres that
15 was conveyed to Warren County Conservation District on April 5,
16 2001.

17 ~~Section 3.~~ The (C) EASEMENTS.--THE conveyance shall be made <—
18 under and subject to all lawful and enforceable easements,
19 servitudes and rights of others, including but not confined to
20 streets, roadways and rights of any telephone, telegraph, water,
21 electric, gas or pipeline companies, as well as under and
22 subject to any lawful and enforceable estates or tenancies
23 vested in third persons appearing of record, for any portion of
24 the land or improvements erected thereon.

25 ~~Section 4.~~ The (D) EXECUTION.--THE deed of conveyance shall <—
26 be by Special Warranty Deed and shall be executed by the
27 Secretary of General Services in the name of the Commonwealth of
28 Pennsylvania. The deed shall contain a clause that the land
29 herein conveyed shall be used for open space or agricultural
30 purposes and soil conservation programs. The deed shall also

1 contain a clause expressly excepting and reserving to Seller all
2 oil, gas, mineral and gravel rights in accordance with section
3 2405-A(6) of the act of April 9, 1929 (P.L.177, No.175), known
4 as The Administrative Code of 1929.

5 ~~Section 5. Costs~~ (E) COSTS AND FEES.--COSTS and fees <—
6 incidental to this conveyance shall be borne by the Grantee.

7 ~~Section 6. This act shall take effect immediately.~~ <—

8 SECTION 2. CONEWANGO TOWNSHIP, WARREN COUNTY. <—

9 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
10 THE APPROVAL OF THE DEPARTMENT OF PUBLIC WELFARE, AND THE
11 GOVERNOR, IS HEREBY AUTHORIZED AND DIRECTED ON BEHALF OF THE
12 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO WARREN
13 COUNTY, 29.6513 ACRES OF LAND AND BUILDINGS, MORE OR LESS, AS
14 DESCRIBED IN SUBSECTION (B) FOR FAIR MARKET VALUE AS DETERMINED
15 BY AN INDEPENDENT APPRAISAL.

16 (B) DESCRIPTION.--THE PROPERTY TO BE CONVEYED PURSUANT TO
17 SUBSECTION (A) CONSISTS OF:

18 ALL THAT CERTAIN TRACT OF LAND SITUATE IN THE TOWNSHIP OF
19 CONEWANGO, WARREN COUNTY, AND COMMONWEALTH OF PENNSYLVANIA,
20 BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

21 BEGINNING AT AN EXISTING REBAR AND CAP AT THE SOUTHEAST
22 CORNER OF LANDS NOW OR FORMERLY OF THE NORTH WARREN MUNICIPAL
23 AUTHORITY IN THE WESTERLY RIGHT-OF-WAY LINE OF U.S. ROUTE 62;

24 THENCE; SOUTH 17 DEGREES 59 MINUTES 20 SECONDS WEST, ALONG
25 SAID RIGHT-OF-WAY LINE A DISTANCE OF 865.01 FEET TO A POINT;

26 THENCE; CONTINUING ALONG SAID RIGHT-OF-WAY, SOUTH 71 DEGREES
27 40 MINUTES 48 SECONDS EAST, A DISTANCE OF 25.00 FEET TO A POINT;

28 THENCE; CONTINUING ALONG SAID RIGHT-OF-WAY LINE SOUTH 18
29 DEGREES 19 MINUTES 23 SECONDS WEST, A DISTANCE OF 685.00 FEET TO
30 A POINT;

1 THENCE; CONTINUING ALONG SAID RIGHT-OF-WAY LINE, SOUTH 33
2 DEGREES 23 MINUTES 42 SECONDS WEST, A DISTANCE OF 80.19 FEET TO
3 A POINT;

4 THENCE; NORTH 80 DEGREES 08 MINUTES 11 SECONDS WEST, SEVERING
5 THE LANDS OF THE GRANTOR HEREIN A DISTANCE OF 104.60 FEET TO A
6 POINT;

7 THENCE; CONTINUING TO SEVER SAID LANDS, NORTH 55 DEGREES 43
8 MINUTES 31 SECONDS WEST, A DISTANCE OF 118.17 FEET TO A POINT;

9 THENCE; CONTINUING TO SEVER SAID LANDS, NORTH 23 DEGREES 48
10 MINUTES 25 SECONDS WEST, A DISTANCE OF 120.87 FEET TO A POINT;

