

BOROUGH OF ST. LAWRENCE,
BERKS COUNTY, PENNSYLVANIA

ORDINANCE NO. 400

AN ORDINANCE OF THE BOROUGH OF ST. LAWRENCE, BERKS COUNTY, PENNSYLVANIA, ACCEPTING INTO THE BOROUGH STREET SYSTEM MACI WAY, LOCATED IN THE "PARKVIEW VILLAGE" DEVELOPMENT, SITUATE IN THE BOROUGH OF ST. LAWRENCE, BERKS COUNTY, PENNSYLVANIA, AS LAID OUT AND DEDICATED TO PUBLIC USE BY DEED OF DEDICATION.

BE IT ENACTED AND ORDAINED, by the Borough Council of the Borough of St. Lawrence, Berks County, Pennsylvania, and it is hereby ENACTED AND ORDAINED by the authority of the same as follows:

Section 1. The Borough of St. Lawrence hereby accepts for itself, its successors and assigns, forever, as and for public roads and streets, and for public use and travel, Maci Way, within the Development known as "Parkview Village", situate in the Borough of St. Lawrence, Berks County, Pennsylvania, in accordance with the Final Subdivision Plan known as "Parkview Village" recorded in the Recorder of Deeds Office of Berks County, Pennsylvania to Plan Book Volume 303, Page 212, Berks County Records, as more particularly described in a copy of the Deed of Dedication attached hereto, recorded to Instrument No. 2009026791, marked Exhibit "A" hereto, and made a part hereof. These streets are opened and declared to be a part of the public road system of the Borough of St. Lawrence, Berks County, Pennsylvania, its successors and assigns, forever, to be used for the aforesaid purposes, and no other uses or purposes, and accordingly, shall be placed upon the Borough Official Map.

Section 2. The recording of the aforesaid Deed of Dedication pursuant to prior Resolution is hereby ratified and confirmed as an authorized action of the Borough Council of the Borough of St. Lawrence, Berks County, Pennsylvania.

Section 3. The provisions of this Ordinance are severable, and if any section, sentence, clause, part or provision hereof shall be held to be illegal, invalid or unconstitutional by any court of competent jurisdiction, such decision of the court shall not affect the remaining sections, sentences, clauses, parts or provisions of this Ordinance. It is hereby declared to be the intent of the Borough that such Ordinance

would have been enacted if such illegal, invalid or unconstitutional section, sentence, clause, part or provision had not been included herein.

Section 4. The Ordinances of the Borough of St. Lawrence, Berks County, Pennsylvania, shall be and remain unchanged and in full force and effect except as amended, supplemented or modified by this Ordinance. This Ordinance shall become a part of the Ordinances of the Borough of St. Lawrence, Berks County, Pennsylvania, upon adoption.

Section 5. All ordinances or parts of ordinances of this Borough which are inconsistent herewith are hereby repealed.

Section 6. This Ordinance shall become effective on the earliest date allowed by law.

DULY ENACTED AND ORDAINED this 10th day of September, 2009.

BOROUGH OF ST. LAWRENCE
BERKS COUNTY, PENNSYLVANIA

By: Robert J. May 09/10/09
Robert J. May, President of Council

Attest: Susan Eggert
Susan Eggert, Borough Secretary

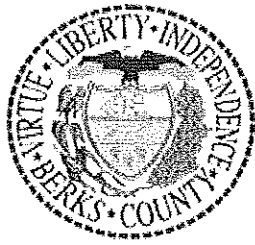
Approved as an Ordinance this 10th day of Sept, 2009:

By: Warren L. Lubenow
Warren L. Lubenow, Mayor

I certify that this is a true and correct copy of an Ordinance adopted by the Borough of St. Lawrence, Berks County, Pennsylvania on August 27, 2009.

Susan Eggert
Secretary

EXHIBIT A

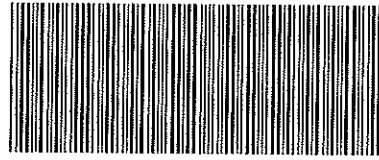


Frederick C. Sheeler
Berks County Recorder of Deeds

Berks County Services Center 3rd Floor
 633 Court Street
 Reading, PA 19601
 Office: (610) 478-3380 ~ Fax: (610) 478-3359
 Website: www.co.berks.pa.us

