

No. 2000-30

AN ACT

HB 2463

Authorizing and directing the Department of Conservation and Natural Resources, with the approval of the Governor, to convey to William Peter R. Cross and/or his assigns a certain tract of land situated in Whitemarsh Township, Montgomery County, in exchange for a certain tract of land.

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

Section 1. Authorization.

The Department of Conservation and Natural Resources, with the approval of the Governor, is hereby authorized and directed on behalf of the Commonwealth of Pennsylvania to grant and convey to William Peter R. Cross and/or his assigns the following tract of land bounded and described as follows:

All that certain lot, piece or parcel of land situated in the Township of Whitemarsh, County of Montgomery, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point corner to Tax Lot 4 in Block 56 and Tax Lot 5 in Block 56, said point beginning distant South 45 degrees 05 minutes 00 seconds East, a distance of 1,174.90 feet from a point in the existing easterly right-of-way line of Bethlehem Pike, said point at Bethlehem Pike being a common corner to Tax Lot 4 in Block 56 and Tax Lot 5 in Block 56, and running thence along the aforementioned common line of Lots 4 and 5, North 45 degrees 49 minutes 50 seconds East, a distance of 63.80 feet to a point; thence leaving said common line and crossing Lot 4, North 86 degrees 34 minutes 10 seconds West, a distance of 96.3 feet to a point in the first-mentioned common line; thence along the same, South 45 degrees 05 minutes 00 seconds East, a distance of 71.12 feet, to the point and place of beginning.

CONTAINING 2,268.5 square feet of land, more or less, as shown on a plan prepared and surveyed by Andersen Engineering Associated Incorporated.

Being a portion of Block 56, Lot 4, as contained in the deed from Isaac Isard to the Commonwealth of Pennsylvania dated December 30, 1931, and recorded in Montgomery County Deed Book 1137, Page 570.

Section 2. Property to be conveyed to Commonwealth.

The conveyance authorized by section 1 shall be in exchange for the conveyance by William Peter R. Cross and/or his assigns to the Commonwealth of Pennsylvania of a tract of land bounded and described as follows:

All that certain tract of land situated in the Township of Whitemarsh, County of Montgomery, and the Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point in the common line between Tax Lot 4 in Block 56 and Tax Lot 5 in Block 56, said point being distant South 45 degrees 05 minutes 00 seconds East, a distance of 600.23 feet from a point in the existing easterly right-of-way line of Bethlehem Pike, said point at Bethlehem Pike being a corner common to Tax Lot 4 in Block 56 and Tax Lot 5 in Block 56, and running thence South 45 degrees 05 minutes 00 seconds East, a distance of 503.55 feet to a point; thence North 86 degrees 34 minutes 10 seconds West, a distance of 7.55 feet to a point; thence North 45 degrees 05 minutes 00 seconds West, a distance of 498.03 feet to a point; thence North 46 degrees 29 minutes 10 seconds East, a distance of 5.00 feet, to the point and place of beginning.

CONTAINING 2,504 square feet of land, more or less.

Being a portion of Block 56, Lot 5, Parcel "B" as contained in the deed from William Peter R. Cross and Lee Carol L. Cross to William Peter R. Cross dated January 23, 1998, and recorded in Montgomery County Deed Book 5214, Page 897.

Section 3. Conditions of conveyance.

Conveyance of the land described in section 1 shall be made under and subject to all easements, servitude and rights of others, including, but not confined to, streets, roadways and rights of telephone, telegraph, water, electric, sewer, gas or pipeline companies, as well as under and subject to any interest, estates or tenancies vested in third persons, whether or not appearing of record, for any portion of the land or improvements erected thereon.

Section 4. Execution of deed.

The deed of conveyance of the property described in section 1 shall be approved as provided by law and shall be executed by the Secretary of the Department of Conservation and Natural Resources in the name of the Commonwealth of Pennsylvania.

Section 5. Costs.

The parties to the transaction shall bear their respective costs.

Section 6. Effective date.

This act shall take effect immediately.

APPROVED—The 22nd day of June, A.D. 2000.

THOMAS J. RIDGE