11 THENCE; CONTINUING TO SEVER SAID LANDS, SOUTH 89 DEGREES 48
12 MINUTES 38 SECONDS WEST, A DISTANCE OF 679.09 FEET TO A POINT;

13 THENCE; CONTINUING TO SEVER SAID LANDS, NORTH 00 DEGREES 46
14 MINUTES 46 SECONDS WEST A DISTANCE OF 274.14 FEET TO A POINT;

15 THENCE; CONTINUING TO SEVER SAID LANDS, NORTH 39 DEGREES 59
16 MINUTES 39 SECONDS EAST, A DISTANCE OF 670.00 FEET TO A POINT

17 THENCE; NORTH 19 DEGREES 01 MINUTES 34 SECONDS EAST, A
18 DISTANCE OF 597.06 FEET TO A REBAR AND CAP AT THE SOUTHWEST
19 CORNER OF LANDS NOW OR FORMERLY OF THE NORTH WARREN MUNICIPAL
20 AUTHORITY;

21 THENCE; NORTH 89 DEGREES 46 MINUTES 38 SECONDS EAST, ALONG
22 THE AFOREMENTIONED LANDS A DISTANCE OF 809.95 FEET TO THE POINT
23 OF BEGINNING.

24 CONTAINING 29.6513 ACRES OF LAND, MORE OR LESS.

25 (C) EASEMENTS.--THE CONVEYANCE SHALL BE MADE UNDER AND
26 SUBJECT TO ALL LAWFUL AND ENFORCEABLE EASEMENTS, SERVITUDES AND
27 RIGHTS OF OTHERS, INCLUDING BUT NOT CONFINED TO STREETS,
28 ROADWAYS AND RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER,
29 ELECTRIC, GAS OR PIPELINE COMPANIES, AS WELL AS UNDER AND
30 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES

1 VESTED IN THIRD PERSONS APPEARING OF RECORD, FOR ANY PORTION OF
2 THE LAND OR IMPROVEMENTS ERECTED THEREON.

3 (D) PURCHASE AGREEMENT CONDITIONS.--WARREN COUNTY SHALL
4 RELOCATE ALL COMMONWEALTH OWNED UTILITY LINES AND REPLACE ANY
5 STORAGE SPACE ON THE PREMISES UTILIZED BY THE COMMONWEALTH IN
6 ACCORDANCE WITH A PURCHASE AGREEMENT BETWEEN THE COMMONWEALTH
7 AND WARREN COUNTY.

8 (E) EXECUTION.--THE DEED OF CONVEYANCE SHALL BE BY SPECIAL
9 WARRANTY DEED AND SHALL BE EXECUTED BY THE SECRETARY OF GENERAL
10 SERVICES IN THE NAME OF THE COMMONWEALTH OF PENNSYLVANIA.

11 (F) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THIS
12 CONVEYANCE SHALL BE BORNE BY THE GRANTEE.

13 SECTION 3. WARREN COUNTY; RELEASE OF RESTRICTIONS; IMPOSITION
14 OF NEW RESTRICTIONS.

15 (A) AUTHORIZATION.--THE GENERAL ASSEMBLY HEREBY AUTHORIZES
16 THE RELEASE AND/OR REMOVAL OF THE OPEN SPACE OR AGRICULTURAL
17 PURPOSES USE RESTRICTION AND REVERSIONARY COVENANT IMPOSED BY
18 SECTION 7(D)(2) OF THE ACT OF DECEMBER 20, 2000 (P.L.699,
19 NO.96), ENTITLED "AN ACT AUTHORIZING THE DEPARTMENT OF GENERAL
20 SERVICES, WITH THE APPROVAL OF THE GOVERNOR, TO GRANT AND CONVEY
21 TO STEPPING STONE COUNSELING AND EDUCATION SERVICES, INC.,
22 CERTAIN LANDS AND BUILDING SITUATE IN THE CITY OF YORK, YORK
23 COUNTY, PENNSYLVANIA; AUTHORIZING AND DIRECTING THE DEPARTMENT
24 OF GENERAL SERVICES, WITH THE APPROVAL OF THE GOVERNOR AND
25 DEPARTMENT OF TRANSPORTATION, TO SELL AND CONVEY TO THE BOROUGH
26 OF HOLLIDAYSBURG CERTAIN LAND SITUATE IN THE BOROUGH OF
27 HOLLIDAYSBURG, BLAIR COUNTY, PENNSYLVANIA; AUTHORIZING THE
28 DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF THE
29 GOVERNOR, TO CONVEY A TRACT OF LAND IN THE BOROUGH OF
30 SELINSGROVE, SNYDER COUNTY, TO THE EASTERN SNYDER COUNTY