INSTRUMENT # 2009026791

RECORDED DATE: 06/10/2009 02:59:40 PM



2711903-0012J

Document Type: DEED OF DEDICATION

Transaction #: 2732840
Document Page Count: 9
Operator Id: vburkhart

RETURN TO: (Pick Up)
 KOZLOFF STOUDT
 2640 WESTVIEW DR
 PO BOX 6286
 WYOMISSING PA
 19610

SUBMITTED BY:
 KOZLOFF STOUDT
 2640 WESTVIEW DR
 PO BOX 6286
 WYOMISSING, PA 19610

*** PROPERTY DATA:**

Municipality: ST LAWRENCE BOROUGH
 School District: EXETER

** PLEASE SEE DOCUMENT OR INDEX FOR ADDITIONAL PROPERTY DATA

*** ASSOCIATED DOCUMENT(S):**

CONSIDERATION/SECURE AMT:	\$0.00
TAXABLE AMOUNT:	\$0.00
FEES / TAXES:	
RECORDING FEE: DEED OF DEDICATION	\$17.50
RECORDS IMPROVEMENT FUND	\$5.00
JUDICIAL FEE	\$10.00
WRIT TAX	\$0.50
ADDITIONAL PAGE FEE	\$20.00
Total:	\$53.00

INSTRUMENT #: 2009026791
 Recorded Date: 06/10/2009 02:59:40 PM

I hereby CERTIFY that this document is recorded in the Recorder of Deeds Office in Berks County, Pennsylvania.



Frederick C. Sheeler
Recorder of Deeds

OFFICIAL RECORDING COVER PAGE

Page 1 of 10

PLEASE DO NOT DETACH

THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always supersedes.
 *COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT FOR ANY ADDITIONAL INFORMATION.

JP

Prepared By: Joan E. London, Esquire
Kozloff Stoudt, Professional Corporation
2640 Westview Drive
PO Box 6286
Wyomissing, PA 19610
(610) 670-2552

Return To: Joan E. London, Esquire
Kozloff Stoudt, Professional Corporation
2640 Westview Drive
PO Box 6286
Wyomissing, PA 19610

Property Address: Maci Way, Parkview Village Subdivision
Borough of St. Lawrence, Berks County, Pennsylvania

DEED OF DEDICATION

THIS DEED OF DEDICATION is made as of the 2nd day of October, 2008, by and between **FORINO CO., L.P.**, a Pennsylvania Limited Partnership with a registered address of 555 Mountain Home Road, Sinking Spring, Berks County, Pennsylvania 19608, party of the first part (hereinafter referred to as "Grantor"),

AND

THE BOROUGH OF ST. LAWRENCE, BERKS COUNTY, PENNSYLVANIA, a municipal corporation existing under and by virtue of the laws of the Commonwealth of Pennsylvania, with its registered offices at 3540 St. Lawrence Avenue, Reading, Berks County, PA 19606, party of the second part (hereinafter referred to as the "Grantee").

WITNESSETH:

WHEREAS, by Deed dated May 19, 2006, and recorded in Record Book Volume 4884, Page 2134, Berks County Records, granted and conveyed certain premises, of which the hereinafter described premises form a part, to Grantee; and

WHEREAS, the Premises described in the aforesaid deed has been laid out as a subdivision known as "Parkview Village". A Subdivision Plan for the subdivision, prepared by John W. Hoffert, PLS, designated as Plan Number D-04-01, and was recorded in Plan Book Volume 303 , Page 212, Berks County Records ("Subdivision Plan"); and

WHEREAS, Grantor, now desires to convey all its' right, title and interest in and to Maci Way, together with all appurtenances thereto, located within the said subdivision, as shown on the maps attached hereto and based on information shown on the Subdivision Plan, as herein set forth.

NOW, THEREFORE, that the Grantor, for and in consideration of the sum of One Dollar (\$1.00), in hand paid, the advantages to them accruing as well as for diverse and other considerations affecting the public welfare which they seek to advance, has granted, bargained, sold, aliened, enfeoffed, released and confirmed, and by these presents, does grant, bargain, sell, alien, enfeoff, release and confirm unto the Grantee, its successors and assigns, all of the street known as Maci Way, as more fully described in Exhibit "A", attached hereto and made a part hereof by this reference.

TOGETHER with all and the singular the ways, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto belonging,

or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and also, all the estate, right, title, interest, use, trust, property, possession, claim, and demand whatsoever, in law, equity or otherwise howsoever, of, in to, or out of the same;

TO HAVE AND TO HOLD, the said tracts or pieces of land above described to and for the only proper use and behoof of the Grantee, its successors and assigns forever, as and for road purposes, and for no other use or purpose whatsoever, and to the same extent and with the same effect as if the aforesaid had been legally condemned by Eminent Domain proceedings, and ordained, established and opened by proper proceedings according to law, as provided by the Acts of Assembly of the Commonwealth of Pennsylvania.

