

96-5-RD
TOWNSHIP OF BRADFORD

TOWNSHIP OF BRADFORD

RESOLUTION NO. 96-15

WHEREAS, certain property owners whose land lies adjacent to a private road located in Bradford Township, which road is known as LeGrand Road, have indicated a desire to dedicate a public right of way to Bradford Township; and

WHEREAS, whereas for the sum of one (1) dollar and other good and valuable consideration, those property owners have indicated their willingness to execute a deed, a true and correct copy of which is attached hereto as Exhibit "A", which deed conveys a 33 feet wide right of way to the Township; and

WHEREAS, the attached survey of the proposed Township road has been prepared for the Township and approved by the Supervisors; and

WHEREAS, it is the desire of the Board of Supervisors to accept the dedication of said right of way as a Township Road.

NOW, THEREFORE, the Board of Supervisors of Bradford Township hereby resolves that the appropriate Township officials are empowered and directed to accept a deed from the grantors of the proposed Township Road in the form attached hereto as Exhibit "A" and to execute all other documents reasonably necessary for said conveyance.

RESOLVED AND ADOPTED this 2nd day of September, 1996.

114
BRADFORD TOWNSHIP
CLEARFIELD COUNTY, PENNSYLVANIA
BOARD OF SUPERVISORS

ATTEST:

BY:

Linda M. Wooster
Linda M. Wooster

Seth G. Cowder
Seth G. Cowder

ABSTAINED
Ronald L. Maines

FILED

William M. Graham
William M. Graham

OCT 15 1996

William A. Shaw
Prothonotary

Vol # 1784
Page # 391

This Indenture

Made the 2nd day of September 19 96 ,

Between JAMES A. LeGRAND, LAWRENCE L. PIFER, CHESTER SHUGERTS,
SHARON SHUGERTS, JAMES REED, GLENDA REED, MIKE WALLACE and
PHYLLIS WALLACE, all of Bradford Township, Clearfield County,
Pennsylvania

(hereinafter called "Grantors ") and

BRADFORD TOWNSHIP SUPERVISORS, Bradford Township,
Clearfield County, Pennsylvania

(hereinafter called "Grantees "):

Witnesseth, that the said Grantors in consideration of ONE (\$1) DOLLAR and other good
and valuable consideration

paid to the Grantors by the Grantees do grant, bargain, sell and convey unto the said Grantee^s ,
and assigns,

All that thirty-three feet wide right of way, described as follows:

CLEARFIELD COUNTY 10/15/96
ENTERED OF RECORD
TIME 9:35 AM
BY Bradford Township
FEES 33.50
Karen L. Starck, Recorder



Beginning at a point in the centerline of State Route 970, lying two hundred and sixty five (265.0) feet North of segment 350 North; thence North 81 degrees 38 minutes 5 seconds East to a point in the center line of a presently existing road, 20 feet in width, the true place of beginning; thence a right of way which lies 16 1/2 feet each side of a line described as follows: beginning at the aforesaid point, the true place of beginning; thence along the center line of the aforementioned, presently existing road North 8 degrees 21 minutes, 55 seconds West a distance of 224.07 feet; thence North 5 degrees 18 minutes 45 seconds West a distance of 179.230 feet; thence North 2 degrees 18 minutes 20 seconds West a distance of 305.180 feet; thence North 18 degrees 16 minutes 45 seconds East a distance of 53.050 feet; thence North 64 degrees, 0 minutes, 20 seconds East a distance of 37.090 feet; thence South 82 degrees, 11 minutes, 25 seconds East a distance of 47.550 feet; thence South 71 degrees, 16 minutes, 50 seconds East a distance of 123.460 feet; thence South 81 degrees, 35 minutes, 30 seconds East a distance of 91.360 feet; thence North 86 degrees, 27 minutes, 0 seconds East, a distance of 82.410 feet; thence North 79 degrees, 5 minutes 15 seconds East, a distance of 80.220 feet; thence North 74 degrees, 5 minutes, 35 seconds East a distance of 136.850 feet to a point in the center line of the proposed 33.00 feet wide township road dedicated by this deed; thence along the center line of the aforementioned proposed township road the following courses and distances: North 86 degrees, 57 minutes, 35 seconds East a distance of 88.650 feet; thence South 83 degrees, 9 minutes, 5 seconds East a distance of 233.610 feet, thence South 82 degrees, 50 minutes, 25 seconds East, a distance of 189.110 feet; thence South 81 degrees, 38 minutes, 45 seconds East a distance of 217.970 feet to a point, the place of ending, on either side of which at a distance of 16 1/2 feet from said end point is located an iron pin on the edge of the right of way.

