

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL

No. 2216 Session of 2024

INTRODUCED BY BRIGGS AND WEBSTER, APRIL 16, 2024

AS AMENDED ON SECOND CONSIDERATION, HOUSE OF REPRESENTATIVES, JUNE 26, 2024

AN ACT

1 Authorizing the Department of General Services, on behalf of the
2 Commonwealth of Pennsylvania and with the approval of the
3 Governor, the Department of Conservation and Natural
4 Resources and the Executive Director of the Pennsylvania
5 Historical and Museum Commission, to quitclaim and release to
6 the United States of America any right, title or interest it
7 may have with respect to a certain use restriction and a
8 related reversionary interest related to certain portions of
9 Valley Forge National Historical Park situate in Upper Merion
10 Township, Montgomery County, Pennsylvania-; AUTHORIZING THE <--
11 PENNSYLVANIA HISTORICAL AND MUSEUM COMMISSION, WITH THE
12 APPROVAL OF THE GOVERNOR, TO GRANT AND CONVEY CERTAIN LANDS
13 AND IMPROVEMENTS SITUATE IN THE 47TH WARD OF THE CITY OF
14 PHILADELPHIA, PHILADELPHIA COUNTY, TO NEW FREEDOM THEATRE,
15 INC.; AUTHORIZING THE RELEASE OF PROJECT 70 RESTRICTIONS ON
16 CERTAIN LAND OWNED BY THE PENNSYLVANIA FISH AND BOAT
17 COMMISSION IN OVERFIELD TOWNSHIP, WYOMING COUNTY; AUTHORIZING
18 THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES, WITH
19 THE APPROVAL OF THE GOVERNOR, TO GRANT AND CONVEY TO THE CITY
20 OF PHILADELPHIA A RIGHT-OF-WAY EASEMENT SITUATE IN THE CITY
21 OF PHILADELPHIA, PHILADELPHIA COUNTY, IN EXCHANGE FOR
22 IMPROVEMENTS TO BENJAMIN RUSH STATE PARK AND MONETARY
23 CONSIDERATION TO THE COMMONWEALTH TO BE USED TOWARD THE
24 ACQUISITION AND CONVEYANCE OF A TRACT OF LAND TO BE ADDED TO
25 FRENCH CREEK STATE PARK; AUTHORIZING THE TRANSFER OF
26 ADMINISTRATIVE JURISDICTION OF PORTIONS OF STATE PARK LANDS
27 IN EXCHANGE FOR CERTAIN LANDS SITUATE IN NEW VERNON TOWNSHIP,
28 MERCER COUNTY, FROM THE DEPARTMENT OF CONSERVATION AND
29 NATURAL RESOURCES TO THE DEPARTMENT OF TRANSPORTATION FOR
30 ANTICIPATED HIGHWAY IMPROVEMENT PROJECTS; AUTHORIZING THE
31 DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF THE
32 DEPARTMENT OF AGRICULTURE AND THE GOVERNOR, TO GRANT AND
33 CONVEY TO JOSHUA R. SNYDER A CERTAIN TRACT OF LAND LOCATED IN
34 WINDSOR TOWNSHIP, BERKS COUNTY; AUTHORIZING THE DEPARTMENT OF

1 GENERAL SERVICES, WITH THE APPROVAL OF THE GOVERNOR, TO GRANT
2 AND CONVEY CERTAIN LANDS AND IMPROVEMENTS SITUATE IN
3 HAVERFORD TOWNSHIP, DELAWARE COUNTY, TO CARELINK COMMUNITY
4 SUPPORT SERVICES OF PA, INC.; AUTHORIZING THE DEPARTMENT OF
5 GENERAL SERVICES, WITH THE APPROVAL OF THE PENNSYLVANIA
6 HISTORICAL AND MUSEUM COMMISSION, THE DEPARTMENT OF
7 CONSERVATION AND NATURAL RESOURCES AND THE GOVERNOR, TO GRANT
8 AND CONVEY TO THE ROLAND CURTIN FOUNDATION FOR THE
9 PRESERVATION OF EAGLE FURNACE, CERTAIN LANDS, BUILDINGS AND
10 IMPROVEMENTS, SITUATE IN BOGGS TOWNSHIP, CENTRE COUNTY, AND
11 FURTHER AUTHORIZING THE PENNSYLVANIA HISTORICAL AND MUSEUM
12 COMMISSION TO TRANSFER TO THE ROLAND CURTIN FOUNDATION FOR
13 THE PRESERVATION OF EAGLE FURNACE ITS BUILDINGS LOCATED ON
14 ADJACENT PROPERTY LEASED FROM THE UNITED STATES DEPARTMENT OF
15 THE ARMY; AUTHORIZING THE DEPARTMENT OF GENERAL SERVICES,
16 WITH THE APPROVAL OF THE GOVERNOR, TO GRANT AND CONVEY TO
17 FRANKLIN TOWNSHIP, GREENE COUNTY, CERTAIN LANDS SITUATE IN
18 FRANKLIN TOWNSHIP, GREENE COUNTY; AUTHORIZING THE DEPARTMENT
19 OF GENERAL SERVICES TO CONVEY TO THE OIL REGION ALLIANCE OF
20 BUSINESS, INDUSTRY AND TOURISM, A PENNSYLVANIA NONPROFIT
21 CORPORATION, CERTAIN LANDS AND IMPROVEMENTS THEREON, SITUATE
22 IN OIL CITY, VENANGO COUNTY; AUTHORIZING THE DEPARTMENT OF
23 GENERAL SERVICES, WITH THE APPROVAL OF THE GOVERNOR AND THE
24 PENNSYLVANIA STATE SYSTEM OF HIGHER EDUCATION, TO CONVEY TO
25 THE OIL REGION ALLIANCE OF BUSINESS, INDUSTRY AND TOURISM, A
26 PENNSYLVANIA NONPROFIT CORPORATION, CERTAIN LANDS AND
27 IMPROVEMENTS THEREON, SITUATE IN OIL CITY, VENANGO COUNTY;
28 AUTHORIZING THE DEPARTMENT OF GENERAL SERVICES, WITH THE
29 APPROVAL OF THE DEPARTMENT OF TRANSPORTATION AND THE
30 GOVERNOR, TO GRANT AND CONVEY TO THE BEAR CREEK TOWNSHIP
31 VOLUNTEER HOSE COMPANY AN ACCESS EASEMENT AND TWO STORM WATER
32 EASEMENTS FROM CERTAIN LANDS SITUATE IN BEAR CREEK TOWNSHIP,
33 LUZERNE COUNTY; AND AUTHORIZING THE DEPARTMENT OF GENERAL
34 SERVICES, WITH THE APPROVAL OF THE GOVERNOR, TO RELEASE A
35 PORTION OF A USE RESTRICTION AFFECTING CERTAIN REAL PROPERTY
36 SITUATE IN SUSQUEHANNA TOWNSHIP, DAUPHIN COUNTY, WHICH THE
37 COMMONWEALTH OF PENNSYLVANIA PREVIOUSLY CONVEYED TO THE
38 SCHOOL DISTRICT OF THE CITY OF HARRISBURG.

39 The General Assembly of the Commonwealth of Pennsylvania

40 hereby enacts as follows:

41 Section 1. Quitclaim and release to United States.

42 (a) Authorization.--

43 (1) The Department of General Services, with the
44 approval of the Governor, the Department of Conservation and
45 Natural Resources and the Executive Director of the
46 Pennsylvania Historical and Museum Commission, is authorized
47 on behalf of the Commonwealth of Pennsylvania to quitclaim
48 and release to the United States of America any right, title
49 or interest it may have with respect to a certain use

1 restriction and a related reversionary interest as set forth
2 in that certain deed from the Commonwealth of Pennsylvania to
3 the United States of America, dated March 19, 1982, and
4 recorded at the Office of the Recorder of Deeds of Montgomery
5 County at Book 4683, Page 645, solely with respect to the
6 land described below, to enable the United States of America
7 to convey to the Commonwealth of Pennsylvania, acting by and
8 through the Department of Transportation, all those permanent
9 property interests required for Project ID MPMS# 66952,
10 Route/Section: SR 23 Section 2NG, and to convey to utility
11 companies all those permanent property interests required for
12 utility relocations necessitated by such project, without
13 violating the use restriction and effecting a reversion.

14 (2) The Department of General Services is authorized to
15 acknowledge, as part of the quitclaim and release, that a
16 grant of a temporary property interest in furtherance of the
17 project, either to the Commonwealth of Pennsylvania, acting
18 by and through the Department of Transportation, or to a
19 utility company will not violate the use restriction and
20 effect a reversion. The use restriction and related
21 reversionary interest shall remain in full force and effect
22 with respect to all land from which a permanent property
23 interest is not required for project purposes.

24 (3) The quitclaim and release shall be made for
25 consideration in the amount of \$1.00 and on any other terms
26 and conditions as are acceptable to the Secretary of General
27 Services.

28 (b) Use restriction and reversion.--The use restriction and
29 related reversionary interest referenced under subsection (a)
30 shall be as follows:

1 This instrument is made to the Grantee on the further
2 condition that if, as and when the Grantee shall cease to
3 use the above described premises for recreational and
4 historical purposes, or shall alienate or attempt to
5 alienate such land, the title and right of possession
6 thereto shall immediately revert to and revest in the
7 Commonwealth of Pennsylvania, and its assigns and further
8 that the United States, if, as and when the property
9 above described is no longer used for such purposes,
10 shall surrender and vacate the premises immediately
11 notifying the Department of General Services or its
12 successor in function, of its action, and will agree to
13 seek congressional authority to execute and acknowledge a
14 good and proper Deed conveying the premises to the
15 Commonwealth of Pennsylvania, free and clear of all liens
16 and encumbrances not burdening the above described lands
17 as of the date of the recordation of this instrument, in
18 the respective Counties, as well as recording the same,
19 all at the cost of the United States of America.

20 (c) Property description.--The property to be released from
21 the use restriction and related reversionary interest consists
22 of portions of the property conveyed to the United States of
23 America by the referenced deed, the portions being described as
24 follows, all located in Upper Merion Township, Montgomery
25 County, Pennsylvania:

26 HIGHWAY EASEMENT

27 PARCEL 1

28 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
29 Easterly line of the Legal Right of Way of State Route 0023
30 (West Valley Forge Road), said point being the intersection of

1 said Easterly line of the Legal Right of Way of State Route 0023
2 (West Valley Forge Road) with the Westerly line of the Legal
3 Right of Way of State Route 0422 (County Line Expressway), said
4 point being the Point of Beginning;

5 Latitude North 40 degrees 06 minutes 03.90 seconds and
6 Longitude West 75 degrees 25 minutes 07.70 seconds

7 Thence from the said Point of Beginning North 22 degrees 17
8 minutes 38 seconds West, 23.27 feet to a point along baseline
9 State Route 0023 (West Valley Forge Road) thence, South 67
10 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
11 point being the intersection of baseline State Route 0023 (West
12 Valley Forge Road) and baseline State Route 0023 (Relocated Port
13 Kennedy Road) to point on a curve, Arc of a circle curving to
14 the left Radius of 5729.60 feet with arc length of 202.55 feet,
15 chord bearing of North 21 degrees 32 minutes 54 seconds West
16 chord length of 202.54 feet to a point on a curve, Arc of a
17 circle curving to the left Radius of 2864.80 feet with arc
18 length of 680.91 feet, chord bearing of North 29 degrees 22
19 minutes 12 seconds West chord length of 679.30 feet to a point
20 on a curve, Arc of a circle curving to the left Radius of
21 1432.40 feet with arc length of 757.71 feet, chord bearing of
22 North 51 degrees 20 minutes 00 seconds West chord length of
23 748.91 feet to a point on a curve, Arc of a circle curving to
24 the left Radius of 260.00 feet with arc length of 34.68 feet,
25 chord bearing of North 70 degrees 18 minutes 31 seconds West
26 chord length of 34.65 feet to a point, North 15 degrees 52
27 minutes 13 seconds East, 16.35 feet to the beginning point of
28 Parcel 1.

29 Thence from the said beginning point of Parcel 1 proceeds
30 along the following lines:

1 1. North 15 degrees 52 minutes 13 seconds East, 8.65 feet to
2 a point on a curve,
3 2. Arc of a circle curving to the right Radius of 285.00 feet
4 with arc length of 38.01 feet,
5 chord bearing of South 70 degrees 18 minutes 31 seconds East
6 chord length of 37.99 feet to a point on a curve,
7 3. Arc of a circle curving to the right Radius of 1457.40
8 feet with arc length of 264.61 feet, chord bearing of South 61
9 degrees 17 minutes 09 seconds East chord length of 264.25 feet
10 to a point,
11 4. North 71 degrees 41 minutes 46 seconds West, 9.39 feet to
12 a point,
13 5. North 59 degrees 31 minutes 28 seconds West, 40.45 feet to
14 a point,
15 6. North 61 degrees 46 minutes 07 seconds West, 99.37 feet to
16 a point,
17 7. North 62 degrees 56 minutes 12 seconds West, 50.47 feet to
18 a point,
19 8. North 64 degrees 41 minutes 28 seconds West, 49.59 feet to
20 a point,
21 9. North 68 degrees 57 minutes 04 seconds West, 18.28 feet to
22 a point on a curve
23 10. Arc of a circle curving to the left Radius of 301.50 feet
24 with arc length of 33.35 feet, chord bearing of North 72 degrees
25 07 minutes 20 seconds West chord length of 33.33 feet to the
26 first mentioned point and place of beginning.

27 CONTAINING Area of 1,913 sf (0.044 acres).

28 HIGHWAY EASEMENT

29 PARCEL 2

30 ALL THAT CERTAIN parcel of land BEGINNING at a point on the

1 Easterly line of the Legal Right of Way of State Route 0023
2 (West Valley Forge Road), said point being the intersection of
3 said Easterly line of the Legal Right of Way of State Route 0023
4 (West Valley Forge Road) with the Westerly line of the Legal
5 Right of Way of State Route 0422 (County Line Expressway), said
6 point being the Point of Beginning;

7 Latitude North 40 degrees 06 minutes 03.90 seconds and

8 Longitude West 75 degrees 25 minutes 07.70 seconds

9 Thence from the said Point of Beginning North 22 degrees 17
10 minutes 38 seconds West, 23.27 feet to a point along baseline
11 State Route 0023 (West Valley Forge Road) thence, South 67
12 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
13 point being the intersection of baseline State Route 0023 (West
14 Valley Forge Road) and baseline State Route 0023 (Relocated Port
15 Kennedy Road) to point on a curve, Arc of a circle curving to
16 the left Radius of 5729.60 feet with arc length of 202.55 feet,
17 chord bearing of North 21 degrees 32 minutes 54 seconds West
18 chord length of 202.54 feet to a point on a curve, Arc of a
19 circle curving to the left Radius of 2864.80 feet with arc
20 length of 680.91 feet, chord bearing of North 29 degrees 22
21 minutes 12 seconds West chord length of 679.30 feet to a point
22 on a curve, Arc of a circle curving to the left Radius of
23 1432.40 feet with arc length of 757.71 feet, chord bearing of
24 North 51 degrees 20 minutes 00 seconds West chord length of
25 748.91 feet to a point on a curve, Arc of a circle curving to
26 the left Radius of 260.00 feet with arc length of 34.68 feet,
27 chord bearing of North 70 degrees 18 minutes 31 seconds West
28 chord length of 34.65 feet to a point, South 15 degrees 52
29 minutes 13 seconds West, 16.66 feet to the beginning point of
30 Parcel 2.

1 Thence from the said beginning point of Parcel 2 proceeds
2 along the following lines:

3 1. Arc of a circle curving to the right Radius of 268.50 feet
4 with arc length of 30.36 feet, chord bearing of South 72 degrees
5 11 minutes 37 seconds East chord length of 30.35 feet to a
6 point,

7 2. South 68 degrees 57 minutes 04 seconds East, 17.05 feet to
8 a point,

9 3. South 64 degrees 41 minutes 28 seconds East, 47.86 feet to
10 a point,

11 4. South 62 degrees 56 minutes 12 seconds East, 49.63 feet to
12 a point,

13 5. South 61 degrees 46 minutes 07 seconds East, 98.39 feet to
14 a point,

15 6. South 59 degrees 11 minutes 34 seconds East, 8.52 feet to
16 a point on a curve,

17 7. Arc of a circle curving to the right Radius of 33.01 feet
18 with arc length of 59.38 feet, chord bearing of South 07 degrees
19 58 minutes 24 seconds East chord length of 51.69 feet to a
20 point,

21 8. South 43 degrees 34 minutes 41 seconds West, 9.27 feet to
22 a point on a curve,

23 9. Arc of a circle curving to the left Radius of 1372.40 feet
24 with arc length of 36.75 feet, chord bearing of North 57 degrees
25 04 minutes 26 seconds West chord length of 36.75 feet to a
26 point,

27 10. North 32 degrees 09 minutes 23 seconds East, 35.00 feet
28 to a point on a curve,

29 11. Arc of a circle curving to the left Radius of 1406.34
30 feet with arc length of 212.39 feet, chord bearing of North 62

1 degrees 09 minutes 51 seconds West chord length of 212.19 feet
2 to a point on a curve,

3 12. Arc of a circle curving to the left Radius of 235.00 feet
4 with arc length of 31.35 feet, chord bearing of North 70 degrees
5 18 minutes 31 seconds West chord length of 31.32 feet to a
6 point,

7 13. North 15 degrees 52 minutes 13 seconds East, 8.34 feet to
8 the first mentioned point
9 and place of beginning.

10 CONTAINING Area of 4,112 sf (0.094 acres).

11 HIGHWAY EASEMENT

12 PARCEL 3

13 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
14 Easterly line of the Legal Right of Way of State Route 0023
15 (West Valley Forge Road), said point being the intersection of
16 said Easterly line of the Legal Right of Way of State Route 0023
17 (West Valley Forge Road) with the Westerly line of the Legal
18 Right of Way of State Route 0422 (County Line Expressway), said
19 point being the Point of Beginning;

20 Latitude North 40 degrees 06 minutes 03.90 seconds and
21 Longitude West 75 degrees 25 minutes 07.70 seconds

22 Thence from the said Point of Beginning North 22 degrees 17
23 minutes 38 seconds West, 23.27 feet to a point along baseline
24 State Route 0023 (West Valley Forge Road) thence, South 67
25 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
26 point being the intersection of baseline State Route 0023 (West
27 Valley Forge Road) and baseline State Route 0023 (Relocated Port
28 Kennedy Road) to point on a curve, Arc of a circle curving to
29 the left Radius of 5729.60 feet with arc length of 202.55 feet,
30 chord bearing of North 21 degrees 32 minutes 54 seconds West

1 chord length of 202.54 feet to a point on a curve, Arc of a
2 circle curving to the left Radius of 2864.80 feet with arc
3 length of 680.91 feet, chord bearing of North 29 degrees 22
4 minutes 12 seconds West chord length of 679.30 feet to a point
5 on a curve, Arc of a circle curving to the left Radius of
6 1432.40 feet with arc length of 470.18 feet, chord bearing of
7 North 45 degrees 34 minutes 58 seconds West chord length of
8 468.07 feet to a point, South 35 degrees 00 minutes 50 seconds
9 West, 60.00 feet to the beginning point of Parcel 3.

