

**CONVEYANCE - COMMONWEALTH PROPERTY IN ERIE COUNTY**

**Act of Dec. 21, 1998, P.L. 1094, No. 147**

**CL. 85**

**AN ACT**

Authorizing and directing the Department of General Services, with the approval of the Governor, to sell and convey to Janitors Supply, Inc., certain land situate in the City of Erie, Erie County, Pennsylvania.

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

**Section 1. Conveyance authorized.**

The Department of General Services, with the approval of the Governor, is hereby authorized and directed on behalf of the Commonwealth of Pennsylvania to grant, sell and convey by special warranty deed to Janitors Supply, Inc., for consideration equal to the fair market value as determined by an independent appraisal, the tract of land and building described in section 2.

**Section 2. Property description.**

The property to be conveyed is the following tract of land situate in the City of Erie, Erie County, Pennsylvania, bounded and described as follows:

All that certain piece or parcel of land situated in the City of Erie, County of Erie, State of Pennsylvania, being part of the First Ward and being more particularly bounded and described as follows, to wit:

Beginning at a point in the southeasterly corner of the piece, at the intersection of the north line of East Second Street (60-foot right-of-way) with the easterly line of Ash Street (30-foot right-of-way);

Thence South 63 Degrees, 34 Minutes, 50 Seconds West, along the northerly line of East Second Street, a distance of 101.10 feet to a rebar and cap;

Thence North 65 Degrees, 29 Minutes, 18 Seconds West, a distance of 84.42 feet to a point;

Thence North 20 Degrees, 13 Minutes, 36 Seconds West, a distance of 299.15 feet to a rebar and cap in the southerly line of lands of Conrail;

Thence North 69 Degrees, 46 Minutes, 24 Seconds East, along the southerly line of lands of Conrail, a distance of 107.30 feet to a point at the northwesterly corner of residue of the lands of Pennsylvania Soldier's and Sailor's Home;

Thence South 69 Degrees, 10 Minutes, 10 Seconds East, along the westerly line of the residue of lands of Pennsylvania Soldier's and Sailor's Home, a distance of 278.34 feet to a rebar and cap;

Thence South 03 Degrees, 46 Minutes, 09 Seconds East, continuing along the westerly line of the residue of lands of Pennsylvania Soldier's and Sailor's Home, a distance of 108.35 feet to a rebar and cap;

Thence South 31 Degrees, 28 Minutes, 30 Seconds West,

continuing along the westerly line of the residue of lands of Pennsylvania Soldier's and Sailor's Home, a distance of 119.43 feet to a rebar and cap;

Thence North 89 Degrees, 44 Minutes, 07 Seconds West, continuing along the westerly line of the residue of lands of Pennsylvania Soldier's and Sailor's Home, a distance of 34.35 feet to a rebar and cap in the easterly line of Ash Street;

Thence North 26 Degrees, 27 Minutes, 50 Seconds West, along the easterly line of Ash Street, a distance of 1.06 feet to a rebar and cap and the place of beginning;

Containing more or less 1.95 acres or 85,030 square feet of land therein, net measure.

### Section 3. Conditions of conveyance.

The conveyance authorized by this act shall be made under and subject to all easements, servitudes, infringements known or unknown and rights of others, including, but not confined to, streets, roadways and rights of any telephone, telegraph, cable, water, electric, sewer, gas or pipeline companies, as well as under and subject to any interest, estates or tenancies vested in third persons, whether or not appearing of record, for any portion of the land or improvements erected thereon.

### Section 4. Deed.

The deed of conveyance authorized by this act shall be approved as provided by law and shall be executed by the Secretary of General Services in the name of the Commonwealth of Pennsylvania. In the event that this conveyance is not executed within 12 months of the effective date of this act, the property may be disposed of in accordance with Article XXIV-A of the act of April 9, 1929 (P.L.177, No.175), known as The Administrative Code of 1929.

### Section 5. Subdivision approvals.

The grantee shall obtain all required subdivision approvals required as a result of this conveyance. All fees and costs associated with obtaining the subdivision approvals shall be borne by the grantee.

### Section 6. Costs.

All other costs and fees incidental to the conveyance, including, but not limited to, appraisal fees, title insurance and survey, authorized by this act shall be borne by the grantee.

### Section 7. Deposit of proceeds.

Proceeds from the conveyance authorized by this act shall be deposited in the General Fund.

### Section 8. Effective date.

This act shall take effect immediately.