In addition, to the extent not already conveyed by the preceding paragraph, a right of way 33 feet in width running parallel to and immediately adjacent to the eastern edge of the right of way of State Route 970, beginning at the same point of beginning as the right of way conveyed in the previous paragraph, and terminating where the eastern edge of the right of way conveyed in the previous paragraph intersects with a line running 33 feet East of and parallel to the eastern edge of the right of way of State Route 970, a distance of 560 feet more or less.

The right of way described in the previous paragraphs being identical to that shown on a survey Map showing a Proposed Township Road for Bradford Township, prepared by Nicholas Shiroky, Surveyor, dated August 13, 1996, a true and correct copy of which is attached hereto as Exhibit "A".

In addition, grantors Chester Shugerts and Sharon Shugerts grant and convey to Bradford Township the right to make use of the driveway presently existing on property conveyed to Chester Shugerts and Sharon Shugerts by deed recorded at Deed Book 1684 Page 348 for vehicle turn-around purposes.

In addition, grantors James Reed and Glenda Reed grant and convey to Bradford Township the right to make use of the driveway presently existing on property conveyed to James Reed and Glenda Reed by deed recorded at Deed Book 789 Page 333 for vehicle turn-around purposes.

with the appurtenances: **To Have and To Hold** the same to and for the use of the said Grantees,
BRADFORD TOWNSHIP SUPERVISORS
and assigns

forever, And the Grantors for themselves

and assigns hereby covenant and agree that they will WARRANT GENERALLY the property hereby conveyed.

NOTICE—THIS DOCUMENT ~~DOES NOT~~ ^{MAY NOT} SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL ~~HAVE~~ ^{MAY HAVE} THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. [This notice is set forth in the manner provided in Section 1 of the Act of July 17, 1957, P. L. 984, as amended, and is not intended as notice of unrecorded instruments, if any.]

Witness the hands and seals of the said Grantors

Witness:

James B. Wooster, Jr.
Linda M. Wooster

Christa M. Shugart
Shirley L. Shugart
James A. Reed
Glenda M. Reed
Phyllis A. Wallace



NOTICE THE UNDERSIGNED, AS EVIDENCED BY THE SIGNATURE(S) TO THIS NOTICE AND THE ACCEPTANCE AND RECORDING OF THIS DEED, (IS, ARE) FULLY COGNIZANT OF THE FACT THAT THE UNDERSIGNED MAY NOT BE OBTAINING THE RIGHT OF PROTECTION AGAINST SUBSIDENCE, AS TO THE PROPERTY HEREIN CONVEYED, RESULTING FROM COAL MINING OPERATIONS AND THAT THE PURCHASED PROPERTY, HEREIN CONVEYED, MAY BE PROTECTED FROM DAMAGE DUE TO MINE SUBSIDENCE BY A PRIVATE CONTRACT WITH THE OWNERS OF THE ECONOMIC INTEREST IN THE COAL. THIS NOTICE IS INSERTED HEREIN TO COMPLY WITH THE BITUMINOUS MINE SUBSIDENCE AND LAND CONSERVATION ACT OF 1966, AS AMENDED 1980, OCT. 10, P.L. 874, NO. 156 §1

WITNESS:

Linda M. Wooster

William M. Keaborn

Commonwealth of Pennsylvania

County of

} ss.