10 Thence from the said beginning point of Parcel 3 proceeds
11 along the following lines:

12 1. North 41 degrees 57 minutes 08 seconds East, 24.10 feet to
13 a point on a curve,

14 2. Arc of a circle curving to the right Radius of 33.00 feet
15 with arc length of 49.96 feet, chord bearing of North 85 degrees
16 19 minutes 37 seconds East chord length of 45.33 feet to a point
17 on a curve,

18 3. Arc of a circle curving to the right Radius of 299.78 feet
19 with arc length of 189.47
20 feet, chord bearing of South 33 degrees 11 minutes 54 seconds
21 East chord length of 186.34 feet to a point on a curve,

22 4. Arc of a circle curving to the left Radius of 1372.40 feet
23 with arc length of 211.66 feet, chord bearing of North 50
24 degrees 34 minutes 05 seconds West chord length of 211.45 feet
25 to the first mentioned point and place of beginning.

26 CONTAINING Area of 7,816 sf (0.179 acres).

27 HIGHWAY EASEMENT

28 PARCEL 4

29 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
30 Easterly line of the Legal Right of Way of State Route 0023

1 (West Valley Forge Road), said point being the intersection of
2 said Easterly line of the Legal Right of Way of State Route 0023
3 (West Valley Forge Road) with the Westerly line of the Legal
4 Right of Way of State Route 0422 (County Line Expressway), said
5 point being the Point of Beginning;

6 Latitude North 40 degrees 06 minutes 03.90 seconds and
7 Longitude West 75 degrees 25 minutes 07.70 seconds

8 Thence from the said Point of Beginning North 22 degrees 17
9 minutes 38 seconds West, 23.27 feet to a point along baseline
10 State Route 0023 (West Valley Forge Road) thence, South 67
11 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
12 point being the intersection of baseline State Route 0023 (West
13 Valley Forge Road) and baseline State Route 0023 (Relocated Port
14 Kennedy Road) to point on a curve, Arc of a circle curving to
15 the left Radius of 5729.60 feet with arc length of 202.55 feet,
16 chord bearing of North 21 degrees 32 minutes 54 seconds West
17 chord length of 202.54 feet to a point on a curve, Arc of a
18 circle curving to the left Radius of 2864.80 feet with arc
19 length of 680.91 feet, chord bearing of North 29 degrees 22
20 minutes 12 seconds West chord length of 679.30 feet to a point
21 on a curve, Arc of a circle curving to the left Radius of
22 1432.40 feet with arc length of 328.14 feet, chord bearing of
23 North 42 degrees 44 minutes 31 seconds West chord length of
24 327.42 feet to a point, North 40 degrees 41 minutes 43 seconds
25 East, 55.00 feet to the beginning point of Parcel 4.

26 Thence from the said beginning point of Parcel 4 proceeds
27 along the following lines:

28 1. Arc of a circle curving to the right Radius of 1487.40
29 feet with arc length of 340.72 feet, chord bearing of South 42
30 degrees 44 minutes 32 seconds East chord length of 339.97 feet

1 to a point on a curve,
2 2. Arc of a circle curving to the right Radius of 2919.80
3 feet with arc length of 288.92 feet, chord bearing of South 33
4 degrees 20 minutes 41 seconds East chord length of 288.80 feet
5 to a point,
6 3. North 59 degrees 29 minutes 24 seconds East, 6.43 feet to
7 a point on a curve,
8 4. Arc of a circle curving to the left Radius of 978.80 feet
9 with arc length of 41.79 feet, chord bearing of South 09 degrees
10 35 minutes 45 seconds East chord length of 41.79 feet to a
11 point,
12 5. North 79 degrees 19 minutes 04 seconds East, 10.00 feet to
13 a point on a curve,
14 6. Arc of a circle curving to the left Radius of 1092.14 feet
15 with arc length of 221.50 feet, chord bearing of South 16
16 degrees 29 minutes 32 seconds East chord length of 221.12 feet
17 to a point,
18 7. South 22 degrees 18 minutes 09 seconds East, 258.70 feet
19 to a point,
20 8. South 41 degrees 57 minutes 55 seconds West, 46.07 feet to
21 a point,
22 9. South 67 degrees 41 minutes 51 seconds West, 19.23 feet to
23 a point on a curve,
24 10. Arc of a circle curving to the left Radius of 5679.60
25 feet with arc length of 136.42 feet, chord bearing of North 21
26 degrees 52 minutes 23 seconds West chord length of 136.42 feet
27 to a point on a curve,
28 11. Arc of a circle curving to the left Radius of 2814.80
29 feet with arc length of 669.02 feet, chord bearing of North 29
30 degrees 22 minutes 12 seconds West chord length of 667.45 feet

1 to a point on a curve,

2 12. Arc of a circle curving to the left Radius of 1382.40
3 feet with arc length of 112.48 feet, chord bearing of North 38
4 degrees 30 minutes 36 seconds West chord length of 112.45 feet
5 to a point,

6 13. South 49 degrees 09 minutes 32 seconds West, 10.00 feet
7 to point on a curve,

8 14. Arc of a circle curving to the left Radius of 1372.40
9 feet with arc length of 77.60 feet, chord bearing of North 42
10 degrees 27 minutes 39 seconds West chord length of 77.59 feet to
11 a point,

12 15. North 13 degrees 13 minutes 28 seconds West, 51.46 feet
13 to a point,

14 16. North 76 degrees 57 minutes 02 seconds East, 8.67 feet to
15 a point on a curve,

16 17. Arc of a circle curving to the right Radius of 611.62
17 feet with arc length of 88.95 feet, chord bearing of North 08
18 degrees 52 minutes 59 seconds West chord length of 88.87 feet to
19 a point,

20 18. North 01 degree 44 minutes 35 seconds East, 33.15 feet to
21 the first mentioned point

22 and place of beginning.

23 CONTAINING Area of 97,467 sf (2.238 acres).

24 HIGHWAY EASEMENT

25 PARCEL 5

26 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
27 Easterly line of the Legal Right of Way of State Route 0023
28 (West Valley Forge Road), said point being the intersection of
29 said Easterly line of the Legal Right of Way of State Route 0023
30 (West Valley Forge Road) with the Westerly line of the Legal

1 Right of Way of State Route 0422 (County Line Expressway), said
2 point being the Point of Beginning;

3 Latitude North 40 degrees 06 minutes 03.90 seconds and
4 Longitude West 75 degrees 25 minutes 07.70 seconds

5 Thence from the said Point of Beginning North 22 degrees 17
6 minutes 38 seconds West, 23.27 feet to a point along baseline
7 State Route 0023 (West Valley Forge Road) thence, South 67
8 degrees 42 minutes 22 seconds West, 288.57 feet to a point along
9 baseline State Route 0023 (West Valley Forge Road), South 22
10 degrees 17 minutes 38 seconds East, 54.13 feet to the beginning
11 point of Parcel 5.

12 Thence from the said beginning point of Parcel 5 proceeds
13 along the following lines:

14 1. North 67 degrees 41 minutes 51 seconds East, 64.37 feet to
15 a point,

16 2. South 22 degrees 18 minutes 09 seconds East, 234.59 feet
17 to a point,

18 3. South 67 degrees 41 minutes 51 seconds West, 20.00 feet to
19 a point,

20 4. South 22 degrees 18 minutes 09 seconds East, 258.85 feet
21 to a point on a curve,

22 5. Arc of a circle curving to the right Radius of 942.14 feet
23 with arc length of 127.66 feet, chord bearing of South 18
24 degrees 25 minutes 15 seconds East chord length of 127.56 feet
25 to a point,

26 6. North 75 degrees 27 minutes 39 seconds East, 30.00 feet to
27 a point on a curve,

28 7. Arc of a circle curving to the right Radius of 972.14 feet
29 with arc length of 201.97 feet, chord bearing of South 08
30 degrees 35 minutes 15 seconds East chord length of 201.61 feet

1 to a point,
2 8. South 02 degrees 38 minutes 08 seconds East, 33.57 feet to
3 a point,
4 9. South 87 degrees 21 minutes 52 seconds West, 23.19 feet to
5 a point,
6 10. North 30 degrees 15 minutes 04 seconds West, 101.37 feet
7 to a point,
8 11. North 59 degrees 44 minutes 56 seconds East, 10.00 feet
9 to a point,
10 12. North 30 degrees 15 minutes 04 seconds West, 226.13 feet
11 to a point,
12 13. North 30 degrees 15 minutes 04 seconds West, 150.19 feet
13 to a point,
14 14. North 64 degrees 21 minutes 11 seconds East, 34.53 feet
15 to a point on a curve,
16 15. Arc of a circle curving to the left Radius of 5639.60
17 feet with arc length of 81.42 feet, chord bearing of North 16
18 degrees 37 minutes 19 seconds West chord length of 81.42 feet to
19 a point,
20 16. North 72 degrees 57 minutes 52 seconds East, 10.00 feet
21 to point on a curve,
22 17. Arc of a circle curving to the left Radius of 5649.60
23 feet with arc length of 288.49 feet, chord bearing of North 18
24 degrees 29 minutes 55 seconds West chord length of 288.46 feet
25 to the first mentioned point and place of beginning.

26 CONTAINING Area of 65,782 sf (1.510 acres).

27 DRAINAGE EASEMENT

28 PARCEL 6

29 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
30 Easterly line of the Legal Right of Way of State Route 0023

1 (West Valley Forge Road), said point being the intersection of
2 said Easterly line of the Legal Right of Way of State Route 0023
3 (West Valley Forge Road) with the Westerly line of the Legal
4 Right of Way of State Route 0422 (County Line Expressway), said
5 point being the Point of Beginning;

6 Latitude North 40 degrees 06 minutes 03.90 seconds and
7 Longitude West 75 degrees 25 minutes 07.70 seconds

8 Thence from the said Point of Beginning North 22 degrees 17
9 minutes 38 seconds West, 23.27 feet to a point along baseline
10 State Route 0023 (West Valley Forge Road) thence, South 67
11 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
12 point being the intersection of baseline State Route 0023 (West
13 Valley Forge Road) and baseline State Route 0023 (Relocated Port
14 Kennedy Road) to point on a curve, Arc of a circle curving to
15 the left Radius of 5729.60 feet with arc length of 202.55 feet,
16 chord bearing of North 21 degrees 32 minutes 54 seconds West
17 chord length of 202.54 feet to a point on a curve, Arc of a
18 circle curving to the left Radius of 2864.80 feet with arc
19 length of 680.91 feet, chord bearing of North 29 degrees 22
20 minutes 12 seconds West chord length of 679.30 feet to a point
21 on a curve, Arc of a circle curving to the left Radius of
22 1432.40 feet with arc length of 469.40 feet, chord bearing of
23 North 45 degrees 34 minutes 02 seconds West chord length of
24 467.30 feet to a point, North 35 degrees 02 minutes 42 seconds
25 East, 33.36 feet to the beginning point of Parcel 6.

26 Thence from the said beginning point of Parcel 6 proceeds
27 along the following lines:

28 1. North 34 degrees 47 minutes 36 seconds East, 215.79 feet
29 to a point,

30 2. North 11 degrees 27 minutes 05 seconds West, 350.00 feet

1 to a point,
2 3. North 33 degrees 12 minutes 56 seconds West, 100.00 feet
3 to a point,
4 4. North 63 degrees 54 minutes 37 seconds East, 90.00 feet to
5 a point,
6 5. South 11 degrees 27 minutes 05 seconds East, 374.55 feet
7 to a point,
8 6. South 57 degrees 11 minutes 42 seconds East, 115.52 feet
9 to a point,
10 7. South 06 degrees 54 minutes 21 seconds West, 147.10 feet
11 to a point
12 8. South 42 degrees 08 minutes 38 seconds West, 150.00 feet
13 to a point on a curve
14 9. Arc of a circle curving to the right Radius of 1512.40
15 feet with arc length of 63.02 feet, chord bearing of South 48
16 degrees 40 minutes 54 seconds East chord length of 63.02 feet to
17 a point,
18 10. South 69 degrees 27 minutes 57 seconds East, 340.50 feet
19 to a point,
20 11. South 03 degrees 03 minutes 51 seconds East, 27.28 feet
21 to point,
22 12. North 69 degrees 27 minutes 57 seconds West, 356.21 feet
23 to point on a curve,
24 13. Arc of a circle curving to the left Radius of 1487.40
25 feet with arc length of 51.86 feet, chord bearing of North 48
26 degrees 18 minutes 21 seconds West chord length of 51.86 feet to
27 a point
28 14. North 01 degree 44 minutes 35 seconds East, 29.61 feet to
29 a point,
30 15. North 71 degrees 41 minutes 46 seconds West, 135.95 feet

1 to the first mentioned point

2 and place of beginning.

3 CONTAINING Area of 73,701 sf (1.692 acres).

4 DRAINAGE EASEMENT

5 PARCEL 6A

6 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
7 Easterly line of the Legal Right of Way of State Route 0023
8 (West Valley Forge Road), said point being the intersection of
9 said Easterly line of the Legal Right of Way of State Route 0023
10 (West Valley Forge Road) with the Westerly line of the Legal
11 Right of Way of State Route 0422 (County Line Expressway), said
12 point being the Point of Beginning;

13 Latitude North 40 degrees 06 minutes 03.90 seconds and

14 Longitude West 75 degrees 25 minutes 07.70 seconds

15 Thence from the said Point of Beginning North 22 degrees 17
16 minutes 38 seconds West, 23.27 feet to a point along baseline
17 State Route 0023 (West Valley Forge Road) thence, South 67
18 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
19 point being the intersection of baseline State Route 0023 (West
20 Valley Forge Road) and baseline State Route 0023 (Relocated Port
21 Kennedy Road) to point on a curve, Arc of a circle curving to
22 the left Radius of 5729.60 feet with arc length of 202.55 feet,
23 chord bearing of North 21 degrees 32 minutes 54 seconds West
24 chord length of 202.54 feet to a point on a curve, Arc of a
25 circle curving to the left Radius of 2864.80 feet with arc
26 length of 680.91 feet, chord bearing of North 29 degrees 22
27 minutes 12 seconds West chord length of 679.30 feet to a point
28 on a curve, Arc of a circle curving to the left Radius of
29 1432.40 feet with arc length of 470.18 feet, chord bearing of
30 North 45 degrees 34 minutes 58 seconds West chord length of

1 468.07 feet to a point, South 35 degrees 00 minutes 50 seconds
2 West, 60.00 feet to the beginning point of Parcel 6A.

3 Thence from the said beginning point of Parcel 6A proceeds
4 along the following lines:

5 1. Arc of a circle curving to the right Radius of 1372.40
6 feet with arc length of 60.96

7 feet, chord bearing of South 53 degrees 42 minutes 49 seconds
8 East chord length of 160.96 feet to a point,

9 2. South 69 degrees 55 minutes 27 seconds West, 100.79 feet
10 to a point,

11 3. North 55 degrees 35 minutes 30 seconds West, 13.51 feet to
12 a point,

13 4. North 41 degrees 57 minutes 08 seconds East, 84.77 feet to
14 the first mentioned point
15 and place of beginning.

16 CONTAINING Area of 3,139 sf (0.072 acres).

17 SLOPE EASEMENT

18 PARCEL 7

19 ALL THAT CERTAIN parcel of land BEGINNING at a point on the
20 Easterly line of the Legal Right of Way of State Route 0023
21 (West Valley Forge Road), said point being the intersection of
22 said Easterly line of the Legal Right of Way of State Route 0023
23 (West Valley Forge Road) with the Westerly line of the Legal
24 Right of Way of State Route 0422 (County Line Expressway), said
25 point being the Point of Beginning;

26 Latitude North 40 degrees 06 minutes 03.90 seconds and
27 Longitude West 75 degrees 25 minutes 07.70 seconds

28 Thence from the said Point of Beginning North 22 degrees 17
29 minutes 38 seconds West, 23.27 feet to a point along baseline
30 State Route 0023 (West Valley Forge Road) thence, South 67

1 degrees 42 minutes 22 seconds West, 206.58 feet to a point, said
2 point being the intersection of baseline State Route 0023 (West
3 Valley Forge Road) and baseline State Route 0023 (Relocated Port
4 Kennedy Road) to point on a curve, Arc of a circle curving to
5 the left Radius of 5729.60 feet with arc length of 202.55 feet,
6 chord bearing of North 21 degrees 32 minutes 54 seconds West
7 chord length of 202.54 feet to a point on a curve, Arc of a
8 circle curving to the left Radius of 2864.80 feet with arc
9 length of 680.91 feet, chord bearing of North 29 degrees 22
10 minutes 12 seconds West chord length of 679.30 feet to a point
11 on a curve, Arc of a circle curving to the left Radius of
12 1432.40 feet with arc length of 116.55 feet, chord bearing of
13 North 38 degrees 30 minutes 59 seconds West chord length of
14 116.20 feet to a point, North 49 degrees 09 minutes 32 seconds
15 East, 55.00 feet to the beginning point of Parcel 7.

16 Thence from the said beginning point of Parcel 7 proceeds
17 along the following lines:

18 1. South 48 degrees 09 minutes 43 seconds East, 89.57 feet to
19 a point,

20 2. South 41 degrees 24 minutes 17 seconds East, 85.07 feet to
21 a point,

22 3. South 37 degrees 34 minutes 03 seconds East, 178.11 feet
23 to a point on a curve,

24 4. Arc of a circle curving to the left Radius of 1102.14 feet
25 with arc length of 68.40 feet, chord bearing of South 06 degrees
26 43 minutes 55 seconds East chord length of 68.39 feet to a point

27 5. South 59 degrees 29 minutes 24 seconds West, 6.43 feet to
28 a point on a curve,

29 6. Arc of a circle curving to the left Radius of 2919.80 feet
30 with arc length of 144.45 feet, chord bearing of North 31

1 degrees 55 minutes 39 seconds West chord length of 144.43 feet
2 to a point on a curve,

3 7. Arc of a circle curving to the left Radius of 2881.46 feet
4 with arc length of 144.45 feet, chord bearing of North 34
5 degrees 45 minutes 43 seconds West chord length of 144.43 feet
6 to a point on a curve,

7 8. Arc of a circle curving to the left Radius of 1487.40 feet
8 with arc length of 121.02 feet, chord bearing of North 38
9 degrees 30 minutes 36 seconds West chord length of 120.99 feet
10 to the first mentioned point and place of beginning.