1 REGIONAL AUTHORITY IN EXCHANGE FOR ANOTHER TRACT OF LAND IN THE
2 BOROUGH OF SELINSGROVE, SNYDER COUNTY; AUTHORIZING AND DIRECTING
3 THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF THE
4 GOVERNOR, TO GRANT AND CONVEY TO SNYDER COUNTY CERTAIN LANDS
5 SITUATE IN PENN TOWNSHIP; GRANT AND CONVEY TO WARREN COUNTY
6 CERTAIN LANDS SITUATE IN CONEWANGO TOWNSHIP, WARREN COUNTY,
7 PENNSYLVANIA; AUTHORIZING AND DIRECTING THE DEPARTMENT OF
8 GENERAL SERVICES, WITH THE APPROVAL OF THE GOVERNOR, TO CONVEY
9 TO THE POCONO MOUNTAINS MUNICIPAL AIRPORT AUTHORITY CERTAIN
10 PROPERTY LOCATED IN COOLBAUGH TOWNSHIP, MONROE COUNTY, WHICH IS
11 PART OF THE FACILITY FORMERLY KNOWN AS THE MOUNT POCONO AIRPORT,
12 AND NOW KNOWN AS THE POCONO MOUNTAINS MUNICIPAL AIRPORT; GRANT
13 AND CONVEY TO WARREN COUNTY CERTAIN LANDS SITUATE IN CONEWANGO
14 TOWNSHIP, WARREN COUNTY, PENNSYLVANIA; AUTHORIZING AND DIRECTING
15 THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF THE
16 DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES AND THE
17 GOVERNOR, TO CONVEY TO HARTLEY TOWNSHIP 1.308 ACRES OF LAND
18 SITUATE IN HARTLEY TOWNSHIP, UNION COUNTY, PENNSYLVANIA; AND
19 MAKING A REPEAL," ON LANDS DESCRIBED IN SUBSECTION (B), IN
20 CONSIDERATION FOR THE IMPOSITION OF AN OPEN SPACE OR
21 AGRICULTURAL PURPOSE USE RESTRICTION AND REVERSIONARY COVENANT
22 UPON LANDS DESCRIBED IN SUBSECTION (C).

23 (B) DESCRIPTION OF LAND TO BE RELEASED FROM RESTRICTIONS.--
24 THE PROPERTY TO BE RELEASED FROM THE OPEN SPACE OR AGRICULTURAL
25 USES IS AS FOLLOWS:

26 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN CONEWANGO
27 TOWNSHIP, WARREN COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED AS
28 FOLLOWS:

29 BEGINNING AT THE POINT OF INTERSECTION OF THE NORTHERLY
30 RIGHT-OF-WAY LINE OF JACKSON RUN ROAD WITH THE NORTHWESTERLY

1 RIGHT-OF-WAY OF MARKET STREET EXTENSION (ROUTE 62);
2 THENCE NORTH 39 DEGREES 12 MINUTES 07 SECONDS WEST ALONG SAID
3 NORTHERLY RIGHT-OF-WAY LINE OF JACKSON RUN ROAD A DISTANCE OF
4 213.40 FEET TO A POINT OF CURVATURE;
5 THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE
6 ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A
7 CENTRAL ANGLE OF 12 DEGREES 04 MINUTES 30 SECONDS, A RADIUS OF
8 980.37 FEET, A DISTANCE OF 206.61 FEET TO A POINT OF TANGENCY;
9 THENCE NORTH 51 DEGREES 16 MINUTES 37 SECONDS WEST ALONG SAID
10 RIGHT-OF-WAY LINE A DISTANCE OF 443.73 FEET TO A POINT OF
11 CURVATURE;
12 THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE
13 ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A
14 CENTRAL ANGLE OF 15 DEGREES 43 MINUTES 30 SECONDS, A RADIUS OF
15 1067.14 FEET, A DISTANCE OF 392.88 FEET TO A POINT OF TANGENCY;
16 THENCE NORTH 67 DEGREES 00 MINUTES 07 SECONDS WEST ALONG SAID
17 NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 120.76 FEET TO THE
18 EASTERLY LINE OF THE WARREN STATE HOSPITAL CEMETERY;
19 THENCE NORTH 27 DEGREES 08 MINUTES 51 SECONDS EAST ALONG THE
20 SAID EASTERLY LINE OF THE CEMETERY A DISTANCE OF 390.10 FEET;
21 THENCE NORTH 86 DEGREES 20 MINUTES 58 SECONDS EAST A DISTANCE
22 OF 92.88 FEET;
23 THENCE NORTH 51 DEGREES 19 MINUTES 50 SECONDS EAST A DISTANCE
24 OF 228.53 FEET;
25 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE
26 OF 679.09 FEET;
27 THENCE SOUTH 23 DEGREES 37 MINUTES 03 SECONDS EAST A DISTANCE
28 OF 120.87 FEET;
29 THENCE SOUTH 55 DEGREES 32 MINUTES 09 SECONDS EAST A DISTANCE
30 OF 118.17 FEET;