On this the _____ day of _____, A.D. 19 96 ,
before me _____

the undersigned officer, personally appeared
known to me

(or satisfactorily proven) to be the person whose name _____ subscribed to the within instrument
and acknowledged that _____ executed the same for the purposes therein contained.

In Witness Whereof, I hereunto set my hand and official seal.

My commission expires _____

(Title of Officer)

with the appurtenances: **To Have and To Hold** the same to and for the use of the said Grantee^s
BRADFORD TOWNSHIP SUPERVISORS and assigns

forever, And the Grantor^s for themselves

and assigns hereby covenant and agree that they will WARRANT GENERALLY the property hereby conveyed.

NOTICE—THIS DOCUMENT ~~DOES NOT~~ MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL ~~HAVE~~ MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. [This notice is set forth in the manner provided in Section 1 of the Act of July 17, 1957, P. L. 984, as amended, and is not intended as notice of unrecorded instruments, if any.]

Witness the hand^s and seal^s of the said Grantor^s

Witness:

Ronald L. Naim
Genda M. Grooster

Mike Wallace
James A. Leland
SEAL
SEAL
SEAL
SEAL
SEAL

NOTICE THE UNDERSIGNED, AS EVIDENCED BY THE SIGNATURE(S) TO THIS NOTICE AND THE ACCEPTANCE AND RECORDING OF THIS DEED, (IS, ARE) FULLY COGNIZANT OF THE FACT THAT THE UNDERSIGNED MAY NOT BE OBTAINING THE RIGHT OF PROTECTION AGAINST SUBSIDENCE, AS TO THE PROPERTY HEREIN CONVEYED, RESULTING FROM COAL MINING OPERATIONS AND THAT THE PURCHASED PROPERTY, HEREIN CONVEYED, MAY BE PROTECTED FROM DAMAGE DUE TO MINE SUBSIDENCE BY A PRIVATE CONTRACT WITH THE OWNERS OF THE ECONOMIC INTEREST IN THE COAL. THIS NOTICE IS INSERTED HEREIN TO COMPLY WITH THE BITUMINOUS MINE SUBSIDENCE AND LAND CONSERVATION ACT OF 1966, AS AMENDED 1980, OCT. 10, P.L. 874, NO. 156 § 1.

WITNESS:

Commonwealth of Pennsylvania } ss.
County of _____

On this the _____ day of _____, A.D. 19____,
before me _____ the undersigned officer, personally appeared
known to me
(or satisfactorily proven) to be the person whose name _____ subscribed to the within instrument
and acknowledged that _____ executed the same for the purposes therein contained.
In Witness Whereof, I hereunto set my hand and official seal.

My commission expires _____

(Title of Officer)

Commonwealth of Pennsylvania
County of _____ } ss.

On this _____ day of _____
A.D. 19 _____, before me
in and for said _____
came the above named _____

and acknowledged the foregoing Indenture to be
act and deed, to
the end that it may be recorded as such.

Witness my hand and _____ seal.
My Commission Expires _____

State of
County of _____

On this, the _____ day of _____, 19____
before me
the undersigned officer, personally appeared _____

known to me (or satisfactorily proven) to be the
person whose name _____ subscribed to the
within instrument and acknowledged that he
executed the same for the purposes therein con-
tained.

In Witness Whereof, I hereunto set my hand and
official seal.

Title of Officer.
My Commission Expires _____

Certificate of Residence

I, William M. Graham & Seth G. Cowder do hereby certify that Grantees
precise residence is Bradford Township, P.O. Box 79, Woodland, PA 16881

Witness my hand this _____

14th

day of October _____, 1996
Bradford Township Supervisors
William M. Graham _____
Seth G. Cowder _____

Number

Recorded

RECORDED

Page

(Adopted)

Vol.

From

To

Fees, \$

Commonwealth of Pennsylvania

)

) ss.