11 CONTAINING Area of 8,153 sf (0.187 acres).

12 (d) Utility relocations.--The property to be released from
13 the use restriction and related reversionary interest includes
14 the portions of the property from which permanent property
15 interests are required for utility relocations necessitated by
16 Project ID MPMS# 66952, Route/Section: SR 23 Section 2NG.

17 (e) Legal instruments.--The legal instruments necessary to
18 effectuate the quitclaim and release of any right, title or
19 interest the Commonwealth of Pennsylvania may have with respect
20 to the use restriction and related reversionary interest
21 referenced under subsection (b) shall be executed by the
22 Secretary of General Services in the name of the Commonwealth of
23 Pennsylvania.

24 (f) Costs and fees.--Any costs and fees incidental to the
25 release authorized shall be borne by the Department of
26 Transportation.

27 SECTION 2. CONVEYANCE IN CITY OF PHILADELPHIA, PHILADELPHIA
28 COUNTY. <--

29 (A) AUTHORIZATION.--THE PENNSYLVANIA HISTORICAL AND MUSEUM
30 COMMISSION, WITH THE APPROVAL OF THE GOVERNOR, IS AUTHORIZED ON

1 BEHALF OF THE COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY
2 THE FOLLOWING TRACT OF LAND TOGETHER WITH ANY IMPROVEMENTS
3 THEREON, SITUATE IN THE 47TH WARD OF THE CITY OF PHILADELPHIA,
4 PHILADELPHIA COUNTY, TO NEW FREEDOM THEATRE, INC., FOR \$1, UNDER
5 TERMS AND CONDITIONS TO BE ESTABLISHED IN AN AGREEMENT OF SALE.

6 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED UNDER
7 SUBSECTION (A) CONSISTS OF THE FOLLOWING:

8 ALL THAT CERTAIN UNIT IN THE PROPERTY KNOWN, NAMED AND
9 IDENTIFIED IN THE DECLARATION REFERRED TO BELOW AS "FREEDOM
10 THEATRE CONDOMINIUM," LOCATED IN THE 29TH WARD OF THE CITY AND
11 COUNTY OF PHILADELPHIA, COMMONWEALTH OF PENNSYLVANIA, WHICH HAS
12 HERETOFORE BEEN SUBMITTED TO THE PROVISIONS OF THE PENNSYLVANIA
13 UNIFORM CONDOMINIUM ACT, 68 PA.C.S. SECTION 3101, ET SEQ., BY
14 THE RECORDING IN THE PHILADELPHIA DEPARTMENT OF RECORDS OF A
15 DECLARATION DATED JULY 10, 1992, RECORDED ON JULY 13, 1992 IN
16 DEED BOOK VCS 111, PAGE 353, BEING AND DESIGNATED IN SUCH
17 DECLARATION AS UNIT 1, AS MORE FULLY DESCRIBED IN SAID
18 DECLARATION, TOGETHER WITH A PROPORTIONATE UNDIVIDED INTEREST IN
19 THE COMMON ELEMENTS (AS DEFINED IN THE DECLARATION) OF 30%.

20 BEING THE SAME PREMISES CONVEYED BY NEW FREEDOM THEATRE, INC.
21 TO THE PENNSYLVANIA HISTORICAL AND MUSEUM COMMISSION BY DEED
22 DATED JULY 10, 1992, AND RECORDED AT THE DEPARTMENT OF RECORDS
23 OF THE CITY AND COUNTY OF PHILADELPHIA AT DEED BOOK VCS 123 PAGE
24 132, DOCUMENT NUMBER 45614463.

25 ALSO BEING PHILADELPHIA COUNTY OPA ACCOUNT NUMBER 772726001.

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

1 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES
2 VESTED IN THIRD PERSONS APPEARING OF RECORD, FOR ANY PORTION OF
3 THE LAND OR IMPROVEMENTS ERECTED THEREON.

4 (D) RESTRICTION.--THE CONVEYANCE AUTHORIZED UNDER THIS
5 SECTION SHALL BE MADE UNDER AND SUBJECT TO THE CONDITION, WHICH
6 SHALL BE CONTAINED IN THE DEED OF CONVEYANCE, THAT NO PORTION OF
7 THE PROPERTY CONVEYED SHALL BE USED AS A LICENSED FACILITY, AS
8 DEFINED IN 4 PA.C.S. § 1103 (RELATING TO DEFINITIONS), OR ANY
9 OTHER SIMILAR TYPE OF FACILITY AUTHORIZED UNDER STATE LAW. THE
10 CONDITION SHALL BE A COVENANT RUNNING WITH THE LAND AND SHALL BE
11 BINDING UPON THE GRANTEE, ITS SUCCESSORS AND ASSIGNS. SHOULD THE
12 GRANTEE, ITS SUCCESSORS OR ASSIGNS PERMIT ANY PORTION OF THE
13 PROPERTY AUTHORIZED TO BE CONVEYED IN THIS SECTION TO BE USED IN
14 VIOLATION OF THIS SUBSECTION, THE TITLE SHALL IMMEDIATELY REVERT
15 TO AND REVEST IN THE GRANTOR.

16 (E) DEED OF CONVEYANCE.--THE CONVEYANCE SHALL BE MADE BY
17 SPECIAL WARRANTY DEED TO BE EXECUTED BY THE EXECUTIVE DIRECTOR
18 OF THE PENNSYLVANIA HISTORICAL AND MUSEUM COMMISSION IN THE NAME
19 OF THE COMMONWEALTH OF PENNSYLVANIA.

20 (F) PROCEEDS.--THE PROCEEDS FROM THE CONVEYANCE UNDER THIS
21 SECTION SHALL BE DEPOSITED INTO THE GENERAL FUND.

22 (G) ALTERNATE DISPOSITION.--IN THE EVENT THAT THE CONVEYANCE
23 AUTHORIZED UNDER THIS SECTION IS NOT COMPLETED WITHIN TWO YEARS
24 OF THE EFFECTIVE DATE OF THIS SUBSECTION, THE AUTHORITY TO
25 CONVEY THE PROPERTY AS SPECIFIED IN SUBSECTION (A) SHALL EXPIRE,
26 AND THE PROPERTY MAY BE DISPOSED OF IN ACCORDANCE WITH SECTION
27 2405-A OF THE ACT OF APRIL 9, 1929 (P.L.177, NO.175), KNOWN AS
28 THE ADMINISTRATIVE CODE OF 1929.

29 SECTION 3. RELEASE OF RESTRICTIONS IN OVERFIELD TOWNSHIP,
30 WYOMING COUNTY.

1 (A) AUTHORIZATION.--PURSUANT TO THE REQUIREMENTS OF SECTION
2 20(B) OF THE ACT OF JUNE 22, 1964 (SP.SESS.1, P.L.131, NO.8),
3 KNOWN AS THE PROJECT 70 LAND ACQUISITION AND BORROWING ACT, THE
4 GENERAL ASSEMBLY AUTHORIZES THE RELEASE OF PROJECT 70
5 RESTRICTIONS ON LAND OWNED BY THE PENNSYLVANIA FISH AND BOAT
6 COMMISSION IN OVERFIELD TOWNSHIP, WYOMING COUNTY, WHICH IS MORE
7 PARTICULARLY DESCRIBED IN SUBSECTION (B).

8 (B) LAND TO BE RELEASED FROM PROJECT 70 RESTRICTIONS.--THE
9 TWO PARCELS OF LAND TO BE RELEASED FROM PROJECT 70 RESTRICTIONS
10 ARE LOCATED IN OVERFIELD TOWNSHIP, WYOMING COUNTY, AND MORE
11 PARTICULARLY ARE DESCRIBED AS FOLLOWS:

12 FIRST PARCEL

13 COMMENCING AT A POINT LOCATED ALONG THE EASTERLY RIGHT-OF-WAY
14 LINE OF LAKE ROAD (S.R.2031) AT A COMMON CORNER OF LANDS NOW OR
15 FORMERLY OF TCO, INC. AS DESCRIBED IN DEED BOOK 338 AT PAGE 633,
16 SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF LANDS CONVEYED
17 TO STERLING REALITY, LLC, AS DESCRIBED IN INSTRUMENT 2021-3766;
18 THENCE ALONG THE EASTERLY RIGHT-OF-WAY LINE OF LAKE ROAD, NORTH
19 $12^{\circ}31'02''$ EAST A DISTANCE OF 49.47 FEET TO A POINT, THE POINT OF
20 BEGINNING;

21 THENCE ALONG THE EASTERLY RIGHT-OF-WAY LINE OF LAKE ROAD, NORTH
22 $11^{\circ}27'57''$ EAST A DISTANCE OF 34.63 FEET TO A POINT;

23 THENCE ALONG NOW OR FORMERLY OF THE COMMONWEALTH OF PENNSYLVANIA
24 FOR USE OF THE PENNSYLVANIA FISH COMMISSION AS DESCRIBED IN DEED
25 BOOK 170 AT PAGE 320, SOUTH $61^{\circ}44'57''$ EAST A DISTANCE OF 76.26
26 FEET TO AN IRON PIN AT A COMMON CORNER;

27 THENCE ALONG LANDS NOW OR FORMERLY OF STERLING REALITY, LLC.
28 NORTH $88^{\circ}19'45''$ WEST A DISTANCE OF 74.09 FEET TO A POINT ALONG
29 THE EASTERLY RIGHT-OF-WAY LINE OF LAKE ROAD, THE POINT OF
30 BEGINNING.

1 CONTAINING AN AREA OF 1,264 S.F. OR 0.029 ACRES OF LAND, MORE OR
2 LESS.

3 SECOND PARCEL

4 COMMENCING AT A POINT LOCATED ALONG THE EASTERLY RIGHT-OF-WAY
5 LINE OF LAKE ROAD (S.R.2031) AT A COMMON CORNER OF LANDS NOW OR
6 FORMERLY OF TCO, INC. AS DESCRIBED IN DEED BOOK 338 AT PAGE 633,
7 SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF LANDS CONVEYED
8 TO STERLING REALITY, LLC. AS DESCRIBED IN INSTRUMENT: 2021-3766;
9 THENCE ALONG THE EASTERLY RIGHT-OF-WAY LINE OF LAKE ROAD, NORTH
10 12°31'02" EAST A DISTANCE OF 49.47 FEET TO A POINT;
11 THENCE ALONG THE SAME, NORTH 11°27'57" EAST A DISTANCE OF 34.63
12 FEET TO A POINT;
13 THENCE NORTH 61°44'57" WEST A DISTANCE OF 20.55 FEET TO A
14 RAILROAD SPIKE FOUND AT THE CENTERLINE OF LAKE ROAD (SR 2031),
15 THE POINT OF BEGINNING;
16 THENCE ALONG THE CENTERLINE OF LAKE ROAD, NORTH 11°06'25" EAST A
17 DISTANCE OF 57.36 FEET TO A RAILROAD SPIKE FOUND;
18 THENCE SOUTH 47°22'38" EAST A DISTANCE OF 102.10 FEET TO A
19 POINT;
20 THENCE SOUTH 01°33'55" WEST A DISTANCE OF 32.98 FEET TO AN IRON
21 PIN FOUND AT THE NORTHEASTERLY CORNER OF LANDS NOW OR FORMERLY
22 OF STERLING REALITY, LLC.;
23 THENCE NORTH 61°44'57" WEST A DISTANCE OF 96.81 FEET TO A POINT;
24 THE POINT OF BEGINNING.

25 CONTAINING AN AREA OF 3,923 S.F. OR 0.090 ACRES OF LAND, MORE OR
26 LESS.

27 (C) DEPOSIT OF PROCEEDS.--ALL PROCEEDS FROM THE SALE OF THE
28 PROPERTY DESCRIBED IN SUBSECTION (B) SHALL BE DEPOSITED INTO A
29 RESTRICTED REVENUE ACCOUNT WITHIN THE FISH FUND AND USED FOR THE
30 ACQUISITION OF LANDS MEETING THE STANDARDS FOR ACQUISITION

1 DESCRIBED IN SECTION 18(B) OF THE PROJECT 70 LAND ACQUISITION
2 AND BORROWING ACT.

3 SECTION 4. CONVEYANCE IN THE CITY OF PHILADELPHIA.

4 (A) AUTHORIZATION.--THE DEPARTMENT OF CONSERVATION AND
5 NATURAL RESOURCES, WITH THE APPROVAL OF THE GOVERNOR, IS
6 AUTHORIZED ON BEHALF OF THE COMMONWEALTH OF PENNSYLVANIA TO
7 GRANT AND CONVEY TO THE CITY OF PHILADELPHIA A RIGHT-OF-WAY
8 EASEMENT SITUATE IN THE CITY OF PHILADELPHIA, PHILADELPHIA
9 COUNTY, IN EXCHANGE FOR IMPROVEMENTS TO BENJAMIN RUSH STATE PARK
10 AND MONETARY CONSIDERATION TO THE COMMONWEALTH TO BE USED TOWARD
11 THE ACQUISITION OF A TRACT OF LAND TO BE ADDED TO FRENCH CREEK
12 STATE PARK IN ACCORDANCE WITH SUBSECTION (C).

13 (B) PROPERTY DESCRIPTION.--THE PROPERTY INTEREST TO BE
14 CONVEYED IN ACCORDANCE WITH SUBSECTION (A) CONSISTS OF A RIGHT-
15 OF-WAY EASEMENT TOTALING APPROXIMATELY 0.32869 ACRES AND
16 IMPROVEMENTS THEREON, BOUNDED AND MORE PARTICULARLY DESCRIBED AS
17 FOLLOWS:

18 ALL THAT CERTAIN PIECE OF GROUND, SITUATE IN THE 66TH WARD OF
19 THE CITY OF PHILADELPHIA AND DESCRIBED IN ACCORDANCE WITH A
20 SURVEY PLAN BY PENNONI ASSOCIATES INC., ENTITLED "PROPOSED RIGHT
21 OF WAY PLAN", DRAWING NUMBER V-0601, PROJECT NUMBER BRRTX20015,
22 DATED 05/16/2022, AND BEING MORE PARTICULARLY DESCRIBED AS
23 FOLLOWS:

24 BEGINNING AT A POINT ON THE NORTHEASTERLY SIDE OF
25 SOUTHAMPTON-BYBERRY ROAD (70 FEET WIDE, LEGALLY OPEN, ON CITY
26 PLAN NUMBER 385), SAID POINT BEING MEASURED NORTH 02 DEGREES 15
27 MINUTES 31 SECONDS WEST, THE DISTANCE OF 934.38 FEET FROM A
28 POINT OF CURVE, SAID CURVE HAVING A RADIUS OF 25.000 FEET AND AN
29 ARC DISTANCE OF 38.495 FEET, WHICH CONNECTS THE NORTHEASTERLY
30 SIDE OF SOUTHAMPTON-BYBERRY ROAD AND WITH THE NORTHWESTERLY SIDE

1 OF MCNULTY ROAD (70 FEET WIDE, LEGALLY OPEN, ON CITY PLAN NUMBER
2 385); THENCE EXTENDING FROM SAID BEGINNING POINT, ALONG THE
3 NORTHEASTERLY SIDE OF SOUTHAMPTON-BYBERRY ROAD, NORTH 02 DEGREES
4 15 MINUTES 31 SECONDS 150.000 FEET TO A POINT; THENCE ALONG A
5 CURVE TO THE LEFT, RADIUS 734.407 FEET, AN ARC DISTANCE OF
6 464.950 FEET, A CHORD BEARING OF NORTH 20 DEGREES 26 MINUTES 36
7 SECONDS WEST, AND A CHORD DISTANCE OF 457.223 FEET TO A POINT;
8 THENCE ALONG A CURVE TO THE RIGHT, RADIUS OF 25.029 FEET, AN ARC
9 DISTANCE OF 37.900 FEET, A CHORD BEARING OF NORTH 04 DEGREES 47
10 MINUTES 40 SECONDS EAST, AND A CHORD DISTANCE OF 34.378 FEET TO
11 A POINT; THENCE SOUTH 48 DEGREES 05 MINUTES 49 SECONDS WEST, A
12 DISTANCE OF 25.047 FEET, TO A POINT; THENCE ALONG A CURVE TO THE
13 LEFT, RADIUS OF 25.554, AN ARC DISTANCE OF 39.060 FEET, A CHORD
14 BEARING OF SOUTH 03 DEGREES 10 MINUTES 36 SECONDS WEST, AND A
15 CHORD DISTANCE OF 35.370 FEET TO A POINT; THENCE ALONG A CURVE
16 TO THE RIGHT, RADIUS 760.000 FEET, AN ARC DISTANCE OF 480.840
17 FEET, A CHORD BEARING OF SOUTH 20 DEGREES 26 MINUTES 23 SECONDS
18 EAST, AND A CHORD DISTANCE OF 472.857 FEET TO A POINT; THENCE
19 SOUTH 07 DEGREES 12 MINUTES, 20 SECONDS WEST, 152.095 FEET TO
20 THE FIRST MENTIONED POINT OF BEGINNING.

21 EASEMENT CONTAINS 14,318 SQUARE FEET OR 0.32869 ACRES.

22 BEING A PORTION OF THE LANDS, NOW AND FORMERLY OF THE
23 COMMONWEALTH OF PENNSYLVANIA, OPA NUMBER 88-4291485, AND LISTED
24 AS MAP NUMBER 150-N-08.