1 THENCE SOUTH 79 DEGREES 56 MINUTES 49 SECONDS EAST A DISTANCE
2 OF 104.60 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF
3 SAID MARKET STREET EXTENSION;

4 THENCE SOUTH 33 DEGREES 13 MINUTES 34 SECONDS WEST ALONG SAID
5 WESTERLY RIGHT-OF-WAY A DISTANCE OF 75.20 FEET;

6 THENCE SOUTH 18 DEGREES 17 MINUTES 41 SECONDS WEST ALONG SAID
7 RIGHT-OF-WAY A DISTANCE OF 200.00 FEET;

8 THENCE SOUTH 15 DEGREES 34 MINUTES 55 SECONDS WEST ALONG SAID
9 WESTERLY RIGHT-OF-WAY A DISTANCE OF 800.86 FEET;

10 THENCE SOUTH 04 DEGREES 15 MINUTES 31 SECONDS WEST ALONG SAID
11 WESTERLY RIGHT-OF-WAY A DISTANCE OF 41.23 FEET;

12 THENCE SOUTH 73 DEGREES 15 MINUTES 42 SECONDS WEST ALONG SAID
13 RIGHT-OF-WAY A DISTANCE OF 68.48 FEET TO THE POINT OF BEGINNING.
14 CONTAINING 22.7451 ACRES OF VACANT LAND MORE OR LESS.

15 (C) DESCRIPTION OF LAND ON WHICH RESTRICTIONS ARE IMPOSED.--
16 THE DESCRIPTION OF THE LAND ON WHICH THE OPEN SPACE OR
17 AGRICULTURAL PURPOSE USE RESTRICTIONS AND REVERSIONARY COVENANT
18 ARE IMPOSED IS AS FOLLOWS:

19 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
20 TOWNSHIP OF BROKENSTRAW, COUNTY OF WARREN, STATE OF
21 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

22 COMMENCING AT SURVEY DISK NO. 47 AT THE SOUTHEAST CORNER OF
23 LANDS OF THE HOUSING AUTHORITY OF WARREN, TAX PARCEL YV-684-
24 4619,