County of CLEARFIELD

)

On this, the 10th day of OCTOBER, 1996, before
me LEOLA OLIVE PLUBELL, the undersigned officer,
personally appeared JAMES A REED *James A Reed*

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal

Leola Olive Plubell

(Title of Officer)
Notarial Seal
Leola Olive Plubell, Notary Public
Girard Twp., Clearfield County
My Commission Expires April 18, 2000
Member, Pennsylvania Association of Notaries

My commission expires

Commonwealth of Pennsylvania

)

) ss.

County of CLEARFIELD

)

On this, the 10th day of OCTOBER, 1996, before
me LEOLA OLIVE PLUBELL, the undersigned officer,
personally appeared GLENDA M REED *Glenda m Reed*

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal

Leola Olive Plubell

My commission expires April 18, 2000
Notarial Seal (Title of Officer)
Leola Olive Plubell, Notary Public
Clearfield Twp., Clearfield County
Member, Pennsylvania Association of Notaries

Commonwealth of Pennsylvania)
County of CLEARFIELD) ss.
)

On this, the 26 day of SEPT, 1996, before
me Mike Wallace, the undersigned officer,
personally appeared MIKE WALLACE

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

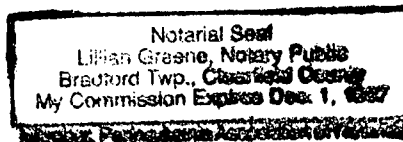
In witness whereof, I hereunto set my hand and official seal

Lillian Greene

NOTARY

(Title of Officer)

My commission expires:



Commonwealth of Pennsylvania)
) ss.
County of CLEARFIELD)

On this, the 26 day of SEPT, 1996, before
me Phyllis Wallace, the undersigned officer,
personally appeared PHYLLIS WALLACE

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

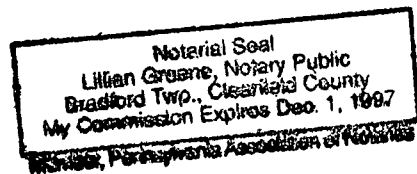
In witness whereof, I hereunto set my hand and official seal

Lillian Greene

NOTARY

(Title of Officer)

My commission expires:



Commonwealth of Pennsylvania

)

) ss.

County of CLEARFIELD

)

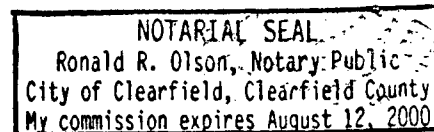
On this, the 19TH day of SEPTEMBER, 1996, before
me A NOTARY PUBLIC, the undersigned officer,
personally appeared CHESTER M. SHUGERTS III

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal

Chester M. Shugerts III
Ronald R. Olson
(Title of Officer)

My commission expires:



Commonwealth of Pennsylvania

)

) ss.

County of CLAREFIELD

)

On this, the 19TH day of SEPTEMBER, 1996, before
me A NOTARY PUBLIC, the undersigned officer,
personally appeared SHARON L. SHUGERTS

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

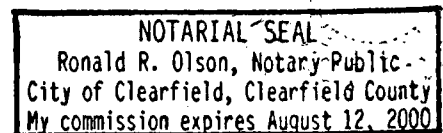
In witness whereof, I hereunto set my hand and official seal

Sharon L. Shugerts

Ronald R. Olson

(Title of Officer)

My commission expires:



Commonwealth of Pennsylvania

)

) ss.

County of

Chancery

)

On this, the 18th day of September, 1996, before
me Karen J. Starch, the undersigned officer,
personally appeared Lawrence L. Rifer
known to me (or satisfactorily proven) to be the person whose name is subscribed as
attorney in fact for James L. Deard
and acknowledged that he executed the same as the act of his principal for the purposes
therein contained.