25 (C) AUTHORIZATION TO RECEIVE PROPERTY.--THE DEPARTMENT OF
26 CONSERVATION AND NATURAL RESOURCES, WITH THE APPROVAL OF THE
27 GOVERNOR, IS AUTHORIZED ON BEHALF OF THE COMMONWEALTH OF
28 PENNSYLVANIA TO RECEIVE THAT CERTAIN TRACT OF LAND SITUATE IN
29 UNION TOWNSHIP, BERKS COUNTY, IN EXCHANGE FOR THAT PROPERTY
30 INTEREST TO BE CONVEYED TO THE CITY OF PHILADELPHIA IN

1 ACCORDANCE WITH SUBSECTION (A) .

2 (D) MONETARY CONSIDERATION AND IMPROVEMENTS.--THE CITY OF
3 PHILADELPHIA, THROUGH FUNDING AND ASSISTANCE PROVIDED BY
4 BRANDYWINE BYBERRY, LP, ITS SUCCESSORS OR ASSIGNS, SHALL
5 CONTRIBUTE \$203,500 TOWARD THE ACQUISITION AND CONVEYANCE OF
6 PROPERTY TO THE COMMONWEALTH, ACTING BY AND THROUGH THE
7 DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES. THE PROPERTY
8 TO BE CONVEYED IN ACCORDANCE WITH SUBSECTION (C) CONSISTS OF
9 APPROXIMATELY 12.016 ACRES AND IMPROVEMENTS THEREON DESCRIBED AS
10 FOLLOWS:

11 ALL THAT CERTAIN PARCEL OF LAND SITUATE IN UNION TOWNSHIP,
12 BERKS COUNTY, PENNSYLVANIA, BEING SHOWN ON BOUNDARY PLAN
13 PREPARED FOR NATURAL LANDS TRUST, INC., DATED APRIL 7, 2022 BY
14 REGESTER ASSOCIATES, INC., KENNETT SQUARE, PENNSYLVANIA, AND
15 BEING MORE FULLY DESCRIBED AS FOLLOWS:

16 BEGINNING AT THE SOUTHERLY CORNER IN COMMON OF LANDS NOW OR
17 LATE OF DANIEL A. AND KAREN L. STAUFFER (A/K/A TAX PARCEL NO.
18 88-5343-00-43-1337) AND LANDS NOW OR LATE OF THE COMMONWEALTH OF
19 PENNSYLVANIA PARKS DEPARTMENT (A/K/A TAX PARCEL NO. 88-5352-00-
20 57-9606) IN THE BED OF GEIGERTOWN ROAD; THENCE FROM THE POINT OF
21 BEGINNING, ALONG SAID LANDS OF THE COMMONWEALTH OF PENNSYLVANIA
22 PARKS DEPARTMENT, THE FOLLOWING THREE (3) COURSES AND DISTANCES:
23 (1) LEAVING THE BED OF SAID ROAD, PASSING OVER A REBAR (FOUND)
24 AT A DISTANCE OF 18.41 FEET, NORTH 70 DEGREES 00 MINUTES 21
25 SECONDS WEST 594.00 FEET TO A REBAR (FOUND); (2) NORTH 33
26 DEGREES 44 MINUTES 39 SECONDS EAST 404.26 FEET TO A CAPPED REBAR
27 (FOUND); (3) ALSO ALONG LANDS NOW OR LATE OF THOMAS M. AND
28 CHRISTINE L. GATZ, NORTH 65 DEGREES 30 MINUTES 21 SECONDS WEST
29 1,124.15 FEET TO A POINT ON LINE OF THE AFORESAID LANDS OF THE
30 COMMONWEALTH OF PENNSYLVANIA PARKS DEPARTMENT; THENCE ALONG SAID

1 LANDS OF THE COMMONWEALTH OF PENNSYLVANIA PARKS DEPARTMENT,
2 NORTH 07 DEGREES 10 MINUTES 46 SECONDS EAST 182.02 FEET TO A
3 CAPPED REBAR (SET), A CORNER OF LANDS NOW OR LATE OF WILLIAM J.,
4 JR. AND FELICIA A. O'NEIL; THENCE ALONG SAID LANDS OF O'NEIL AND
5 ALONG THE AFORESAID LANDS OF THE COMMONWEALTH OF PENNSYLVANIA
6 PARKS DEPARTMENT, SOUTH 65 DEGREES 30 MINUTES 21 SECONDS EAST
7 1,783.87 FEET TO A CAPPED REBAR (SET); THENCE CONTINUING ALONG
8 SAID LANDS OF THE COMMONWEALTH OF PENNSYLVANIA PARKS DEPARTMENT,
9 THE FOLLOWING TWO (2) COURSES AND DISTANCES: (1) SOUTH 30
10 DEGREES 59 MINUTES 39 SECONDS WEST 174.90 FEET TO A CAPPED REBAR
11 (FOUND); (2) PASSING OVER A REBAR (FOUND) 112.22 FEET FROM THE
12 SOUTHWESTERLY TERMINUS OF THIS COURSE, SOUTH 33 DEGREES 55
13 MINUTES 46 SECONDS WEST 357.22 FEET TO THE POINT OF BEGINNING;
14 AND ENCOMPASSING 12.016 ACRES OF LAND, BE THE SAME, MORE OR
15 LESS.

16 (E) EASEMENTS AND ENCUMBRANCES.--THE CONVEYANCES DESCRIBED
17 IN THIS SECTION SHALL BE MADE CONCURRENTLY AND UNDER AND SUBJECT
18 TO ALL LAWFUL AND ENFORCEABLE EASEMENTS, SERVITUDES AND RIGHTS
19 OF OTHERS, INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND
20 RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, GAS OR
21 PIPELINE COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY LAWFUL
22 AND ENFORCEABLE ESTATES OR TENANCIES VESTED IN THIRD PERSONS
23 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS
24 ERECTED THEREON.

25 (F) DEED.--THE DEED TO THE COMMONWEALTH, FOR THE CONVEYANCE
26 OF THE PROPERTY AS DESCRIBED IN SUBSECTION (D), SHALL BE BY
27 SPECIAL WARRANTY DEED.

28 (G) COSTS AND FEES.--ALL COSTS AND FEES INCIDENTAL TO THE
29 CONVEYANCES CONTAINED IN THIS SECTION SHALL BE BORNE BY THEIR
30 RESPECTIVE PARTIES.

1 SECTION 5. TRANSFER OF ADMINISTRATIVE JURISDICTION.

2 (A) AUTHORIZATION.--THE DEPARTMENT OF CONSERVATION AND
3 NATURAL RESOURCES, WITH THE APPROVAL OF THE GOVERNOR, IS
4 AUTHORIZED ON BEHALF OF THE COMMONWEALTH OF PENNSYLVANIA TO
5 TRANSFER ADMINISTRATIVE JURISDICTION OF PORTIONS OF STATE PARK
6 LANDS DESCRIBED UNDER SUBSECTION (C), FREE OF RESTRICTIONS
7 IMPOSED BY SECTION 20 OF THE ACT OF JUNE 22, 1964 (SP.SESS. 1,
8 P.L.131, NO.8), KNOWN AS THE PROJECT 70 LAND ACQUISITION AND
9 BORROWING ACT, TO THE DEPARTMENT OF TRANSPORTATION, SITUATE IN
10 VARIOUS STATE PARKS, IN EXCHANGE FOR CERTAIN PROPERTY TO BE
11 CONVEYED TO THE DEPARTMENT OF CONSERVATION AND NATURAL
12 RESOURCES, WHICH SHALL BE SUBJECT TO THE RESTRICTIONS SPECIFIED
13 IN THE PROJECT 70 LAND ACQUISITION AND BORROWING ACT.

14 (B) HIGHWAY IMPROVEMENT PROJECT REPLACEMENT LAND.--THE LAND
15 ACQUIRED BY THE DEPARTMENT OF TRANSPORTATION AND DESCRIBED UNDER
16 SUBSECTION (D) SHALL BE CONVEYED TO THE DEPARTMENT OF
17 CONSERVATION AND NATURAL RESOURCES FOR PURPOSES OF REPLACING
18 STATE PARK LANDS NEEDED FOR HIGHWAY IMPROVEMENT PROJECTS.

19 (C) TRANSFER OF ADMINISTRATIVE JURISDICTION.--

20 (1) THE TRANSFER OF ADMINISTRATIVE JURISDICTION OF STATE
21 PARK LANDS FROM THE DEPARTMENT OF CONSERVATION AND NATURAL
22 RESOURCES TO THE DEPARTMENT OF TRANSPORTATION, IN ACCORDANCE
23 WITH SUBSECTION (A), SHALL CONSIST OF PORTIONS OF STATE PARK
24 LAND, WITH MOST RANGING FROM APPROXIMATELY 0.03 ACRES TO 1.5
25 ACRES PER A DEPARTMENT OF TRANSPORTATION HIGHWAY IMPROVEMENT
26 PROJECT. THE EXACT ACREAGE TO BE TRANSFERRED FOR EACH HIGHWAY
27 IMPROVEMENT PROJECT WILL BE DETERMINED UPON THE COMPLETION OF
28 THE DEPARTMENT OF TRANSPORTATION'S SCHEMATIC DESIGN FOR EACH
29 TRANSPORTATION PROJECT, WHICH ARE LIMITED TO THE PRE-
30 IDENTIFIED PROJECTS IN PARAGRAPH (2). THE SCHEMATIC DESIGN

1 FOR EACH HIGHWAY IMPROVEMENT PROJECT, WHICH HAVE NOT BEEN
 2 COMPLETED AT THIS TIME, IS REQUIRED TO DETERMINE THE
 3 PROJECT'S IMPACT TO THE STATE PARK LAND.

4 (2) PRE-IDENTIFIED HIGHWAY IMPROVEMENT PROJECTS:

5	PROJECT			
6	STATE PARK	DESCRIPTION	PROJECT NARRATIVE	COUNTY
7	BALD EAGLE	BRIDGE	SR 0026 OVER BALD EAGLE	CENTRE
8	STATE PARK	IMPROVEMENTS	CREEK, HOWARD TOWNSHIP	
9	BUCKTAIL	BRIDGE	SR 0120 OVER DRY RUN,	CLINTON
10	STATE PARK	IMPROVEMENTS	NOYES TOWNSHIP	
11	CLEAR CREEK	RESURFACING	SR 2001 (GREENWOOD ROAD)	FOREST
12	STATE PARK		FROM SR 0089 TO COON	
13			ROAD, BARNETT TOWNSHIP	
14	CODORUS STATE	BRIDGE	SR 3070 (BLACK ROCK	YORK
15	PARK	REPLACEMENT	ROAD) OVER TRIBUTARY OF	
16			WEST BRANCH OF CODORUS	
17			CREEK, WEST MANHEIM	
18			TOWNSHIP	
19	COOK FOREST	RESURFACING	SR 0899 FROM JEFFERSON	FOREST
20	STATE PARK		COUNTY LINE TO BEAR RUN	
21			ROAD, BARNETT TOWNSHIP	
22	KETTLE CREEK	MAINTENANCE BOX	SR 4001 OVER SUMMERSON	CLINTON
23	STATE PARK	CULVERT	RUN, LEIDY TOWNSHIP	
24	LAUREL HILLS	BRIDGE	OVER LAUREL HILL CREEK,	SOMERSET
25	STATE PARK	IMPROVEMENTS	JEFFERSON TOWNSHIP	
26	LEHIGH GORGE	BRIDGE	I-80 OVER SR 1005,	CARBON
27	STATE PARK	REPLACEMENT	LEHIGH RIVER AND READING	
28			BLUE MOUNTAIN AND	
29			NORTHERN RAILROAD	
30	OIL CREEK	BRIDGE	SR 0008 (WILLIAM FLINN	VENANGO

1 STATE PARK PRESERVATION HIGHWAY), RYND FARM
 2 BRIDGE OVER OIL CREEK,
 3 CORNPLANTER TOWNSHIP
 4 OIL CREEK BRIDGE SR 1004 (PETROLEUM VENANGO
 5 STATE PARK PRESERVATION, CENTER ROAD), BRIDGE
 6 REHABILITATION OVER OIL CREEK,
 7 OR REPLACEMENT CORNPLANTER TOWNSHIP
 8 PROMISED LAND BRIDGE SR 0390 (PROMISED LAND PIKE
 9 STATE PARK REPLACEMENT ROAD) OVER OUTLET TO
 10 PROMISED LAND LAKE,
 11 GREENE TOWNSHIP
 12 PYMATUNING BRIDGE SR 3011 (HARTSTOWN CRAWFORD
 13 STATE PARK PRESERVATION OR ROAD), BRIDGE OVER
 14 REHABILITATION PYMATUNING RESERVOIR,
 15 PINE TOWNSHIP
 16 TYLER STATE BRIDGE SWAMP ROAD AT PENNSWOOD BUCKS
 17 PARK REPLACEMENT ROAD OVER BRANCH OF
 18 NESHAMINY CREEK

19 (D) DEED OF CONVEYANCE.--THE REPLACEMENT LAND TO BE CONVEYED
 20 IN ACCORDANCE WITH SUBSECTION (B) CONSISTS OF APPROXIMATELY
 21 19.51 ACRES AND IMPROVEMENTS THEREON AS FOLLOWS:

22 ALL THAT CERTAIN TRACT OF LAND SITUATED IN THE TOWNSHIP OF
 23 NEW VERNON, COUNTY OF MERCER, COMMONWEALTH OF PENNSYLVANIA.

24 BEGINNING AT A POINT IN THE CENTER OF TOWNSHIP ROAD NO. 308
 25 AT THE WEST LINE OF LAND OF PALERMINO LACHIATTO; HENCE SOUTH 0°
 26 55' 13" EAST ALONG THE WEST LINE OF THE LAND OF LACHIATTO A
 27 DISTANCE OF 540.0 FEET TO A POINT; THENCE NORTH 72° 11' 27" WEST
 28 ALONG THE LAND OF MERLE AND FRAN ELDER A DISTANCE OF 610.10 FEET
 29 TO A POINT; THENCE CONTINUING ALONG THE LAND OF ELDER OR ALONG
 30 THE PROPERTY OF THE OTHER ABUTTING OWNER NORTH 0° 43' 39" WEST A

1 DISTANCE OF 365.39 FEET TO A POINT IN THE CENTER LINE OF SAID
2 TOWNSHIP ROAD NO. 308; THENCE ALONG THE CENTER LINE OF SAID ROAD
3 SOUTH 55° 36' 50" EAST 1115.31 FEET TO A POINT AND SOUTH 53° 22'
4 57" EAST A DISTANCE OF 295.54 FEET TO THE PLACE OF BEGINNING.
5 CONTAINING 19.51 ACRES.; AND BEING UNIFORM PARCEL IDENTIFIER NO.
6 19-062-032.

7 (E) EASEMENTS AND ENCUMBRANCES.--THE CONVEYANCES DESCRIBED
8 IN THIS SECTION SHALL BE UNDER AND SUBJECT TO ALL LAWFUL AND
9 ENFORCEABLE EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS,
10 INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND RIGHTS OF
11 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, GAS OR PIPELINE
12 COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY LAWFUL AND
13 ENFORCEABLE ESTATES OR TENANCIES VESTED IN THIRD PERSONS
14 APPEARING OF RECORD FOR ANY PORTION OF THE LAND OR IMPROVEMENTS
15 ERECTED THEREON.

16 (F) RESTRICTIONS.--THE REPLACEMENT LAND REFERENCED IN
17 SUBSECTION (D) WILL BE UNDER AND SUBJECT TO THE FOLLOWING
18 RESTRICTION: "THIS INDENTURE IS GIVEN TO PROVIDE LAND FOR
19 RECREATION, CONSERVATION AND HISTORICAL PURPOSES, AS SAID
20 PURPOSES ARE DEFINED IN THE 'PROJECT 70 LAND ACQUISITION AND
21 BORROWING ACT,' APPROVED JUNE 22, 1964, P.L.131."

22 (G) DEEDS OF CONVEYANCE.--THE DEED FOR THE CONVEYANCE OF THE
23 REPLACEMENT LAND REFERENCED IN SUBSECTION (D) SHALL BE BY
24 QUITCLAIM DEED.

25 (H) COSTS AND FEES.--ALL COSTS AND FEES INCIDENTAL TO THE
26 CONVEYANCES CONTAINED IN THIS SECTION SHALL BE BORNE BY THEIR
27 RESPECTIVE PARTIES.

28 SECTION 6. CONVEYANCE IN WINDSOR TOWNSHIP, BERKS COUNTY.

29 (A) AUTHORIZATION FOR CONVEYANCE OF PARCEL.--THE DEPARTMENT
30 OF GENERAL SERVICES, WITH THE APPROVAL OF THE DEPARTMENT OF

1 AGRICULTURE AND THE GOVERNOR, IS AUTHORIZED ON BEHALF OF THE
2 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO JOSHUA R.
3 SNYDER A CERTAIN TRACT OF LAND SITUATE IN WINDSOR TOWNSHIP,
4 BERKS COUNTY, PART OF HAMBURG STATE FARM. THE PURCHASE PRICE
5 SHALL BE \$63,000. ANY SUCH CONVEYANCE SHALL BE MADE UNDER TERMS
6 AND CONDITIONS TO BE ESTABLISHED IN AN AGREEMENT OF SALE.

7 (B) PROPERTY DESCRIPTION.--THE LANDS TO BE CONVEYED UNDER
8 SUBSECTION (A) CONSIST OF APPROXIMATELY 5.23 ACRES AND
9 IMPROVEMENTS THEREON, BOUNDED AND DESCRIBED AS FOLLOWS:

10 ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND WITH
11 IMPROVEMENTS THEREON LOCATED IN WINDSOR TOWNSHIP, BERKS COUNTY,
12 BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

13 BEGINNING AT A POINT IN THE CENTERLINE OF A TOWNSHIP ROAD
14 (MOUNTAIN ROAD T-816) ON THE LINE N/F OF CANDANCE M. BROWN AND
15 AT A CORNER N/F OF BYRON A. & KAY L. FRITZ; THENCE ALONG THE
16 PROPERTY N/F OF CANDANCE M. BROWN THROUGH AN IRON PIN SET ON THE
17 TWENTY-FIVE FOOT DEDICATED RIGHT-OF-WAY N07°16'38''E A DISTANCE
18 OF 33.59'. THENCE ALONG THE LINE N/F OF CANDANCE M. BROWN,
19 N07°16'38''E A DISTANCE OF 881.33' TO A CONCRETE MONUMENT ON THE
20 LINE N/F OF BROWN AND MARKING THE CORNER N/F OF RALPH W. &
21 PATRICIA A. SENSENIG. THENCE ALONG THE LINE N/F OF SENSENIG,
22 N85°41'47''E FOR A DISTANCE OF 261.68' TO A CONCRETE MONUMENT
23 MARKING THE CORNER OF SAID SENSENIG AND OTHER LANDS OF N/F OF
24 RALPH W. & PATRICIA A. SENSENIG ALSO BEING THE NORTH WEST CORNER
25 N/F OF JOHN V. HEFFNER. THENCE ALONG THE LINE N/F OF SAID
26 HEFFNER, S7°38'00''W A DISTANCE 420.91' TO AN IRON PIN AT THE
27 SOUTHWEST CORNER N/F OF SAID HEFFNER AND THE NORTHWEST CORNER
28 N/F OF JOHN MARKO, JR. THENCE ALONG LANDS N/F OF JOHN MARKO, JR
29 AND ALSO ANOTHER TRACT OF LAND N/F OF JOHN MARKO, JR
30 S10°58'33''E FOR A DISTANCE 382.27' TO A MAGNAIL IN THE

1 CENTERLINE OF THE ROAD MARKING THE CORNER OF PROPOSED LOT 6 AND
2 RESIDUAL LOT 1 BEING LANDS N/F OF COMM. OF PA, DEPT. OF PROPERTY
3 SUPPLIES. ALSO BEING A CORNER WITH LANDS N/F OF JOHN MARKO, JR
4 AND LANDS N/F OF JOESPH & BONNIE L. MASTROMATTO. THENCE THROUGH
5 THE CENTERLINE OF MOUNTAIN ROAD AND ALONG RESIDUAL LOT 1 A CURVE
6 TO THE LEFT, HAVING A RADIUS OF 383.50' AN ARC LENGTH OF 129.07'
7 HAVING A CHORD BEARING S73°59'02''W A CHORD DISTANCE OF 128.46'
8 TO A POINT. THENCE ALONG THE SAME, S64°20'31''W A DISTANCE OF
9 100.36' TO A CONCRETE MONUMENT AND MARKING THE CORNER N/F OF
10 BYRON A. & KAY L. FRITZ. THENCE ALONG THE LINE N/F OF SAID
11 FRITZ, S60°43'39''W A DISTANCE OF 201.10', THE POINT OF
12 BEGINNING.