25 THENCE; NORTH 11 DEGREES 36 MINUTES 34 SECONDS WEST 1440.00
26 FEET TO THE POINT OF BEGINNING HEREIN;

27 THENCE; SOUTH 02 DEGREES 15 MINUTES 17 SECONDS WEST A
28 DISTANCE OF 1059.30 FEET TO A POINT;

29 THENCE; SOUTH 47 DEGREES 00 MINUTES 14 SECONDS EAST A
30 DISTANCE OF 171.60 FEET TO A POINT;

1 THENCE; SOUTH 62 DEGREES 51 MINUTES 47 SECONDS EAST A
2 DISTANCE OF 265.56 FEET TO A POINT;
3 THENCE; SOUTH 53 DEGREES 57 MINUTES 40 SECONDS EAST A
4 DISTANCE OF 123.61 FEET TO A POINT;
5 THENCE; NORTH 72 DEGREES 58 MINUTES 10 SECONDS EAST A
6 DISTANCE OF 745.42 FEET TO A POINT;
7 THENCE; NORTH 54 DEGREES 54 MINUTES 13 SECONDS EAST A
8 DISTANCE OF 43.08 FEET TO A POINT;
9 THENCE; NORTH 00 DEGREES 35 MINUTES 41 SECONDS WEST A
10 DISTANCE OF 32.49 FEET TO A POINT;
11 THENCE; NORTH 22 DEGREES 52 MINUTES 34 SECONDS WEST A
12 DISTANCE OF 43.28 FEET TO A POINT;
13 THENCE; NORTH 52 DEGREES 33 MINUTES 03 SECONDS WEST A
14 DISTANCE OF 73.26 FEET TO A POINT;
15 THENCE; NORTH 02 DEGREES 37 MINUTES 51 SECONDS WEST A
16 DISTANCE OF 50.34 FEET TO A POINT;
17 THENCE; NORTH 12 DEGREES 46 MINUTES 35 SECONDS EAST A
18 DISTANCE OF 86.61 FEET TO A POINT;
19 THENCE; NORTH 65 DEGREES 51 MINUTES 54 SECONDS WEST A
20 DISTANCE OF 186.54 FEET TO A POINT;
21 THENCE; NORTH 53 DEGREES 15 MINUTES 56 SECONDS WEST A
22 DISTANCE OF 147.18 FEET TO A POINT;
23 THENCE; NORTH 40 DEGREES 09 MINUTES 41 SECONDS WEST A
24 DISTANCE OF 155.85 FEET TO A POINT;
25 THENCE; NORTH 37 DEGREES 31 MINUTES 18 SECONDS WEST A
26 DISTANCE OF 198.39 FEET TO A POINT;
27 THENCE; NORTH 46 DEGREES 43 MINUTES 14 SECONDS WEST A
28 DISTANCE OF 266.23 FEET TO A POINT;
29 THENCE; NORTH 60 DEGREES 02 MINUTES 31 SECONDS WEST A
30 DISTANCE OF 173.75 FEET TO A POINT;

1 THENCE; NORTH 64 DEGREES 29 MINUTES 15 SECONDS WEST A
2 DISTANCE OF 156.87 FEET TO A POINT;
3 THENCE; NORTH 53 DEGREES 11 MINUTES 33 SECONDS WEST A
4 DISTANCE OF 107.36 FEET TO A POINT;
5 THENCE; NORTH 40 DEGREES 47 MINUTES 03 SECONDS WEST A
6 DISTANCE OF 43.16 FEET TO THE POINT OF BEGINNING, CONTAINING
7 21.53 ACRES

8 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
9 TOWNSHIP OF BROKENSTRAW, COUNTY OF WARREN, STATE OF
10 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

11 COMMENCING AT SURVEY DISK NO. 47 AT THE SOUTHEAST CORNER OF
12 LANDS OF THE HOUSING AUTHORITY OF WARREN, TAX PARCEL YV-684-
13 4619,

14 THENCE; SOUTH 62 DEGREES 24 MINUTES 57 SECONDS WEST 689.94
15 FEET TO THE POINT OF BEGINNING HEREIN;

16 THENCE; SOUTH 74 DEGREES 38 MINUTES 22 SECONDS EAST A
17 DISTANCE OF 361.90 FEET TO A POINT;

18 THENCE; SOUTH 25 DEGREES 09 MINUTES 18 SECONDS WEST A
19 DISTANCE OF 274.75 FEET TO A POINT;

20 THENCE; NORTH 65 DEGREES 15 MINUTES 19 SECONDS WEST A
21 DISTANCE OF 375.07 FEET TO A POINT;

22 THENCE; NORTH 30 DEGREES 02 MINUTES 10 SECONDS EAST A
23 DISTANCE OF 216.66 FEET TO THE POINT OF BEGINNING; CONTAINING
24 2.05 ACRES MORE OR LESS.

25 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
26 TOWNSHIP OF BROKENSTRAW, COUNTY OF WARREN, STATE OF
27 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

28 COMMENCING AT SURVEY DISK NO. 47 AT THE SOUTHEAST CORNER OF
29 LANDS OF THE HOUSING AUTHORITY OF WARREN, TAX PARCEL YV-684-
30 4619,

1 THENCE; SOUTH 28 DEGREES 05 MINUTES 35 SECONDS WEST 484.07
2 FEET TO THE POINT OF BEGINNING HEREIN;
3 THENCE; SOUTH 74 DEGREES 18 MINUTES 39 SECONDS EAST A
4 DISTANCE OF 1202.24 FEET TO A POINT;
5 THENCE; SOUTH 69 DEGREES 59 MINUTES 13 SECONDS WEST A
6 DISTANCE OF 237.49 FEET TO A POINT;
7 THENCE; SOUTH 87 DEGREES 03 MINUTES 59 SECONDS WEST A
8 DISTANCE OF 325.76 FEET TO A POINT;
9 THENCE; NORTH 49 DEGREES 12 MINUTES 18 SECONDS WEST A
10 DISTANCE OF 60.60 FEET TO A POINT;
11 THENCE; SOUTH 89 DEGREES 37 MINUTES 59 SECONDS WEST A
12 DISTANCE OF 325.34 FEET TO A POINT;
13 THENCE; NORTH 66 DEGREES 23 MINUTES 08 SECONDS WEST A
14 DISTANCE OF 291.34 FEET TO A POINT;
15 THENCE; NORTH 17 DEGREES 27 MINUTES 32 SECONDS WEST A
16 DISTANCE OF 76.46 FEET TO A POINT;
17 THENCE; NORTH 14 DEGREES 54 MINUTES 13 SECONDS EAST A
18 DISTANCE OF 202.72 FEET TO THE POINT OF BEGINNING, CONTAINING
19 5.96 ACRES MORE OR LESS.