In witness whereof, I hereunto set my hand and official seal

Karen J. Starch

Recorder of Deeds

(Title of Officer)

My commission expires:

**My Commission Expires
First Monday in January, 2000**

Commonwealth of Pennsylvania

County of Charfield

)
) ss.
)

On this, the 18th day of September, 1996, before
me Karen J. Starch, the undersigned officer,
personally appeared Lawrence L. Cifer

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that he/she/they executed the same
for the purposes therein contained.

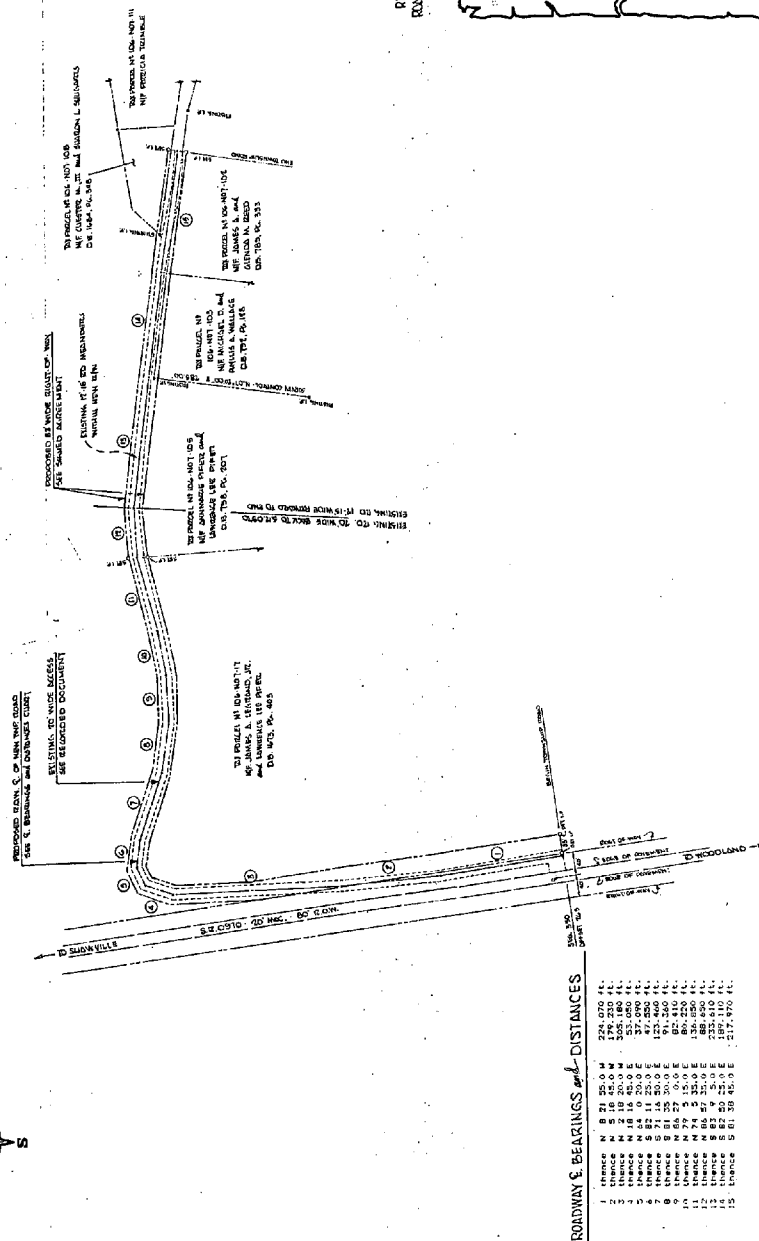
In witness whereof, I hereunto set my hand and official seal

Karen J. Starch

(Title of Officer)

My commission expires:

**My Commission Expires
First Monday in January, 2000**



RECORDED DOCUMENT FOR THE EXISTING 20' WIDE ACCESS ROAD FROM S.R.0910 TO ITS END AS SHOWN ON PLAN.

1243-405
ALONG ST. WEST, ALBANY, N.Y.