13 CONTAINING AN AREA OF 227,789.63 S.F. OR 5.23-ACRES, MORE OR
14 LESS. BEING A PORTION OF UPI 46449514431213.

15 (C) EXISTING ENCUMBRANCES.--THE CONVEYANCE AUTHORIZED BY
16 THIS SECTION SHALL BE MADE UNDER AND SUBJECT TO EXISTING
17 ENCROACHMENTS, ALL LAWFUL AND ENFORCEABLE EASEMENTS, SERVITUDES
18 AND RIGHTS OF OTHERS, INCLUDING, BUT NOT CONFINED TO, STREETS,
19 ROADWAYS AND RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER,
20 ELECTRIC, GAS OR PIPELINE COMPANIES, AS WELL AS UNDER AND
21 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES
22 VESTED IN THIRD PERSONS APPEARING OF RECORD, FOR ANY PORTION OF
23 THE LAND OR IMPROVEMENTS ERECTED THEREON.

24 (D) CONDITION.--THE CONVEYANCE AUTHORIZED BY THIS SECTION
25 SHALL BE MADE UNDER AND SUBJECT TO THE CONDITION, WHICH SHALL BE
26 CONTAINED IN THE DEED OF CONVEYANCE, THAT NO PORTION OF THE
27 PROPERTY CONVEYED SHALL BE USED AS A LICENSED FACILITY, AS THE
28 TERM IS DEFINED IN 4 PA.C.S. § 1103 (RELATING TO DEFINITIONS),
29 OR ANY OTHER SIMILAR TYPE OF FACILITY AUTHORIZED UNDER STATE
30 LAW. THE CONDITION SHALL BE A COVENANT RUNNING WITH THE LAND AND

1 SHALL BE BINDING UPON THE GRANTEE, HIS HEIRS AND ASSIGNS. SHOULD
2 THE GRANTEE, HIS HEIRS OR ASSIGNS PERMIT ANY PORTION OF THE
3 PROPERTY AUTHORIZED TO BE CONVEYED IN THIS SECTION TO BE USED IN
4 VIOLATION OF THIS SUBSECTION, THE TITLE SHALL IMMEDIATELY REVERT
5 TO AND REVEST IN THE GRANTOR.

6 (E) EASEMENTS.--THE SECRETARY OF GENERAL SERVICES MAY GRANT
7 ANY EASEMENTS TO BENEFIT, OR RETAIN ANY EASEMENTS FROM, THE
8 PROPERTY TO BE CONVEYED PURSUANT TO THIS SECTION AS THE
9 SECRETARY OF GENERAL SERVICES DEEMS NECESSARY OR APPROPRIATE.

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

12 (G) TIME FOR CONVEYANCE AND ALTERNATE DISPOSITION.--IN THE
13 EVENT THE CONVEYANCE AUTHORIZED BY THIS SECTION IS NOT EXECUTED
14 WITHIN TWO YEARS AFTER THE EFFECTIVE DATE OF THIS SUBSECTION,
15 THE PROPERTY MAY BE DISPOSED OF IN ACCORDANCE WITH SECTION 2405-
16 A OF THE ACT OF APRIL 9, 1929 (P.L.177, NO.175), KNOWN AS THE
17 ADMINISTRATIVE CODE OF 1929.

18 (H) PROCEEDS.--THE PROCEEDS FROM THE CONVEYANCE AUTHORIZED
19 IN THIS SECTION SHALL BE DEPOSITED INTO THE DEPARTMENT OF
20 AGRICULTURE'S AGRICULTURAL FARM OPERATIONS RESTRICTED ACCOUNT.
21 SECTION 7. CONVEYANCE IN HAVERFORD TOWNSHIP, DELAWARE COUNTY.

22 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
23 THE APPROVAL OF THE GOVERNOR, IS AUTHORIZED ON BEHALF OF THE
24 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY THE TRACT OF
25 LAND DESCRIBED UNDER SUBSECTION (B) TOGETHER WITH ANY
26 IMPROVEMENTS THEREON, BEING A PORTION OF THE LANDS OF THE FORMER
27 HAVERFORD STATE HOSPITAL, SITUATE IN HAVERFORD TOWNSHIP,
28 DELAWARE COUNTY, TO CARELINK COMMUNITY SUPPORT SERVICES OF PA,
29 INC., FOR \$300,000, UNDER TERMS AND CONDITIONS TO BE ESTABLISHED
30 IN AN AGREEMENT OF SALE.

1 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED
2 PURSUANT TO SUBSECTION (A) CONSISTS OF THE FOLLOWING:

3 ALL THAT CERTAIN PIECE, PARCEL, OR TRACT OF LAND SITUATED IN
4 HAVERFORD TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA, BEING PARCEL
5 - 2 AS SHOWN ON A PLAN TITLED "HAVERFORD HOSPITAL PROPERTY"
6 PREPARED BY PRECISION LAND SURVEYORS, DATED JULY 12, 1998, AND
7 BEING FURTHER DESCRIBED AS FOLLOWS, TO WIT:

8 BEGINNING AT A POINT IN THE BED OF HAVERFORD AND DARBY ROAD,
9 A CORNER IN COMMON WITH PARCEL - 1 OF THE HAVERFORD HOSPITAL
10 PROPERTY PLAN; THENCE LEAVING THE ROAD AND CONTINUING ALONG
11 PARCEL - 1 THE FOLLOWING TWO COURSES AND DISTANCES: 1.) SOUTH 34
12 DEGREES 5 MINUTES 28 SECONDS WEST A DISTANCE OF 318.67 FEET TO
13 AN IRON ROD AND 2.) SOUTH 79 DEGREES 29 MINUTES 35 SECONDS WEST
14 A DISTANCE OF 790.88 FEET TO AN IRON ROD, A CORNER IN COMMON
15 WITH PARCEL - 1 OF THE HAVERFORD HOSPITAL PROPERTY PLAN AND
16 LANDS NOW OR FORMERLY OF ALLGATES WEST DEVELOPMENT; THENCE ALONG
17 LANDS NOW OR FORMERLY OF ALLGATES WEST DEVELOPMENT THE FOLLOWING
18 THREE COURSES AND DISTANCES: 1.) NORTH 51 DEGREES 56 MINUTES 10
19 SECONDS WEST A DISTANCE OF 165.76 FEET TO A STONE MONUMENT; 2.)
20 NORTH 3 DEGREES 23 MINUTES 36 SECONDS EAST A DISTANCE OF 284.94
21 FEET TO A STONE MONUMENT AND 3.) NORTH 38 DEGREES 38 MINUTES 53
22 SECONDS EAST A DISTANCE OF 370.43 FEET TO A POINT, A CORNER IN
23 THE BED OF HAVERFORD AND DARBY ROAD; THENCE CONTINUING IN THE
24 BED OF HAVERFORD AND DARBY ROAD THE FOLLOWING FOUR COURSES AND
25 DISTANCES:

26 1.) SOUTH 67 DEGREES 44 MINUTES 32 SECONDS EAST A DISTANCE OF
27 88.36 FEET TO A POINT; 2.) SOUTH 62 DEGREES 46 MINUTES 20
28 SECONDS EAST A DISTANCE OF 201.01 FEET TO A POINT; 3.) SOUTH 77
29 DEGREES 35 MINUTES 38 SECONDS EAST A DISTANCE OF 217.42 FEET TO
30 A POINT AND 4.) SOUTH 75 DEGREES 20 MINUTES 21 SECONDS EAST A

1 DISTANCE OF 377.98 FEET TO A POINT, THE PLACE OF BEGINNING.

2 CONTAINING 10.43 ACRES, MORE OR LESS, AS SHOWN ON SAID PLAN.

3 TAX ID / PARCEL NO. 22-04-00185-00. KNOWN AS 3520 DARBY ROAD,

4 HAVERFORD, PENNSYLVANIA, 19041.

5 BEING A PORTION OF THE SAME PREMISES CONDEMNED BY THE GENERAL

6 STATE AUTHORITY, PREDECESSOR TO THE DEPARTMENT OF GENERAL

7 SERVICES, IN 1956 FROM ECKLEY B. COXE & MARY OWENS COXE, IN

8 ACCORDANCE WITH THE ACT OF MARCH 31, 1949, P.L. 372, SECTION 12,

9 WHICH TAKING IS EVIDENCED BY THE PETITION FOR APPOINTMENT OF

10 VIEWERS RECORDED AT THE OFFICE OF THE RECORDER OF DEEDS OF

11 DELAWARE COUNTY AT DEED BOOK 1807 PAGE 34.

12 ALSO BEING A PORTION OF THE SAME PREMISES CONVEYED BY ELMER

13 H. HUTCHINSON AND SALLY M. HUTCHINSON, HIS WIFE, TO THE GENERAL

14 STATE AUTHORITY BY DEED DATED MARCH 2, 1956, AND RECORDED AT THE

15 OFFICE OF THE RECORDER OF DEEDS OF DELAWARE COUNTY AT DEED BOOK

16 1763 PAGE 564.

17 TOGETHER WITH A 20-FOOT-WIDE SANITARY SEWER EASEMENT AS

18 DESCRIBED IN A DEED FROM THE COMMONWEALTH OF PENNSYLVANIA TO THE

19 TOWNSHIP OF HAVERFORD, DATED DECEMBER 17, 2002 AND RECORDED AT

20 DELAWARE COUNTY DEED BOOK 2631, PAGE 947 (INSTRUMENT

21 #2002138609).

22 (C) EXISTING ENCUMBRANCES.--THE CONVEYANCE SHALL BE MADE

23 UNDER AND SUBJECT TO ALL LAWFUL AND ENFORCEABLE EASEMENTS,

24 SERVITUDES AND RIGHTS OF OTHERS, INCLUDING, BUT NOT CONFINED TO,

25 STREETS, ROADWAYS AND RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER,

26 ELECTRIC, GAS OR PIPELINE COMPANIES, AS WELL AS UNDER AND

27 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES

28 VESTED IN THIRD PERSONS APPEARING OF RECORD, FOR ANY PORTION OF

29 THE LAND OR IMPROVEMENTS ERECTED THEREON.

30 (D) RESTRICTIONS.--

1 (1) ANY CONVEYANCE AUTHORIZED UNDER THIS SECTION SHALL
2 BE MADE UNDER AND SUBJECT TO THE CONDITION, WHICH SHALL BE
3 CONTAINED IN THE DEED OF CONVEYANCE, THAT NO PORTION OF THE
4 PROPERTY CONVEYED SHALL BE USED AS A LICENSED FACILITY, AS
5 DEFINED IN 4 PA.C.S. § 1103 (RELATING TO DEFINITIONS), OR ANY
6 OTHER SIMILAR TYPE OF FACILITY AUTHORIZED UNDER STATE LAW.
7 THE CONDITION SHALL BE A COVENANT RUNNING WITH THE LAND AND
8 SHALL BE BINDING UPON THE GRANTEE, ITS SUCCESSORS AND
9 ASSIGNS. SHOULD THE GRANTEE, ITS SUCCESSORS OR ASSIGNS,
10 PERMIT ANY PORTION OF THE PROPERTY AUTHORIZED TO BE CONVEYED
11 IN THIS SECTION TO BE USED IN VIOLATION OF THIS SUBSECTION,
12 THE TITLE SHALL IMMEDIATELY REVERT TO AND REVEST IN THE
13 GRANTOR.

14 (2) ANY CONVEYANCE AUTHORIZED UNDER THIS SECTION SHALL
15 BE MADE UNDER AND SUBJECT TO THE CONDITION THAT CARELINK
16 COMMUNITY SUPPORT SERVICES OF PA, INC., ITS SUCCESSORS AND
17 ASSIGNS, SHALL UTILIZE THE PROPERTY SOLELY FOR RESIDENTIAL
18 SERVICES, INCLUDING BEHAVIORAL HEALTH, REHABILITATION AND
19 LIFE SKILLS TRAINING, FOR PERSONS WITH DISABILITIES, AND FOR
20 NO OTHER PURPOSE. SHOULD CARELINK COMMUNITY SUPPORT SERVICES
21 OF PA, INC., OR ITS SUCCESSORS OR ASSIGNS, UTILIZE THE
22 PROPERTY FOR ANY OTHER PURPOSE, CARELINK COMMUNITY SUPPORT
23 SERVICES OF PA, INC., OR ITS SUCCESSOR OR ASSIGNS, SHALL PAY
24 \$300,000 TO THE COMMONWEALTH OF PENNSYLVANIA, ACTING BY AND
25 THROUGH THE DEPARTMENT OF GENERAL SERVICES, WITHIN 90 DAYS
26 AFTER THE CHANGE IN USE. SHOULD CARELINK COMMUNITY SUPPORT
27 SERVICES OF PA, INC., ITS SUCCESSOR OR ASSIGNS, FAIL TO PAY
28 SUCH SUM WITHIN SUCH TIME FRAME, THE PROPERTY SHALL, AT THE
29 DEPARTMENT OF GENERAL SERVICE'S ELECTION, REVERT AND REVEST
30 IN THE COMMONWEALTH OF PENNSYLVANIA. THIS PROVISION IS

1 INTENDED TO CREATE A FEE SIMPLE SUBJECT TO A CONDITION
2 SUBSEQUENT. THIS CONDITION SHALL TERMINATE ON THE 15TH
3 ANNIVERSARY OF THE DATE OF THE DEED AND THEREAFTER BE OF NO
4 FURTHER FORCE OR EFFECT.

5 (E) DEED OF CONVEYANCE.--THE CONVEYANCE SHALL BE MADE BY
6 SPECIAL WARRANTY DEED TO BE EXECUTED BY THE SECRETARY OF GENERAL
7 SERVICES IN THE NAME OF THE COMMONWEALTH OF PENNSYLVANIA.

8 (F) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THIS
9 CONVEYANCE SHALL BE BORNE BY CARELINK COMMUNITY SUPPORT SERVICES
10 OF PA, INC.

11 (G) ALTERNATE DISPOSITION.--IF THE CONVEYANCE AUTHORIZED
12 HEREIN IS NOT COMPLETED WITHIN TWO YEARS AFTER THE EFFECTIVE
13 DATE OF THIS SUBSECTION, THE AUTHORITY TO CONVEY THE PROPERTY AS
14 SPECIFIED IN SUBSECTION (A) SHALL EXPIRE, AND THE PROPERTY MAY
15 BE DISPOSED OF BY A COMPETITIVE BIDDING PROCESS IN ACCORDANCE
16 WITH SECTION 2405-A OF THE ACT OF APRIL 9, 1929 (P.L.177,
17 NO.175), KNOWN AS THE ADMINISTRATIVE CODE OF 1929, EXCEPT THAT
18 NO PROPERTY DISPOSITION PLAN SHALL BE REQUIRED.

19 SECTION 8. AUTHORIZATION FOR REAL PROPERTY CONVEYANCE.

20 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
21 THE APPROVAL OF THE PENNSYLVANIA HISTORICAL AND MUSEUM
22 COMMISSION, THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES
23 AND THE GOVERNOR, IS HEREBY AUTHORIZED ON BEHALF OF THE
24 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO THE ROLAND
25 CURTIN FOUNDATION FOR THE PRESERVATION OF EAGLE FURNACE, THE
26 FOLLOWING TRACT OF LAND TOGETHER WITH ANY BUILDINGS, STRUCTURES
27 AND IMPROVEMENTS THEREON, BEING A PORTION OF THE HISTORIC CURTIN
28 VILLAGE, SITUATE IN BOGGS TOWNSHIP, CENTRE COUNTY, FOR \$1.

29 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED UNDER
30 SUBSECTION (A) CONSISTS OF A TRACT OF LAND TOTALING

1 APPROXIMATELY 10.28 ACRES, INCLUDING ALL BUILDINGS, STRUCTURES
2 AND IMPROVEMENTS LOCATED THEREON, MORE PARTICULARLY DESCRIBED AS
3 FOLLOWS:

4 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN BOGGS
5 TOWNSHIP, CENTRE COUNTY, AND COMMONWEALTH OF PENNSYLVANIA,
6 BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

7 BEGINNING AT A POINT ON THE CENTERLINE OF CURTIN VILLAGE ROAD
8 (SR 1003), SAID POINT BEING THE SOUTHWESTERN POINT OF THE LOT
9 HEREIN DESCRIBED. THENCE ALONG THE CENTERLINE OF CURTIN VILLAGE
10 ROAD (SR 1003) THE FOLLOWING FOUR COURSES:

- 11 1. N 26° 21' 16" W A DISTANCE OF 36.08 FEET TO A POINT;
- 12 2. N 54° 02' 16" W A DISTANCE OF 141.11 FEET TO A POINT;
- 13 3. N 38°15'13" W A DISTANCE OF 149.16 FEET TO A POINT;
- 14 4. N 34°22'09" W A DISTANCE OF 221.94 FEET TO A POINT;

15 THENCE ALONG LANDS OF THE UNITED STATES GOVERNMENT THE
16 FOLLOWING 5 COURSES:

- 17 1. N 55°49'09" E, PASSING OVER A CONCRETE MONUMENT AT 16.5
18 FEET FOR, A TOTAL DISTANCE OF 432.48 FEET TO A CONCRETE
19 MONUMENT;
- 20 2. S 39°39'15" E A DISTANCE OF 420.02 FEET TO A CONCRETE
21 MONUMENT;
- 22 3. N 77°00'34" E A DISTANCE OF 161.98 FEET TO A CONCRETE
23 MONUMENT;
- 24 4. S 57°03'26" E A DISTANCE OF 379.13 FEET TO A CONCRETE
25 MONUMENT;
- 26 5. S 70°09'30" E A DISTANCE OF 515.53 FEET TO A CONCRETE
27 MONUMENT;

28 THENCE ALONG THE SEDA COG JOINT AUTHORITY THE FOLLOWING 3
29 COURSES:

- 30 1. N 88°46'08" W A DISTANCE OF 445.00 FEET TO A REBAR;

1 2. S 01° 13' 52" W A DISTANCE OF 17.00 FEET TO A REBAR;
2 3. N 88°46'08" W A DISTANCE OF 793.79 FEET TO A POINT ON THE
3 CENTERLINE OF CURTIN VILLAGE ROAD (SR 1003), SAID POINT BEING
4 THE POINT OF BEGINNING.