20 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
21 TOWNSHIP OF BROKENSTRAW, COUNTY OF WARREN, STATE OF
22 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

23 COMMENCING AT SURVEY DISK NO. 47 AT THE SOUTHEAST CORNER OF
24 LANDS OF THE HOUSING AUTHORITY OF WARREN, TAX PARCEL YV-684-
25 4619,

26 THENCE; SOUTH 53 DEGREES 15 MINUTES 45 SECONDS EAST 2227.62
27 FEET TO THE POINT OF BEGINNING HEREIN;

28 THENCE; NORTH 89 DEGREES 19 MINUTES 35 SECONDS WEST A
29 DISTANCE OF 223.81 FEET TO A POINT;

30 THENCE; NORTH 01 DEGREES 44 MINUTES 36 SECONDS EAST A

1 DISTANCE OF 413.94 FEET TO A POINT;
2 THENCE; SOUTH 74 DEGREES 31 MINUTES 09 SECONDS EAST A
3 DISTANCE OF 263.57 FEET TO A POINT;
4 THENCE; SOUTH 74 DEGREES 31 MINUTES 09 SECONDS EAST A
5 DISTANCE OF 11.77 FEET TO A POINT;
6 THENCE; SOUTH 13 DEGREES 32 MINUTES 36 SECONDS WEST A
7 DISTANCE OF 42.53 FEET TO A POINT;
8 THENCE; SOUTH 78 DEGREES 44 MINUTES 37 SECONDS EAST A
9 DISTANCE OF 53.77 FEET TO A POINT;
10 THENCE; SOUTH 15 DEGREES 21 MINUTES 39 SECONDS EAST A
11 DISTANCE OF 26.36 FEET TO A POINT;
12 THENCE; SOUTH 35 DEGREES 09 MINUTES 39 SECONDS EAST A
13 DISTANCE OF 180.00 FEET TO A POINT;
14 THENCE; NORTH 40 DEGREES 44 MINUTES 12 SECONDS EAST A
15 DISTANCE OF 10.00 FEET TO A POINT;
16 THENCE; SOUTH 59 DEGREES 15 MINUTES 42 SECONDS EAST A
17 DISTANCE OF 125.00 FEET TO A POINT;
18 THENCE; NORTH 20 DEGREES 44 MINUTES 25 SECONDS EAST A
19 DISTANCE OF 10.00 FEET TO A POINT;
20 THENCE; SOUTH 78 DEGREES 42 MINUTES 55 SECONDS EAST A
21 DISTANCE OF 71.16 FEET TO A POINT;
22 THENCE; SOUTH 33 DEGREES 14 MINUTES 05 SECONDS WEST A
23 DISTANCE OF 53.57 FEET TO A POINT;
24 THENCE; SOUTH 83 DEGREES 33 MINUTES 59 SECONDS WEST A
25 DISTANCE OF 138.06 FEET TO A POINT;
26 THENCE; NORTH 89 DEGREES 19 MINUTES 35 SECONDS WEST A
27 DISTANCE OF 228.32 FEET TO THE POINT OF BEGINNING CONTAINING
28 3.48 ACRES MORE OR LESS.

