

## No. 2002-72

## AN ACT

## SB 1248

Authorizing the Department of General Services, with the approval of the Department of Transportation and the Governor, to grant and convey to the Heritage Conservancy Inc. certain lands in the Borough of Doylestown, Bucks County.

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

**Section 1. Borough of Doylestown, Bucks County.**

(a) Authorization.—The Department of General Services, with the approval of the Department of Transportation and the Governor, is hereby authorized on behalf of the Commonwealth of Pennsylvania to grant and convey to the Heritage Conservancy Inc. the Department of Transportation's Bucks County Maintenance Facility, land and buildings described in subsection (b) for fair consideration equal to market value as determined by independent appraisal in accordance with an Agreement of Sale dated September 27, 2001.

(b) Description.—The property to be conveyed pursuant to subsection (a) consists of the Department of Transportation's Bucks County Maintenance Facility, bounded and more particularly described as all that certain piece or parcel of land in the Borough of Doylestown, Bucks County, Pennsylvania, bounded and described as follows:

**PARCEL 1**

BEGINNING on the north side of Broad Street, forty (40) feet wide at a point fourteen and sixty-two hundredths feet east of the center line of Doyle Street, fifty (50) feet wide; thence extending north forty-nine degrees 00 minutes west four hundred forty-three feet three and seven-eighths inches to a point, said point being the intersection of the north line of the said Broad Street with east line of a proposed street fifty (50) feet wide as shown on above mentioned plan; thence north thirty-nine degrees forty-five minutes east three hundred twenty-three feet two and seven-eighths inches on the line of east side of the said proposed street to a point; thence south forty-nine degrees 00 minutes east four hundred seventy-three feet eleven and one-quarter inches to a point on the dividing line between this lot and partly by ground of Raymond Buck, Jr., partly by ground of Clear Spring Worsted Company, and partly by ground of Raymond Buck to a point on the dividing line of ground adjacent to this lot owned by the Commonwealth of Pennsylvania; thence south forty-five degrees ten minutes west three hundred twenty-four feet no and three-eighth inch along the last mentioned line to the first mentioned point and place of BEGINNING.

Containing three and four hundred two thousandths acres.

**PARCEL 2**

BEGINNING at an iron pin set for a corner of James B. Cotton's lands and in the center of Broad Street, said iron pin being north 48 degrees and 40 minutes west of and at a distance of one hundred and eighty-four feet from a point set for the intersection of Broad and Union Streets; thence from said iron pin north 48 degrees 40 minutes west three hundred and fifty-five feet along center line of said Broad Street to an iron pin set for a corner; thence north 45 degrees 32 minutes east three hundred and eighty seven and nine tenths feet by lands of Abe and Sam Margolis to an iron pin set for a corner; thence south 48 degrees 08 minutes east three hundred and forty one and five tenths feet, by lands of Arthur A. Fretz to an iron pin set for a corner; thence south 02 degrees 06 minutes east seventy and nine tenths feet, still by lands of said Fretz to an iron pin set for a corner; thence north 48 degrees 40 minutes west eighty six and seven tenths feet by lands of the real estate holding company to an iron pin set for a corner; thence south 40 degrees 07 minutes west one hundred and forty six and eight tenths feet by lands of said real estate holding company and George Sommers to an iron pin set for a corner; thence south 48 degrees 40 minutes east sixteen feet, by lands of said Sommers to an iron pin set for a corner; thence south 40 degrees 07 minutes west one hundred and eighty five and five tenths feet by lands of Cotton aforesaid to the place of BEGINNING.

Containing in all 2.981 acres of land, be the same more or less.

(c) Easements.—The conveyance shall be made under and subject to all lawful and enforceable easements, servitudes and rights of others, including, but not confined to, streets, roadways and rights of any telephone, telegraph, water, electric, gas or pipeline companies, as well as under and subject to any lawful and enforceable estates or tenancies vested in third persons appearing of record, for any portion of the land or improvements erected thereon.

(d) Execution.—The deed of conveyance shall be by special warranty deed and shall be executed by the Secretary of General Services in the name of the Commonwealth of Pennsylvania.

(e) Costs.—Costs and fees incidental to this conveyance shall be borne by the grantee.

(f) Proceeds.—The proceeds from the sale shall be deposited in the Motor License Fund of the Department of Transportation to pay for costs and fees incurred for the lease, acquisition, design and/or construction of a new Bucks County Maintenance Facility as well as the costs and fees incurred by the Department of General Services as authorized under section 2406-A of the act of April 9, 1929 (P.L.177, No.175), known as The Administrative Code of 1929.

(g) Alternate disposition.—In the event that this conveyance is not executed within 120 days from the Department of Transportation notice of cease of operations and subsequent vacancy of the building, the property may be disposed of, with the approval of the Department of Transportation, in accordance with section 2406-A of The Administrative Code of 1929.

The proceeds from the sale shall be deposited in accordance with subsection (f).

Section 2. This act shall take effect immediately.

APPROVED—The 25th day of June, A.D. 2002.

MARK S. SCHWEIKER