5 ALL AS SHOWN ON A DRAWING BY KERRY A. UHLER & ASSOCIATES,
6 INC. TITLED "PA HISTORICAL MUSEUM COMMISSION CURTIN VILLAGE
7 SURVEY", DATED 07/20/22.

8 CONTAINING 10.28-ACRES OF LAND, MORE OR LESS.

9 BEING THE SAME TRACT OR TRACTS OF LAND ACQUIRED BY THE
10 COMMONWEALTH OF PENNSYLVANIA PURSUANT TO A DECLARATION OF TAKING
11 (402) FILED IN THE OFFICE OF THE PROTHONOTARY OF THE COURT OF
12 COMMON PLEAS OF CENTRE COUNTY AT NO. 1 JANUARY TERM 1971 AND
13 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF CENTRE COUNTY
14 AT MISCELLANEOUS BOOK 112 PAGE 254.

15 BEING TAX ID NO. 07-009-010D

16 (C) EXISTING ENCUMBRANCES.--THE CONVEYANCE AUTHORIZED BY
17 SUBSECTION (A) SHALL BE MADE UNDER AND SUBJECT TO ALL LAWFUL AND
18 ENFORCEABLE EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS,
19 INCLUDING BUT NOT CONFINED TO STREETS, ROADWAYS AND RIGHTS OF
20 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, GAS OR PIPELINE
21 COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY LAWFUL AND
22 ENFORCEABLE ESTATES OR TENANCIES VESTED IN THIRD PERSONS
23 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS
24 ERECTED THEREON.

25 (D) CONDITIONS.--ANY CONVEYANCE AUTHORIZED UNDER THIS
26 SECTION SHALL BE MADE UNDER AND SUBJECT TO THE CONDITION, WHICH
27 SHALL BE CONTAINED IN THE DEED OF CONVEYANCE, THAT NO PORTION OF
28 THE PROPERTY CONVEYED SHALL BE USED AS A LICENSED FACILITY, AS
29 DEFINED IN 4 PA.C.S. § 1103 (RELATING TO DEFINITIONS), OR ANY
30 OTHER SIMILAR TYPE OF FACILITY AUTHORIZED UNDER STATE LAW. THE

1 CONDITION SHALL BE A COVENANT RUNNING WITH THE LAND AND SHALL BE
2 BINDING UPON THE GRANTEE AND ITS SUCCESSORS AND ASSIGNS. SHOULD
3 THE GRANTEE, ITS SUCCESSORS OR ASSIGNS, PERMIT ANY PORTION OF
4 THE PROPERTY AUTHORIZED TO BE CONVEYED IN THIS SECTION TO BE
5 USED IN VIOLATION OF THIS SUBSECTION, THE TITLE SHALL
6 IMMEDIATELY REVERT TO AND REVEST IN THE GRANTOR.

7 (E) TRANSFER OF BUILDINGS.--THE PENNSYLVANIA HISTORICAL AND
8 MUSEUM COMMISSION IS AUTHORIZED TO TRANSFER TO THE ROLAND CURTIN
9 FOUNDATION FOR THE PRESERVATION OF EAGLE FURNACE ITS BUILDINGS
10 LOCATED ON ADJACENT PROPERTY LEASED FROM THE UNITED STATES
11 DEPARTMENT OF THE ARMY.

12 (F) HISTORIC PRESERVATION COVENANTS.--THE CONVEYANCE AND
13 TRANSFER AUTHORIZED BY THIS SECTION SHALL BE MADE UNDER AND
14 SUBJECT TO HISTORIC PRESERVATION COVENANTS, WHICH COVENANTS
15 SHALL BE DETERMINED BY THE PENNSYLVANIA HISTORIC AND MUSEUM
16 COMMISSION AND MAY INCLUDE A REVERSIONARY INTEREST.

17 (G) DEED OF CONVEYANCE.--THE CONVEYANCE AUTHORIZED BY
18 SUBSECTION (A) SHALL BE MADE BY SPECIAL WARRANTY DEED TO BE
19 EXECUTED BY THE SECRETARY OF GENERAL SERVICES IN THE NAME OF THE
20 COMMONWEALTH OF PENNSYLVANIA. THE TRANSFER AUTHORIZED BY
21 SUBSECTION (E) SHALL BE BY BILL OF SALE OR OTHER APPROPRIATE
22 TRANSFER DOCUMENT, TO BE EXECUTED BY THE EXECUTIVE DIRECTOR OF
23 THE PENNSYLVANIA HISTORICAL AND MUSEUM COMMISSION.

24 (H) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THE
25 CONVEYANCE AND TRANSFER AUTHORIZED BY THIS SECTION SHALL BE
26 BORNE BY THE GRANTEE. THE CONVEYANCE UNDER THIS SECTION SHALL BE
27 EXEMPT FROM THE REALTY TRANSFER TAX ESTABLISHED UNDER ARTICLE
28 XI-C OF THE ACT OF MARCH 4, 1971 (P.L.6, NO.2), KNOWN AS THE TAX
29 REFORM CODE OF 1971.

30 (I) EXPIRATION.--IF THE CONVEYANCE AND TRANSFER ARE NOT

1 EFFECTUATED WITHIN 18 MONTHS AFTER THE EFFECTIVE DATE OF THIS
2 SECTION, THE AUTHORITY PROVIDED UNDER THIS SECTION SHALL EXPIRE.
3 SECTION 9. CONVEYANCE IN FRANKLIN TOWNSHIP, GREENE COUNTY.

4 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
5 THE APPROVAL OF THE GOVERNOR, IS AUTHORIZED ON BEHALF OF THE
6 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO FRANKLIN
7 TOWNSHIP, LOCATED IN GREENE COUNTY, CERTAIN LAND AND BUILDINGS
8 SITUATE IN FRANKLIN TOWNSHIP, GREENE COUNTY, FOR FAIR MARKET
9 VALUE, UNDER TERMS AND CONDITIONS TO BE ESTABLISHED IN AN
10 AGREEMENT OF SALE.

11 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED UNDER
12 THIS SECTION CONSISTS OF APPROXIMATELY 0.6485 ACRES AND ANY
13 IMPROVEMENTS THEREON, BOUNDED AND MORE PARTICULARLY DESCRIBED AS
14 FOLLOWS:

15 ALL THAT CERTAIN TRACT OF LAND SITUATE IN FRANKLIN TOWNSHIP,
16 GREENE COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND
17 DESCRIBED AS FOLLOWS:

18 BEGINNING AT A 4 INCH STEEL CASING WITH CONCRETE, AT THE EDGE
19 OF THE RIGHT OF WAY OF WILLOW ROAD, TOWNSHIP ROAD 571, LANDS NOW
20 OR FORMERLY OF THE COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF
21 GENERAL SERVICES, AND LANDS NOW OR FORMERLY OF DANIEL GREENLEE;
22 THENCE BY LANDS NOW OR FORMERLY OF THE COMMONWEALTH OF
23 PENNSYLVANIA, DEPARTMENT OF GENERAL SERVICES, AND LANDS NOW OR
24 FORMERLY OF DANIEL GREENLEE, NORTH 65 DEGREES 29 MINUTES 40
25 SECONDS WEST 200.00 FEET TO A 4 INCH STEEL CASING WITH CONCRETE,
26 THE PLACE OF BEGINNING; THENCE BY LANDS NOW OR FORMERLY OF
27 DANIEL GREENLEE, SOUTH 20 DEGREES 48 MINUTES 30 SECONDS WEST
28 105.00 FEET TO AN IRON PIN; THENCE BY LANDS NOW OR FORMERLY OF
29 JACK E. WILLIAMS OR DANIEL GREENLEE, NORTH 54 DEGREES 33 MINUTES
30 57 SECONDS WEST 93.87 FEET TO AN IRON PIN; THENCE BY SAME, NORTH

1 60 DEGREES 35 MINUTES 19 SECONDS WEST 194.08 FEET TO AN IRON
2 PIN; THENCE BY SAME, NORTH 46 DEGREES 30 MINUTES 00 SECONDS WEST
3 182.62 FEET TO AN IRON PIN; THENCE BY LANDS NOW OR FORMERLY OF
4 THE COMMONWEALTH PENNSYLVANIA, DEPARTMENT OF GENERAL SERVICES,
5 SOUTH 66 DEGREES 53 MINUTES 02 SECONDS EAST 431.58 FEET TO A 4
6 INCH STEEL CASING WITH CONCRETE, THE PLACE OF BEGINNING.

7 CONTAINING 0.6485 OF AN ACRE, ACCORDING TO AN EXHIBIT FOR THE
8 COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF GENERAL SERVICES,
9 DATED MAY 14, 2021.

10 BEING A PORTION OF THE SAME TRACT OF LAND WHICH WAS CONVEYED
11 TO THE COMMONWEALTH OF PENNSYLVANIA, ACTING BY AND THROUGH THE
12 DEPARTMENT OF GENERAL SERVICES, BY THE GENERAL STATE AUTHORITY,
13 BY DEED DATED JUNE 16, 1989, AND RECORDED JANUARY 18, 1990 IN
14 THE RECORDER'S OFFICE OF GREENE COUNTY, PENNSYLVANIA IN RECORD
15 BOOK VOL. 74, PAGE 895, AND DESIGNATED AS TRACT NO. 3 THEREIN.

16 BEING A PORTION OF TAX PARCEL NO. 07-07-114D.

17 (C) EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS.--THE
18 CONVEYANCE SHALL BE MADE UNDER AND SUBJECT TO ALL LAWFUL AND
19 ENFORCEABLE EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS,
20 INCLUDING, BUT NOT LIMITED TO, STREETS, ROADWAYS AND RIGHTS OF
21 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, GAS OR PIPELINE
22 COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY LAWFUL AND
23 ENFORCEABLE ESTATES OR TENANCIES VESTED IN THIRD PERSONS
24 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS
25 ERECTED THEREON.

26 (D) PROHIBITED USE.--ANY CONVEYANCE AUTHORIZED UNDER THIS
27 SECTION SHALL BE MADE UNDER AND SUBJECT TO THE CONDITION, WHICH
28 SHALL BE CONTAINED IN THE DEED OF CONVEYANCE, THAT NO PORTION OF
29 THE PROPERTY CONVEYED SHALL BE USED AS A LICENSED FACILITY, AS
30 DEFINED IN 4 PA.C.S. § 1103 (RELATING TO DEFINITIONS), OR ANY

1 OTHER SIMILAR TYPE OF FACILITY AUTHORIZED UNDER STATE LAW. THE
2 CONDITION SHALL BE A COVENANT RUNNING WITH THE LAND AND SHALL BE
3 BINDING UPON THE GRANTEE, ITS SUCCESSORS AND ASSIGNS. IF THE
4 GRANTEE, ITS SUCCESSORS OR ASSIGNS PERMIT ANY PORTION OF THE
5 PROPERTY AUTHORIZED TO BE CONVEYED UNDER THIS SECTION TO BE USED
6 IN VIOLATION OF THIS SUBSECTION, THE TITLE SHALL IMMEDIATELY
7 REVERT TO AND REVEST IN THE GRANTOR.

8 (E) CONDITIONS AND RESTRICTIONS.--THE SECRETARY OF GENERAL
9 SERVICES MAY INCLUDE IN THE DEED OF CONVEYANCE ANY COVENANTS,
10 CONDITIONS OR RESTRICTIONS ON THE PROPERTY AS DETERMINED TO BE
11 IN THE BEST INTERESTS OF THE COMMONWEALTH.

12 (F) EASEMENTS.--THE DEPARTMENT OF GENERAL SERVICES IS
13 AUTHORIZED, ON BEHALF OF THE COMMONWEALTH OF PENNSYLVANIA, TO
14 GRANT ANY EASEMENTS BENEFITING THE PROPERTY TO BE CONVEYED, OR
15 TO RETAIN ANY EASEMENTS FROM THE PROPERTY TO BE CONVEYED, AS THE
16 SECRETARY OF GENERAL SERVICES SHALL DETERMINE TO BE NECESSARY OR
17 APPROPRIATE.

18 (G) DEED.--THE CONVEYANCE SHALL BE MADE BY A SPECIAL
19 WARRANTY DEED TO BE EXECUTED BY THE SECRETARY OF GENERAL
20 SERVICES IN THE NAME OF THE COMMONWEALTH OF PENNSYLVANIA.

21 (H) LOCAL ORDINANCES.--THE CONVEYANCE SHALL BE EXEMPT FROM
22 THE REQUIREMENTS OF THE FRANKLIN TOWNSHIP SUBDIVISION AND LAND
23 DEVELOPMENT ORDINANCE.

24 (I) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THIS
25 CONVEYANCE SHALL BE BORNE BY THE GRANTEE.

26 (J) EXPIRATION.--IF THE CONVEYANCE AUTHORIZED UNDER THIS
27 SECTION IS NOT COMPLETED WITHIN TWO YEARS AFTER THE EFFECTIVE
28 DATE OF THIS SECTION, THE AUTHORITY CONTAINED UNDER THIS SECTION
29 SHALL EXPIRE.

30 (K) PROCEEDS.--THE PROCEEDS FROM THE CONVEYANCE AUTHORIZED

1 UNDER THIS SECTION SHALL BE DEPOSITED INTO THE GENERAL FUND.
2 SECTION 10. AUTHORIZATION FOR CONVEYANCE BY DEPARTMENT OF
3 GENERAL SERVICES.

4 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
5 THE APPROVAL OF THE GOVERNOR, IS HEREBY AUTHORIZED ON BEHALF OF
6 THE COMMONWEALTH OF PENNSYLVANIA TO CONVEY TO THE OIL REGION
7 ALLIANCE OF BUSINESS, INDUSTRY AND TOURISM, A PENNSYLVANIA
8 NONPROFIT CORPORATION, CERTAIN LANDS, AND IMPROVEMENTS THEREON,
9 SITUATE IN OIL CITY, VENANGO COUNTY, BEING A PORTION OF THE
10 VENANGO CAMPUS OF PENNSYLVANIA WESTERN UNIVERSITY (CLARION), FOR
11 THE SUM OF \$1, UNDER TERMS AND CONDITIONS TO BE ESTABLISHED IN
12 AN AGREEMENT OF SALE.

13 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED UNDER
14 SUBSECTION (A) CONSISTS OF THE FOLLOWING, WITH ANY IMPROVEMENTS
15 THEREON:

16 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
17 FOURTH WARD OF THE CITY OF OIL CITY, VENANGO COUNTY,
18 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

19 BEGINNING AT A MONUMENT AT THE INTERSECTION OF THE CENTER
20 LINE OF WEST FIRST STREET WITH THE CENTER LINE OF OSBORNE
21 STREET; THENCE BY THE CENTER LINE OF OSBORNE STREET, SOUTH
22 SIXTY-TWO DEGREES FORTY-FIVE MINUTES EAST (S. 62 DEGREES 45
23 MINUTES E.) EIGHT HUNDRED AND FIVE TENTHS (800.5) FEET TO A
24 POINT AT AN ANGLE IN SAID STREET; THENCE STILL BY THE CENTER
25 LINE OF OSBORNE STREET SOUTH SEVENTY-ONE DEGREES FIFTY-FIVE
26 MINUTES EAST (S. 71 DEGREES 55 MINUTES E.) SEVEN HUNDRED FIVE
27 AND EIGHT-TENTHS (705.8) FEET TO A POINT; THENCE NORTH FOURTEEN
28 DEGREES SIXTEEN MINUTES EAST (N. 14 DEGREES 16 MINUTES E.)
29 TWENTY-THREE AND SEVEN TENTHS (23.7) FEET TO A STONE IN THE
30 NORTHERLY LINE OF OSBORNE STREET; THENCE BY LAND NOW OR LATE OF

1 VENANGO OIL AND LAND COMPANY, FORMERLY OF ARTESIAN OIL COMPANY,
2 NORTH FIFTY-FIVE DEGREE THIRTY MINUTES EAST (N. 55 DEGREES 30
3 MINUTES E.) TWELVE HUNDRED FIFTY-FOUR AND NINE TENTHS (1254.9)
4 FEET TO A STONE ON THE LINE OF LAND OF J.W. KIRKWOOD ESTATE;
5 THENCE BY LAND OF J.W. KIRKLAND ESTATE SOUTH FORTY-EIGHT DEGREES
6 FIFTY-FIVE MINUTES EAST (S. 48 DEGREES 55 MINUTES E.) ELEVEN
7 HUNDRED FORTY-FOUR AND SIX TENTHS (1144.6) FEET TO A STONE;
8 THENCE STILL BY LAND OF J.W. KIRKWOOD ESTATE SOUTH FORTY-FIVE
9 DEGREES FIFTY-FOUR MINUTES WEST (S. 45 DEGREES 54 MINUTES W.)
10 FIVE HUNDRED TWO AND SEVEN TENTHS (502.7) FEET TO A CORNER
11 STONE; THENCE BY LAND OF J.W. KIRKWOOD ESTATE AND LAND FORMERLY
12 OF L.E. KELLAR SOUTH EIGHTY-NINE DEGREES TWENTY-FIVE MINUTES
13 WEST (S. 89 DEGREES 25 MINUTES W.) THIRTEEN HUNDRED SIXTY-FOUR
14 AND FIVE TENTHS (1364.5) FEET TO AN IRON PIPE BY A WHITE OAK;
15 THENCE BY SAID KELLAR LAND AND BY LAND OF MORCK ESTATE SOUTH
16 FIFTY-SEVEN DEGREES SEVENTEEN MINUTES WEST (S. 57 DEGREES 17
17 MINUTES W.) NINE HUNDRED EIGHTY-NINE AND TWO TENTHS (989.2) FEET
18 TO A STONE; THENCE BY LAND OF MORCK ESTATE SOUTH EIGHTY-NINE
19 DEGREES TWENTY-FIVE MINUTES WEST (S. 89 DEGREES 25 MINUTES W.)
20 ONE HUNDRED SIXTY-THREE AND FIVE TENTHS (163.5) FEET TO A STONE;
21 THENCE STILL BY LAND OF MORCK ESTATE SOUTH EIGHTEEN DEGREES
22 FIFTY-ONE MINUTES WEST (S. 18 DEGREES 51 MINUTES W.) NINE
23 HUNDRED SIXTY (960) FEET TO A CORNER STONE; THENCE BY LAND NOW
24 OR FORMERLY OF S.P. MCCALMONT ESTATE NORTH SEVENTY-ONE DEGREES
25 NINETEEN MINUTES WEST (N. 71 DEGREES 19 MINUTES W.) TWELVE
26 HUNDRED SEVENTY-ONE AND FIVE TENTHS (1271.5) FEET TO A STONE;
27 THENCE BY LAND NOW OR LATE OF ELIZABETH WEIR JONES
28 NORTHEASTWARDLY SIX HUNDRED THIRTY-FIVE (635) FEET TO A STONE IN
29 THE LINE BETWEEN THE ORIGINAL HAYS FARM AND BUSHNELL TRACT;
30 THENCE BY LAND NOW OR FORMERLY OF ELIZABETH WEIR JONES NORTH

1 SIXTY-ONE DEGREES TEN MINUTES WEST (N. 61 DEGREES 10 MINUTES W.)
2 TWO HUNDRED TWELVE AND FOUR TENTHS (212.4) FEET TO THE CENTER
3 LINE OF WEST FIRST STREET; THENCE BY THE CENTER LINE OF WEST
4 FIRST STREET NORTH TWENTY-FIVE DEGREES SEVEN MINUTES EAST (N. 25
5 DEGREES 07 MINUTES E.) THIRTEEN HUNDRED EIGHT-FIVE (1385) FEET,
6 MORE OR LESS, TO A MONUMENT AT AN ANGLE IN CENTER LINE OF WEST
7 FIRST STREET; AND THENCE BY THE CENTER LINE OF WEST FIRST STREET
8 NORTH TWENTY DEGREES FIFTEEN MINUTES EAST (N. 20 DEGREES 15
9 MINUTES E.) ONE HUNDRED FORTY-FIVE (145) FEET TO THE MONUMENT AT
10 THE INTERSECTION OF THE CENTER LINE OF OSBORNE STREET WITH THE
11 CENTER LINE OF WEST FIRST STREET, THE PLACE OF BEGINNING.