29 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
30 TOWNSHIP OF BROKENSTRAW, COUNTY OF WARREN, STATE OF

1 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:
2 COMMENCING AT SURVEY DISK NO. 47 AT THE SOUTHEAST CORNER OF
3 LANDS OF THE HOUSING AUTHORITY OF WARREN, TAX PARCEL YV-684-
4 4619,
5 THENCE; SOUTH 13 DEGREES 11 MINUTES 45 SECONDS WEST 1413.06
6 FEET TO THE POINT OF BEGINNING HEREIN;
7 THENCE; NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A
8 DISTANCE OF 98.56 FEET TO A POINT;
9 THENCE; SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST A
10 DISTANCE OF 832.63 FEET TO A POINT;
11 THENCE; NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A
12 DISTANCE OF 306.96 FEET TO A POINT;
13 THENCE; SOUTH 59 DEGREES 01 MINUTES 19 SECONDS WEST A
14 DISTANCE OF 139.90 FEET TO A POINT;
15 THENCE; SOUTH 39 DEGREES 09 MINUTES 01 SECONDS WEST A
16 DISTANCE OF 217.12 FEET TO A POINT;
17 THENCE; SOUTH 49 DEGREES 47 MINUTES 01 SECONDS WEST A
18 DISTANCE OF 97.24 FEET TO A POINT;
19 THENCE; SOUTH 33 DEGREES 59 MINUTES 43 SECONDS WEST A
20 DISTANCE OF 158.33 FEET TO A POINT;
21 THENCE; SOUTH 63 DEGREES 27 MINUTES 04 SECONDS WEST A
22 DISTANCE OF 114.93 FEET TO A POINT;
23 THENCE; SOUTH 86 DEGREES 43 MINUTES 55 SECONDS WEST A
24 DISTANCE OF 100.12 FEET TO A POINT;
25 THENCE; SOUTH 31 DEGREES 12 MINUTES 11 SECONDS WEST A
26 DISTANCE OF 126.78 FEET TO A POINT;
27 THENCE; SOUTH 72 DEGREES 16 MINUTES 02 SECONDS WEST A
28 DISTANCE OF 74.96 FEET TO A POINT;
29 THENCE; NORTH 53 DEGREES 52 MINUTES 55 SECONDS WEST A
30 DISTANCE OF 105.73 FEET TO A POINT;

1 THENCE; NORTH 64 DEGREES 34 MINUTES 46 SECONDS WEST A
2 DISTANCE OF 107.43 FEET TO A POINT;
3 THENCE; NORTH 27 DEGREES 57 MINUTES 14 SECONDS EAST A
4 DISTANCE OF 88.35 FEET TO A POINT;
5 THENCE; NORTH 05 DEGREES 42 MINUTES 53 SECONDS EAST A
6 DISTANCE OF 35.65 FEET TO A POINT;
7 THENCE; NORTH 71 DEGREES 19 MINUTES 30 SECONDS WEST A
8 DISTANCE OF 84.93 FEET TO A POINT;
9 THENCE; SOUTH 56 DEGREES 19 MINUTES 43 SECONDS WEST A
10 DISTANCE OF 51.18 FEET TO A POINT;
11 THENCE; SOUTH 73 DEGREES 01 MINUTES 14 SECONDS WEST A
12 DISTANCE OF 44.54 FEET TO A POINT;
13 THENCE; NORTH 54 DEGREES 15 MINUTES 55 SECONDS WEST A
14 DISTANCE OF 36.44 FEET TO A POINT;
15 THENCE; NORTH 46 DEGREES 34 MINUTES 00 SECONDS EAST A
16 DISTANCE OF 61.92 FEET TO A POINT;
17 THENCE; NORTH 08 DEGREES 32 MINUTES 12 SECONDS EAST A
18 DISTANCE OF 71.74 FEET TO A POINT;
19 THENCE; NORTH 76 DEGREES 37 MINUTES 00 SECONDS EAST A
20 DISTANCE OF 25.54 FEET TO A POINT;
21 THENCE; NORTH 17 DEGREES 06 MINUTES 51 SECONDS EAST A
22 DISTANCE OF 160.84 FEET TO A POINT;
23 THENCE; NORTH 47 DEGREES 44 MINUTES 48 SECONDS WEST A
24 DISTANCE OF 105.51 FEET TO A POINT;
25 THENCE; NORTH 59 DEGREES 10 MINUTES 29 SECONDS WEST A
26 DISTANCE OF 79.96 FEET TO A POINT;
27 THENCE; NORTH 88 DEGREES 18 MINUTES 59 SECONDS WEST A
28 DISTANCE OF 80.50 FEET TO A POINT;
29 THENCE; NORTH 20 DEGREES 52 MINUTES 05 SECONDS WEST A
30 DISTANCE OF 53.15 FEET TO A POINT;