This applicant made this 1st day of July 1983,
between JAMES A. LUDWIG, JR. and MARY L. LUDWIG, his wife, of first and

ROBERT M. SOUTHWELL and DOROTHY L. SOUTHWELL, his wife, of Bradford Township, Jackson County, Tennessee, residing at the residence of the defendant, are alleged parties to the same.

TUESDAY

THAT the said first parties try and in consideration of the sum of \$10,000.00, lawful money of the United States, unto them well and truly paid by the said second parties, the receipt whereof is hereby acknowledged, have granted, sold, conveyed, released, confirmed, warranted and assigned unto the said first parties, their heirs and assigns, their free and undivided lot, thirty and one (31) acres, more or less, of land, situate in the County of Santa Clara, State of New Mexico, and being a certain tract of land, more particularly described as follows:

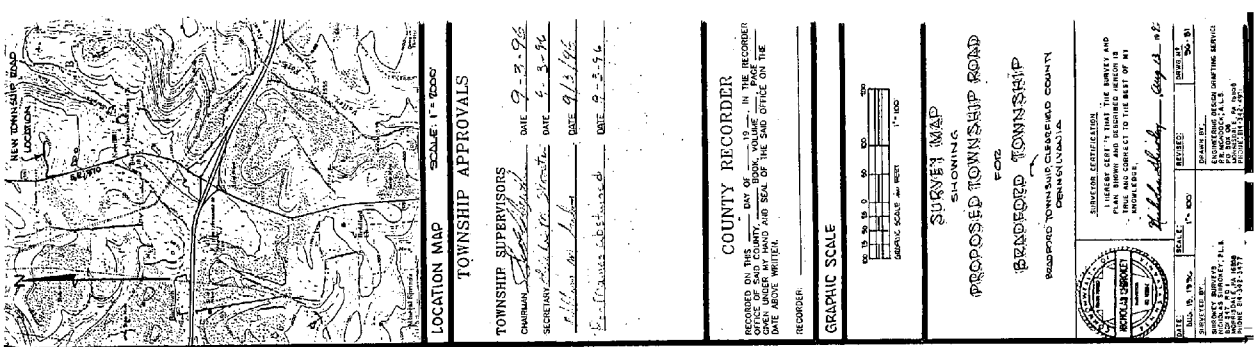
[illegible]

Use day and year first above written, intending to do inquiry soon after.

James A. DeLoach
 James A. DeLoach, Jr.
Harold G. DeLoach
 Harold G. DeLoach

UTILITIES ACT 38 of 1991

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW REQUIRES
3 WORKING DAYS NOTICE FOR
CONSTRUCTION PHASE AND 10 WORKING
DAYS IN DESIGN STAGE — STOP CALL —
Pennsylvania One Call System, Inc.



BRADFORD TOWNSHIP ROAD DISTRICT

P. O. Box 79
Woodland, PA 16881
(814) 857-7283

September 3, 1996

Pennsylvania Department of Transportation
Minicipal Services Department
1924-30 Daisy Street
P. O. Box 342
Clearfield, PA 16830

Gentlemen:

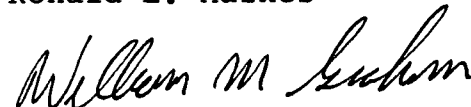
This letter is to verify that the LeGrand Road was in use prior to 1980 and the properties along this road were recorded prior to 1980. We are unable to acquire ground for a cul-de-sac; however two property owners have given us the right to use their driveways as turnarounds.

The Bradford Township Supervisors relieve the Pennsylvania Department of Transportation of any responsibility should a back up accident occur due to lack of an adequate turnaround.

Sincerely,
Bradford Township Supervisors


Seth G. Cowder

ABSTAINED
Ronald L. Maines


William M. Graham

FILED
S.D.
R. Bradford
Twp. 2000
Dist.

OCT 15 1996

O/9:40 AM
RD

William A. Shaw
Prothonotary

[Signature]

4 cert to Bradford
Twp.