12 SUBJECT, HOWEVER, TO ANY AND ALL EXCEPTIONS, RESERVATIONS OR
13 RIGHTS-OF-WAY AS CONTAINED IN PRIOR DEEDS, AND SUBJECT TO ANY
14 AND ALL CONVEYANCES BY THE EXECUTORS AND TRUSTEES UNDER THE LAST
15 WILL AND TESTAMENT OF JOHN H. GLASS, LATE OF OIL CITY, VENANGO
16 COUNTY, PENNSYLVANIA; AND SUBJECT, ALSO, TO ANY AND ALL
17 CONVEYANCES MADE DURING THE LIFETIME OF SAID JOHN H. GLASS.

18 EXCEPTING THEREFROM THAT CERTAIN PIECE OR PARCEL OF LAND
19 CONVEYED BY INSTRUMENT DATED MARCH 15, 1966 BY VENANGO CAMPUS,
20 INC., TO DOR-MAY COMPANY, INC., BOUNDED AND DESCRIBED AS
21 FOLLOWS:

22 1. BEGINNING AT A POINT, WHICH POINT IS PRESENTLY MARKED
23 AND DESIGNATED BY A CONCRETE MONUMENT LOCATED SOUTH 62
24 DEGREES 8 MINUTES 40 SECONDS EAST ONE HUNDRED NINETY-SEVEN
25 AND TWENTY-TWO ONE-HUNDREDTHS (197.22) FEET, MORE OR LESS,
26 FROM THE CENTER LINE OF WEST FIRST STREET, SAID BEGINNING
27 POINT BEING LIKEWISE THE NORTHEAST CORNER OF LAND NOW OR
28 FORMERLY OF ELIZABETH WEIR JONES, SAID BEGINNING POINT BEING
29 LIKEWISE THE "STONE" IN THE LINE BETWEEN THE ORIGINAL HAYS
30 FARM AND BUSHNELL TRACT MENTIONED IN THE 29TH LINE OF THE

1 DESCRIPTION IN THE DEED FROM FIRST SENECA BANK & TRUST
2 COMPANY, ET AL, EXECUTORS AND TRUSTEES UNDER THE LAST WILL
3 AND TESTAMENT OF JOHN H. GLASS, TO VENANGO CAMPUS, INC.,
4 BEARING DATE NOVEMBER 8, 1961, RECORDED IN VENANGO COUNTY,
5 PENNSYLVANIA, IN DEED BOOK 658, AT PAGE 37, AND WHICH SAID
6 BEGINNING POINT IS LIKEWISE NORTHEASTWARDLY SIX HUNDRED
7 THIRTY-FIVE (635) FEET FROM THE SOUTHWEST CORNER OF THE LAND
8 CONVEYED TO VENANGO CAMPUS, INC., AS AFORESAID; THENCE BY
9 OTHER LAND NOW OR FORMERLY OF VENANGO CAMPUS, INC., NORTH 25
10 DEGREES 7 MINUTES EAST THREE HUNDRED THIRTY-THREE AND
11 SEVENTY-ONE ONE-HUNDREDTHS (333.71) FEET TO A POINT; THENCE
12 LIKEWISE BY LAND NOW OR FORMERLY OF VENANGO CAMPUS, INC.,
13 NORTH 64 DEGREES 53 MINUTES WEST, ONE HUNDRED EIGHTY-TWO AND
14 ONE ONE-HUNDREDTHS (182.01) FEET, MORE OR LESS, TO A POINT ON
15 THE SOUTHEASTERLY BOUNDARY OF WEST FIRST STREET; THENCE ALONG
16 THE SAID SOUTHEASTERLY BOUNDARY OF SAID STREET, SOUTH 25
17 DEGREES 07 MINUTES WEST, THREE HUNDRED TWENTY-FIVE (325) FEET
18 TO A POINT ON THE NORTHERLY LINE OF LAND NOW OR FORMERLY OF
19 ELIZABETH WEIR JONES, SAID POINT BEING ALSO ON ONE OF THE
20 ORIGINAL SOUTHERLY TRACT LINES OF THE LAND CONVEYED TO
21 VENANGO CAMPUS, INC., BY THE DEED RECORDED IN DEED BOOK 658,
22 AT PAGE 37, AS AFORESAID; THENCE ALONG LAND NOW OR FORMERLY
23 OF ELIZABETH WEIR JONES, SOUTH 62 DEGREES 08 MINUTES 40
24 SECONDS EAST, ONE HUNDRED SEVENTY-EIGHT AND FORTY-SEVEN ONE-
25 HUNDREDTHS (178.47) FEET, MORE OR LESS, TO THE PLACE OF
26 BEGINNING.
27 CONTAINING ONE AND THIRTY-EIGHT ONE-HUNDREDTHS (1.38) ACRES
28 OF LAND, MORE OR LESS.

29 2. A RIGHT-OF-WAY FOR INGRESS AND EGRESS BY VEHICLES OR
30 OTHERWISE ACROSS LANDS PRESENTLY OWNED BY GRANTOR, WHICH

1 RIGHT-OF-WAY IS BOUNDED AND DESCRIBED AS FOLLOWS:

2 BEGINNING AT A POINT ON THE NORTHERLY BOUNDARY OF THE
3 PARCEL OF LAND ABOVE CONVEYED, WHICH BEGINNING POINT IS NORTH
4 SIXTY-FOUR DEGREES FIFTY-THREE MINUTES WEST (N. 64 DEGREES 53
5 MINUTES W.) SEVENTY-THREE AND EIGHTEEN HUNDREDTHS (73.18)
6 FEET FROM THE NORTHEASTERLY CORNER OF THE PARCEL ABOVE
7 DESCRIBED; THENCE NORTH EIGHT DEGREES SEVEN MINUTES EAST (N.
8 8 DEGREES 07 MINUTES E.) TWELVE AND TWENTY-THREE HUNDREDTHS
9 (12.23) FEET TO A POINT; THENCE ALONG A CURVE, THE RADIUS OF
10 WHICH CURVE IS TWO THOUSAND FOUR HUNDRED TWENTY-ONE AND
11 TWELVE HUNDREDTHS (2421.12) FEET AND THE LENGTH OF WHICH
12 CURVE IS TWO HUNDRED FIVE AND TWENTY-EIGHT HUNDREDTHS
13 (205.28) FEET, TO A POINT; THENCE NORTH THREE DEGREES FIFTEEN
14 MINUTES THIRTY SECONDS EAST (N. 3 DEGREES 15 MINUTES 30
15 SECONDS E.) NINETY-NINE AND SEVENTY-ONE HUNDREDTHS (99.71)
16 FEET TO A POINT IN THE SOUTHERN BOUNDARY OF WEST FIRST
17 STREET; THENCE ALONG SOUTHERN BOUNDARY OF WEST FIRST STREET
18 SOUTH TWENTY-FIVE DEGREES SEVEN MINUTES WEST (S. 25 DEGREES
19 07 MINUTES W.) ONE HUNDRED SEVEN AND FORTY-THREE HUNDREDTHS
20 (107.43 FEET) TO A POINT; THENCE ALONG A CURVE, THE RADIUS OF
21 WHICH CURVE IS TWO THOUSAND THREE HUNDRED EIGHTY-SEVEN AND
22 FIVE TENTHS (2387.5) FEET AND LENGTH OF WHICH CURVE IS TWO
23 HUNDRED TWO AND FORTY-THREE HUNDREDTHS (202.43) FEET TO A
24 POINT ON THE NORTHERLY BOUNDARY OF LAND FIRST DESCRIBED
25 ABOVE; THENCE SOUTH SIXTY-FOUR DEGREES FIFTY-THREE MINUTES
26 EAST (S. 64 DEGREES 53 MINUTES E.) FORTY-ONE AND EIGHTY-THREE
27 HUNDREDTHS (41.83 FEET) TO THE PLACE OF BEGINNING.
28 CONTAINING 0.24 ACRES, MORE OR LESS.

29 THE PREMISES HEREBY CONVEYED ARE IN ACCORDANCE WITH A PLAN OR
30 SURVEY MADE BY RUSSELL HART, R.P.E., IN MAY, 1965.

1 BEING THE SAME PREMISES CONVEYED BY VENANGO CAMPUS, INC., TO
2 THE DEPARTMENT OF PROPERTY AND SUPPLIES OF THE COMMONWEALTH OF
3 PENNSYLVANIA (A PREDECESSOR OF THE DEPARTMENT OF GENERAL
4 SERVICES) BY DEED DATED FEBRUARY 20, 1970, AND RECORDED AT THE
5 OFFICE OF THE RECORDER OF DEEDS OF VENANGO COUNTY AT BOOK 723
6 PAGE 150.

7 EXCEPTING AND RESERVING THAT CERTAIN TRACT OF LAND BOUNDED
8 AND DESCRIBED AS FOLLOWS:

9 BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF
10 OSBORNE STREET (UNOPEN) AND THE EASTERLY CITY LIMITS LINE OF
11 OIL CITY, WHICH POINT IS THE NORTHEAST CORNER OF CITY LOT NO.
12 13900; THENCE ALONG CITY LIMITS LINE SOUTH 89 DEGREES 25
13 MINUTES 168 FEET MORE OR LESS TO AN IRON PIPE; THENCE
14 CONTINUING ALONG SAID CITY LIMITS LINE SOUTH 57 DEGREES 54
15 MINUTES WEST 809.2 FEET, MORE OR LESS, TO THE TRUE PLACE OF
16 BEGINNING OF THE PARCEL HEREIN TO BE CONVEYED; THENCE
17 CONTINUING SOUTH 57 DEGREES 54 MINUTES WEST ALONG CITY LIMITS
18 LINE 180.00 FEET TO A STONE MONUMENT; THENCE SOUTH 89 DEGREES
19 58 MINUTES EAST ALONG THE CITY LIMITS LINE 70.85 FEET; THENCE
20 NORTH 32 DEGREES 06 MINUTES WEST 242.32 FEET; THENCE NORTH 57
21 DEGREES 54 MINUTES EAST 240.00 FEET; THENCE SOUTH 32 DEGREES
22 06 MINUTES EAST 280.00 FEET TO THE PLACE OF BEGINNING. BEING
23 A PART OF CITY LOT NO. 13900, CONTAINING 1.52 ACRES.

24 BEING THE SAME TRACT OF LAND CONVEYED BY THE COMMONWEALTH OF
25 PENNSYLVANIA TO THE CITY OF OIL CITY BY DEED DATED AUGUST 24,
26 1976, AND RECORDED AT THE OFFICE OF THE RECORDER OF DEEDS OF
27 VENANGO COUNTY AT BOOK 781, PAGE 614.

28 BEING TAX PARCEL NUMBER 16-031-012.

29 CONTAINING 60.72 ACRES, ACCORDING TO THE VENANGO COUNTY
30 ASSESSMENT OFFICE.

1 (C) EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS.--THE
2 CONVEYANCES AUTHORIZED BY THIS SECTION SHALL BE MADE UNDER AND
3 SUBJECT TO ALL LAWFUL AND ENFORCEABLE EASEMENTS, SERVITUDES AND
4 RIGHTS OF OTHERS, INCLUDING BUT NOT CONFINED TO STREETS,
5 ROADWAYS AND RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER,
6 ELECTRIC, GAS OR PIPELINE COMPANIES, AS WELL AS UNDER AND
7 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES
8 VESTED IN THIRD PERSONS WHETHER OR NOT APPEARING OF RECORD, FOR
9 ANY PORTION OF THE LAND OR IMPROVEMENTS ERECTED THEREON.

10 (D) DEED.--THE CONVEYANCE AUTHORIZED BY SUBSECTION (A) SHALL
11 BE MADE BY QUITCLAIM DEED TO BE EXECUTED BY THE SECRETARY OF THE
12 DEPARTMENT OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH
13 OF PENNSYLVANIA.

14 (E) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THE
15 CONVEYANCES AUTHORIZED BY THIS SECTION SHALL BE BORNE BY THE
16 GRANTEE.

17 (F) EXPIRATION.--THE AUTHORITY GRANTED BY THIS SECTION SHALL
18 EXPIRE ON THE THIRD ANNIVERSARY OF THE EFFECTIVE DATE OF THIS
19 SECTION.

20 SECTION 11. CONVEYANCE BY DEPARTMENT OF GENERAL SERVICES AND
21 THE PENNSYLVANIA STATE SYSTEM OF HIGHER EDUCATION.

22 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES AND
23 THE PENNSYLVANIA STATE SYSTEM OF HIGHER EDUCATION ARE HEREBY
24 AUTHORIZED TO CONVEY TO THE OIL REGION ALLIANCE OF BUSINESS,
25 INDUSTRY AND TOURISM CERTAIN LAND AND BUILDINGS SITUATE IN OIL
26 CITY, VENANGO COUNTY, BEING THE REMAINING PORTION OF THE VENANGO
27 CAMPUS OF PENNSYLVANIA WESTERN UNIVERSITY (CLARION), FOR THE SUM
28 OF \$1.

29 (B) PROPERTY DESCRIPTION.--THE PROPERTY TO BE CONVEYED UNDER
30 SUBSECTION (A) CONSISTS OF APPROXIMATELY 1.38 ACRES, AND

1 IMPROVEMENTS THEREON, BOUNDED AND DESCRIBED AS FOLLOWS:

2 ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE
3 FOURTH WARD OF THE CITY OF OIL CITY, COUNTY OF VENANGO, AND
4 COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

5 BEGINNING AT A POINT, WHICH POINT IS PRESENTLY MARKED AND
6 DESIGNATED BY A CONCRETE MONUMENT LOCATED SOUTH 62 DEGREES 8
7 MINUTES 40 SECONDS EAST ONE HUNDRED NINETY-SEVEN AND TWENTY-
8 TWO ONE-HUNDREDTHS (197.22) FEET, MORE OR LESS, FROM THE
9 CENTER LINE OF WEST FIRST STREET, SAID BEGINNING POINT BEING
10 LIKEWISE THE NORTHEAST CORNER OF LAND NOW OR FORMERLY OF
11 ELIZABETH WEIR JONES, SAID BEGINNING POINT BEING LIKEWISE THE
12 "STONE" IN THE LINE BETWEEN THE ORIGINAL HAYS FARM AND
13 BUSHNELL TRACT MENTIONED IN THE 29TH LINE OF THE DESCRIPTION
14 IN THE DEED FROM FIRST SENECA BANK & TRUST COMPANY, ET AL,
15 EXECUTORS AND TRUSTEES UNDER THE LAST WILL AND TESTAMENT OF
16 JOHN H. GLASS, TO VENANGO CAMPUS, INC., BEARING DATE NOVEMBER
17 8, 1961, RECORDED IN VENANGO COUNTY, PENNSYLVANIA, IN DEED
18 BOOK 658, AT PAGE 37, AND WHICH SAID BEGINNING POINT IS
19 LIKEWISE NORTHEASTWARDLY SIX HUNDRED THIRTY-FIVE (635) FEET
20 FROM THE SOUTHWEST CORNER OF THE LAND CONVEYED TO VENANGO
21 CAMPUS, INC., AS AFORESAID; THENCE BY OTHER LAND NOW OR
22 FORMERLY OF VENANGO CAMPUS, INC., NORTH 25 DEGREES 7 MINUTES
23 EAST THREE HUNDRED THIRTY-THREE AND SEVENTY-ONE ONE-
24 HUNDREDTHS (333.71) FEET TO A POINT; THENCE LIKEWISE BY LAND
25 NOW OR FORMERLY OF VENANGO CAMPUS, INC., NORTH 64 DEGREES 53
26 MINUTES WEST, ONE HUNDRED EIGHTY-TWO AND ONE ONE-HUNDREDTHS
27 (182.01) FEET, MORE OR LESS, TO A POINT ON THE SOUTHEASTERLY
28 BOUNDARY OF WEST FIRST STREET; THENCE ALONG THE SAID
29 SOUTHEASTERLY BOUNDARY OF THE SAID STREET, SOUTH 25 DEGREES
30 07 MINUTES WEST, THREE HUNDRED TWENTY-FIVE (325) FEET TO A

1 POINT ON THE NORTHERLY LINE OF LAND NOW OR FORMERLY OF
2 ELIZABETH WEIR JONES, SAID POINT BEING ALSO ON ONE OF THE
3 ORIGINAL SOUTHERLY TRACT LINES OF THE LAND CONVEYED TO
4 VENANGO CAMPUS, INC., BY THE DEED RECORDED IN DEED BOOK 658,
5 AT PAGE 37, AS AFORESAID; THENCE ALONG LAND NOW OR FORMERLY
6 OF ELIZABETH WEIR JONES, SOUTH 62 DEGREES 08 MINUTES 40
7 SECONDS EAST, ONE HUNDRED SEVENTY-EIGHT AND FORTY-SEVEN ONE-
8 HUNDREDTHS (178.47) FEET, MORE OR LESS, TO THE PLACE OF
9 BEGINNING.