1 THENCE; NORTH 40 DEGREES 23 MINUTES 05 SECONDS EAST A
2 DISTANCE OF 62.09 FEET TO A POINT;
3 THENCE; NORTH 26 DEGREES 34 MINUTES 53 SECONDS WEST A
4 DISTANCE OF 158.66 FEET TO A POINT;
5 THENCE; SOUTH 86 DEGREES 35 MINUTES 09 SECONDS WEST A
6 DISTANCE OF 158.84 FEET TO A POINT;
7 THENCE; NORTH 54 DEGREES 06 MINUTES 35 SECONDS WEST A
8 DISTANCE OF 84.71 FEET TO A POINT;
9 THENCE; NORTH 60 DEGREES 16 MINUTES 22 SECONDS WEST A
10 DISTANCE OF 38.15 FEET TO A POINT;
11 THENCE; NORTH 26 DEGREES 34 MINUTES 53 SECONDS EAST A
12 DISTANCE OF 84.62 FEET TO A POINT;
13 THENCE; SOUTH 68 DEGREES 30 MINUTES 45 SECONDS EAST A
14 DISTANCE OF 83.93 FEET TO A POINT;
15 THENCE; NORTH 73 DEGREES 59 MINUTES 43 SECONDS EAST A
16 DISTANCE OF 265.89 FEET TO A POINT;
17 THENCE; SOUTH 49 DEGREES 11 MINUTES 12 SECONDS EAST A
18 DISTANCE OF 253.27 FEET TO A POINT;
19 THENCE; SOUTH 12 DEGREES 10 MINUTES 47 SECONDS WEST A
20 DISTANCE OF 123.38 FEET TO A POINT;
21 THENCE; SOUTH 48 DEGREES 12 MINUTES 00 SECONDS EAST A
22 DISTANCE OF 120.63 FEET TO A POINT;
23 THENCE; NORTH 51 DEGREES 05 MINUTES 32 SECONDS EAST A
24 DISTANCE OF 79.07 FEET TO A POINT;
25 THENCE; NORTH 36 DEGREES 24 MINUTES 14 SECONDS EAST A
26 DISTANCE OF 55.83 FEET TO A POINT;
27 THENCE; SOUTH 57 DEGREES 40 MINUTES 15 SECONDS EAST A
28 DISTANCE OF 168.04 FEET TO A POINT;
29 THENCE; SOUTH 46 DEGREES 42 MINUTES 18 SECONDS WEST A
30 DISTANCE OF 113.80 FEET TO A POINT;

1 THENCE; SOUTH 33 DEGREES 42 MINUTES 32 SECONDS EAST A
2 DISTANCE OF 93.81 FEET TO A POINT;
3 THENCE; SOUTH 71 DEGREES 09 MINUTES 33 SECONDS EAST A
4 DISTANCE OF 102.52 FEET TO A POINT;
5 THENCE; NORTH 60 DEGREES 16 MINUTES 21 SECONDS EAST A
6 DISTANCE OF 57.23 FEET TO A POINT;
7 THENCE; NORTH 07 DEGREES 18 MINUTES 39 SECONDS WEST A
8 DISTANCE OF 185.97 FEET TO A POINT;
9 THENCE; NORTH 26 DEGREES 46 MINUTES 49 SECONDS WEST A
10 DISTANCE OF 304.63 FEET TO A POINT;
11 THENCE; NORTH 26 DEGREES 04 MINUTES 10 SECONDS EAST A
12 DISTANCE OF 118.47 FEET TO A POINT;
13 THENCE; SOUTH 74 DEGREES 22 MINUTES 06 SECONDS EAST A
14 DISTANCE OF 61.43 FEET TO A POINT;
15 THENCE; NORTH 40 DEGREES 56 MINUTES 04 SECONDS EAST A
16 DISTANCE OF 46.95 FEET TO A POINT;
17 THENCE; NORTH 25 DEGREES 44 MINUTES 12 SECONDS EAST A
18 DISTANCE OF 294.68 FEET TO A POINT;
19 THENCE; NORTH 04 DEGREES 22 MINUTES 33 SECONDS EAST A
20 DISTANCE OF 98.46 FEET TO THE POINT OF BEGINNING CONTAINING
21 16.32 ACRES MORE OR LESS.

22 (D) DEED.--THE INDENTURE SHALL BE EXECUTED BY THE SECRETARY
23 OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF
24 PENNSYLVANIA.

25 (E) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO CONVEYANCE
26 SHALL BE BORNE BY THE GRANTEE.

27 SECTION 4. EFFECTIVE DATE.

28 THIS ACT SHALL TAKE EFFECT IMMEDIATELY.