10 BEING TAX PARCEL NUMBER 16-031-029.

11 CONTAINING ONE AND THIRTY-EIGHT ONE-HUNDREDTHS (1.38) ACRES
12 OF LAND, MORE OR LESS.

13 TOGETHER WITH ALL OF GRANTOR'S RIGHT, TITLE AND INTEREST IN
14 AND TO A CERTAIN RIGHT-OF-WAY FOR INGRESS, EGRESS AND REGRESS AS
15 THE RIGHT-OF-WAY IS MADE, CONTAINED, LIMITED AND DEFINED IN
16 VENANGO COUNTY DEED BOOK 686, PAGE 189 AND DEED BOOK 696, PAGE
17 489.

18 BEING THE SAME PREMISES CONVEYED BY CLARION UNIVERSITY
19 FOUNDATION TO COMMONWEALTH OF PENNSYLVANIA, STATE SYSTEM OF
20 HIGHER EDUCATION, BY DEED DATED SEPTEMBER 17, 1987, AND RECORDED
21 AT THE OFFICE OF THE RECORDER OF DEEDS OF VENANGO COUNTY AT BOOK
22 898, PAGE 74.

23 (C) EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS.--THE
24 CONVEYANCES AUTHORIZED BY THIS SECTION SHALL BE MADE UNDER AND
25 SUBJECT TO ALL LAWFUL AND ENFORCEABLE EASEMENTS, SERVITUDES AND
26 RIGHTS OF OTHERS, INCLUDING BUT NOT CONFINED TO STREETS,
27 ROADWAYS AND RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER,
28 ELECTRIC, GAS OR PIPELINE COMPANIES, AS WELL AS UNDER AND
29 SUBJECT TO ANY LAWFUL AND ENFORCEABLE ESTATES OR TENANCIES
30 VESTED IN THIRD PERSONS WHETHER OR NOT APPEARING OF RECORD, FOR

1 ANY PORTION OF THE LAND OR IMPROVEMENTS ERECTED THEREON.

2 (D) DEED.--THE CONVEYANCE AUTHORIZED BY SUBSECTION (A) SHALL
3 BE MADE BY QUITCLAIM DEED TO BE EXECUTED BY THE SECRETARY OF THE
4 DEPARTMENT OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH
5 OF PENNSYLVANIA AND BY THE CHANCELLOR OF THE STATE SYSTEM OF
6 HIGHER EDUCATION IN THE NAME OF THE COMMONWEALTH OF
7 PENNSYLVANIA, STATE SYSTEM OF HIGHER EDUCATION.

8 (E) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THE
9 CONVEYANCES AUTHORIZED BY THIS SECTION SHALL BE BORNE BY THE
10 GRANTEE.

11 (F) EXPIRATION.--THE AUTHORITY GRANTED BY THIS SECTION SHALL
12 EXPIRE ON THE THIRD ANNIVERSARY OF THE EFFECTIVE DATE OF THIS
13 SECTION.

14 SECTION 12. CONVEYANCE IN BEAR CREEK TOWNSHIP, LUZERNE COUNTY.

15 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
16 THE APPROVAL OF THE DEPARTMENT OF TRANSPORTATION AND THE
17 GOVERNOR, IS HEREBY AUTHORIZED ON BEHALF OF THE COMMONWEALTH OF
18 PENNSYLVANIA TO GRANT AND CONVEY TO THE BEAR CREEK TOWNSHIP
19 VOLUNTEER HOSE COMPANY AN ACCESS EASEMENT AND TWO STORM WATER
20 EASEMENTS FROM CERTAIN LAND SITUATE IN BEAR CREEK TOWNSHIP,
21 LUZERNE COUNTY FOR \$1, ON TERMS AND CONDITIONS TO BE SET FORTH
22 IN AN EASEMENT AGREEMENT.

23 (B) PROPERTY DESCRIPTION.--THE ACCESS EASEMENT AREA TO BE
24 CONVEYED UNDER SUBSECTION (A) CONSISTS OF ONE-HALF OF AN
25 EXISTING SHARED DRIVE, WHICH DRIVE IN ITS ENTIRETY IS
26 APPROXIMATELY 28 FEET WIDE AND 150 LONG AND SHOWN AS "PAVED
27 DRIVE" ON THAT CERTAIN FINAL MINOR SUBDIVISION PLAN PREPARED BY
28 LABELLA DATED NOVEMBER 10, 2021 RECORDED AT THE OFFICE OF THE
29 RECORDER OF DEEDS OF LUZERNE COUNTY, PENNSYLVANIA, AS INSTRUMENT
30 NUMBER 202218825. THE ONE-HALF OF THE SHARED DRIVE TO BE

1 SUBJECTED TO THE EASEMENT IS THAT HALF LYING ON LOT #2 AS
2 DEPICTED ON THE SAID FINAL MINOR SUBDIVISION PLAN, WHICH LOT IS
3 UNDER THE CONTROL OF THE DEPARTMENT OF TRANSPORTATION. THE TWO
4 STORMWATER EASEMENT AREAS TO BE CONVEYED CONSIST OF TWO EXISTING
5 POINTS OF STORMWATER DISCHARGE FROM LOT #1 ONTO LOT #2, AS SUCH
6 LOTS ARE DEPICTED ON THE REFERENCED FINAL MINOR SUBDIVISION
7 PLAN. ONE SUCH POINT OF DISCHARGE LIES ALONG THE SOUTHERN
8 BOUNDARY OF LOT #2, AND THE OTHER LIES ON LOT #2 NEAR THE
9 SOUTHWEST END OF AN AREA DEPICTED ON THE REFERENCED FINAL MINOR
10 SUBDIVISION PLAN AS "NEW PAVEMENT."

11 (C) EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS.--THE
12 EASEMENT GRANTS SHALL BE MADE UNDER AND SUBJECT TO ALL LAWFUL
13 AND ENFORCEABLE EASEMENTS, SERVITUDES AND RIGHTS OF OTHERS,
14 INCLUDING, BUT NOT LIMITED TO, STREETS, ROADWAYS AND RIGHTS OF
15 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, GAS OR PIPELINE
16 COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY LAWFUL AND
17 ENFORCEABLE ESTATES OR TENANCIES VESTED IN THIRD PERSONS
18 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS
19 ERECTED THEREON.

20 (D) EASEMENTS.--THE EASEMENT AGREEMENT GRANTING THE
21 EASEMENTS SHALL BE EXECUTED BY THE SECRETARY OF GENERAL SERVICES
22 IN THE NAME OF THE COMMONWEALTH OF PENNSYLVANIA.

23 (E) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THIS
24 CONVEYANCE SHALL BE BORNE BY THE GRANTEE.

25 SECTION 13. CONVEYANCE IN SUSQUEHANNA TOWNSHIP, DAUPHIN COUNTY.

26 (A) AUTHORIZATION.--THE DEPARTMENT OF GENERAL SERVICES, WITH
27 THE APPROVAL OF THE GOVERNOR, IS HEREBY AUTHORIZED ON BEHALF OF
28 THE COMMONWEALTH OF PENNSYLVANIA TO RELEASE A PORTION OF A USE
29 RESTRICTION AFFECTING CERTAIN REAL PROPERTY THAT THE
30 COMMONWEALTH OF PENNSYLVANIA PREVIOUSLY CONVEYED TO THE SCHOOL

1 DISTRICT OF THE CITY OF HARRISBURG UNDER THE AUTHORITY GRANTED
2 BY THE ACT OF DECEMBER 4, 1972 (P.L.1256, NO.281) FOR \$1.

3 (B) PROPERTY DESCRIPTION.--THE USE RESTRICTION REFERENCED IN
4 SUBSECTION (A) AFFECTS A TRACT OF LAND SITUATE IN THE TOWNSHIP
5 OF SUSQUEHANNA, COUNTY OF DAUPHIN, COMMONWEALTH OF PENNSYLVANIA,
6 BOUNDED AND DESCRIBED AS FOLLOWS:

7 BEGINNING AT A POINT ON THE NORTHERN EDGE OF RIGHT-OF-WAY OF
8 LEGISLATIVE ROUTE NO. 1 SPUR A, (HERR STREET BY-PASS) SAID POINT
9 BEING LOCATED AND REFERENCED NORTH 3 DEGREES 20 MINUTES EAST
10 30.00 FEET FROM THE CENTER LINE OF STATION 41+54.15 OF
11 LEGISLATIVE ROUTE NO. 1 SPUR A; THENCE ALONG THE LINE OF LANDS
12 NOW OR LATE OF THE GENERAL STATE AUTHORITY NORTH 75 DEGREES 33
13 MINUTES WEST 192.84 FEET TO A POINT; THENCE ALONG SAME NORTH 14
14 DEGREES 41 MINUTES EAST 481.17 FEET (ERRONEOUSLY DESIGNATED AS
15 537.64 FEET IN ACT NUMBER 281, APPROVED DECEMBER 4, 1972) TO A
16 POINT; THENCE NORTH 31 DEGREES 36 MINUTES 57 SECONDS EAST
17 1586.73 FEET TO A POINT; THENCE ALONG LINE OF LANDS OF OTHERS
18 SOUTH 85 DEGREES 57 MINUTES 25 SECONDS EAST 81.22 FEET TO A
19 POINT; THENCE ALONG SAME SOUTH 73 DEGREES 32 MINUTES 23 SECONDS
20 EAST 43.30 FEET TO A POINT; THENCE ALONG SAME SOUTH 78 DEGREES
21 47 MINUTES 23 SECONDS EAST 155.00 FEET TO A POINT; THENCE ALONG
22 SAME SOUTH 88 DEGREES 21 MINUTES 08 SECONDS EAST 289.62 FEET TO
23 A POINT; THENCE ALONG SAME SOUTH 1 DEGREE 13 MINUTES 20 SECONDS
24 EAST 216.59 FEET TO A POINT ON THE SOUTHERN RIGHT-OF-WAY LINE OF
25 WAYNE AVENUE; THENCE ALONG THE SOUTHERN RIGHT-OF-WAY LINE OF
26 WAYNE AVENUE SOUTH 73 DEGREES 25 MINUTES 48 SECONDS EAST 777.57
27 FEET TO A POINT ON LINE OF LANDS OF OTHERS; THENCE ALONG LINE OF
28 LANDS OF OTHERS SOUTH 21 DEGREES 56 MINUTES 30 SECONDS WEST
29 520.07 FEET TO A POINT ON THE LINE OF LANDS OF THE PENNSYLVANIA
30 DEPARTMENT OF TRANSPORTATION; THENCE ALONG THE LINE OF LANDS OF

1 THE LINE OF LANDS OF THE PENNSYLVANIA DEPARTMENT OF
2 TRANSPORTATION AND ACROSS LANDS OF OTHERS SOUTH 69 DEGREES 50
3 MINUTES 55 SECONDS WEST 1648.06 FEET TO A POINT; THENCE SOUTH 14
4 DEGREES 41 MINUTES WEST 377.43 FEET TO A POINT ON THE NORTHERN
5 EDGE OF RIGHT-OF-WAY OF LEGISLATIVE ROUTE NO. 1 SPUR A (HERR
6 STREET BY-PASS); THENCE ALONG THE NORTHERN RIGHT-OF-WAY LINE OF
7 LEGISLATIVE ROUTE NO. 1 SPUR A (HERR STREET BY-PASS) ON A CURVE
8 CURVING TO THE LEFT, HAVING A RADIUS OF 985.35 FEET, AN ARC
9 DISTANCE OF 248.64 FEET TO A POINT THE PLACE OF BEGINNING;

10 EXCEPTING AND RESERVING THEREFROM, HOWEVER, ALL THAT CERTAIN
11 PARCEL OR TRACT OF LAND, SITUATE IN THE TOWNSHIP OF SUSQUEHANNA,
12 COUNTY OF DAUPHIN, COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND
13 DESCRIBED, AS FOLLOWS:

14 BEGINNING AT P.C. STATION 40 + 27.85 BACK ON CENTERLINE OF
15 HERR STREET BYPASS KNOWN AS LEGISLATIVE ROUTE NO. 1 SPUR; THENCE
16 THIRTY FEET (30') NORTHERLY AT RIGHT ANGLE TO A POINT IN THE
17 NORTHERLY LEGISLATIVE ROUTE NO. 1 SPUR RIGHT-OF-WAY LINE AND
18 CONTINUING ON A CURVE ALONG SAID R/W LINE TO THE RIGHT AN ARC
19 DISTANCE OF ONE HUNDRED THIRTY AND TWENTY-FIVE HUNDREDTHS FEET
20 (130.25') (CHORD LENGTH = 130.15'), SAID CHORD HAVING A BEARING
21 OF NORTH 89 DEGREES 29' EAST TO P.O.C. STATION 41 + 54.13 AHEAD
22 AND POINT OF BEGINNING: THENCE ALONG LANDS NOW OR FORMERLY OF
23 THE COMMONWEALTH, DEPARTMENT OF TRANSPORTATION THE FOLLOWING
24 COURSES, NORTH SEVENTY-FIVE DEGREES, THIRTY-THREE MINUTES AND
25 ZERO HUNDREDTHS SECONDS WEST (75 DEGREES 33' 00") A DISTANCE OF
26 ONE HUNDRED NINETY-TWO AND EIGHTY-FOUR HUNDREDTHS FEET (192.84')
27 TO A POINT; THENCE NORTH FOURTEEN DEGREES, FORTY-ONE MINUTES,
28 AND ZERO HUNDREDTHS SECONDS EAST (14 DEGREES 41' 00'') A
29 DISTANCE OF FOUR HUNDRED EIGHTY-ONE AND SEVENTEEN HUNDREDTHS
30 FEET (481.17') (ERRONEOUSLY DESIGNATED AS 537.64 FEET IN ACT

1 NUMBER 281, APPROVED DECEMBER 4, 1972), TO A POINT; THENCE ALONG
2 LANDS NOW OR FORMERLY OF THE COMMONWEALTH, DEPARTMENT OF PUBLIC
3 WELFARE THE FOLLOWING COURSES SOUTH EIGHTY-ONE DEGREES, FORTY
4 MINUTES AND TWENTY SECONDS EAST (81 DEGREES 40' 20") A DISTANCE
5 OF THREE HUNDRED TWENTY FIVE AND ZERO HUNDREDTHS FEET (325.00')
6 TO A POINT AND SOUTH EIGHT DEGREES NINETEEN MINUTES, FORTY
7 SECONDS WEST (8 DEGREES 19' 40") A DISTANCE OF FIVE HUNDRED AND
8 THREE-HUNDREDTHS FEET (500.03') TO A POINT IN THE NORTHERLY
9 RIGHT-OF WAY LINE OF LEGISLATIVE ROUTE NO. 1 SPUR; THENCE ALONG
10 AFORESAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT AN ARC
11 DISTANCE OF ONE HUNDRED EIGHTY-SIX AND EIGHTY-ONE HUNDREDTHS
12 FEET (186.81') (CHORD LENGTH = 186.53' SAID CHORD HAVING A
13 BEARING NORTH 81 DEGREES 17' 43" WEST) TO THE POINT OF
14 BEGINNING.

15 CONTAINING 3.98-ACRES, MORE OR LESS.

16 THE AREA OF LAND CONVEYED TO GRANTEE AFTER DEDUCTION OF THE
17 ABOVE EXCEPTION AND RESERVATION OF 3.98 ACRES IS A NET ACREAGE
18 OF FORTY-TWO AND TWO HUNDREDTHS ACRES (42.02 A.), MORE OR LESS.

19 (C) USE RESTRICTION.--THE USE RESTRICTION REFERENCED IN
20 SUBSECTION (A) IS AS FOLLOWS:

21 "THE NET ACREAGE OF FORTY-TWO AND TWO HUNDREDTHS ACRES
22 (42.02A.) OF LAND HEREIN CONVEYED SHALL BE USED FOR PUBLIC
23 SCHOOL PURPOSES BY THE SCHOOL DISTRICT OF THE CITY OF HARRISBURG
24 AND IF AT ANY TIME THE SAID SCHOOL DISTRICT OF THE CITY OF
25 HARRISBURG OR ITS SUCCESSOR IN FUNCTION CONVEYS SAID PROPERTY OR
26 AUTHORIZES OR PERMITS SAID PROPERTY TO BE USED FOR ANY PURPOSE
27 OTHER THAN PUBLIC SCHOOL PURPOSES, THE TITLE THERETO SHALL
28 IMMEDIATELY REVERT TO AND REVEST IN THE COMMONWEALTH OF
29 PENNSYLVANIA."

30 (D) PORTION OF RESTRICTION TO BE RELEASED.--THE PORTION OF

1 THE USE RESTRICTION TO BE RELEASED IS THAT PORTION THAT LIMITS
2 THE PROPERTY TO USE BY THE SCHOOL DISTRICT OF THE CITY OF
3 HARRISBURG. THE REMAINDER OF THE USE RESTRICTION, WHICH LIMITS
4 THE PROPERTY TO USE FOR PUBLIC SCHOOL PURPOSES SHALL REMAIN IN
5 EFFECT.

6 (E) LEGAL INSTRUMENT.--ANY LEGAL INSTRUMENTS NECESSARY TO
7 RELEASE THE PORTION OF THE USE RESTRICTION AUTHORIZED BY THIS
8 SECTION SHALL BE EXECUTED BY THE SECRETARY OF GENERAL SERVICES
9 IN THE NAME OF THE COMMONWEALTH.

10 (F) COSTS AND FEES.--COSTS AND FEES INCIDENTAL TO THE
11 RELEASE AUTHORIZED BY THIS SECTION SHALL BE BORNE BY THE
12 GRANTEE.

13 (G) PROCEEDS.--PROCEEDS RECEIVED BY THE DEPARTMENT OF
14 GENERAL SERVICES FOR THE RELEASE AUTHORIZED UNDER THIS SECTION
15 SHALL BE DEPOSITED INTO THE GENERAL FUND.

16 Section 2 14. Effective date.

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17 This act shall take effect immediately.