AND, the Grantor, for its successors and assigns, by these presents, covenants, promises, and agrees to and with the Grantee, its successors and assigns, that neither the Grantor nor its successors and assigns shall nor will at any time hereafter ask, demand, seek, claim, recover or receive of or from the Grantee, its successors and assigns, any sum or sums of money, or any other thing whatsoever, other than the consideration herein provided, as and for compensation or damages for or by reason of the repairing, improving, maintaining, or using of said property for road purposes, under the conditions as may now, or at any time hereafter, be established by the proper authorities of the said Grantee.

AND, the Grantor, for itself, its successors and assigns, does by these presents further covenant, promise, and agree to and with the Grantee, its successors and

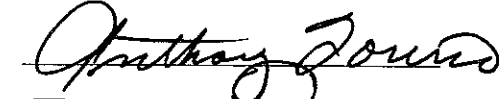
assigns, that the said tract of land above described and conveyed unto the Grantee, its successors and assigns, and against it, the said Grantor, its successors and assigns, and against all or any person or persons whomsoever lawfully claiming or to claim to same, or any part thereof, by, from or under it or them or any of them, shall or will warrant and forever defend.

IN WITNESS WHEREOF, the Grantor, INTENDING TO BE LEGALLY BOUND HEREBY, has hereunto caused this Deed of Dedication to be executed and its seal to be affixed thereto as of the day and year first above written.


Grantor:

Forino Co., L.P.

BY:



ATTEST:



The Grantee's correct address is:

Borough of St. Lawrence, 3540 St. Lawrence Avenue, Reading, PA 19606

EXHIBIT "A"

Legal description for a 50 feet wide strip of land to be dedicated to The Borough of St. Lawrence and to be known as **MACI WAY**, located in the subdivision of Parkview Village, St Lawrence Borough, Berks County, Pennsylvania.

ALL THAT CERTAIN parcel or 50 foot wide strip of land running southward from Parkview Road, as shown on the final subdivision plan of "Parkview Village" prepared by John W. Hoffert and designated Plan Number D-04-01-1, dated 01/15/2004, last revised 01/10/2006 and recorded in Plan Book Volume 303, page 212, Berks County Records, and to be known as Maci Way, situate in the Borough of St. Lawrence, Berks County, Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING AT A POINT in the southern ultimate right-of-way line of Parkview Road, in line of Lot 1 at the end of a curve which connects the said southern ultimate right-of-way line of Parkview Road with the eastern right-of-way line of herein to be described Maci Way;

Thence, proceeding in a southerly direction along the eastern right-of-way line of Maci Way and along Lots 1 through 12 the two following courses and distances:

- 1) Southerly along a curve bearing to the left, having a radius of 20.00 feet, a central angle of $79^{\circ}16'55''$, a distance along the arc of 27.67 feet and being subtended by a chord which bears South $28^{\circ}24'26''$ West, a distance of 25.52 feet to a point of tangency; and
- 2) South $11^{\circ}14'02''$ East, a distance of 384.17 feet to a point of curvature in line of Lot 12;

Thence, continuing along the remaining part of Lot 12, along Lots 13 through 21 and along an area of Open Space belonging to Parkview Village Homeowner's Association the two following courses and distances:

- 1) Southeasterly along a curve bearing to the left, having a radius of 10.00 feet, a central angle of $90^{\circ}00'00''$, a distance along the arc of 15.71 feet and being subtended by a chord which bears South $56^{\circ}14'02''$ East, a distance of 14.14 feet to a point of reverse curvature;
- 2) Along a curve bearing to the right and forming the perimeter of the cul-de-sac at the southern terminus of the herein described Maci Way, having a radius of 60.00 feet, a central angle of $270^{\circ}00'00''$, a distance along the arc of 282.74 feet and being subtended by a chord which bears South $33^{\circ}45'58''$ West, a distance of 84.85 feet to a point of tangency in the western right-of-way line of Maci Way;

Thence, continuing along the western right-of-way line of Maci Way and along the remaining part of the said Open Space frontage, Lots 22 through 27, an area of Open Space belonging to Parkview Homeowner's Association and Lots 28 through 31 the two

following courses and distances:

- 1) North $11^{\circ}14'02''$ West, a distance of 442.47 feet to a point of curvature;
- 2) Along a curve bearing to the left, having a radius of 20.00 feet, a central angle of $82^{\circ}50'32''$, a distance along the arc of 28.92 feet and being subtended by a chord which bears North $52^{\circ}39'18''$ West, a distance of 26.46 feet to a point in the southern ultimate right-of-way line of Parkview Road in line of Lot 31;

Thence, along a line radial to the last described curve, North $04^{\circ}04'34''$ West, a distance of 9.00 feet to a point on a curve, being a continuation of the curve in the ultimate right-of-way line of Parkview Road on the east side of its intersection with Maci Way, as shown on the Parkview Village subdivision plan;

Thence crossing Maci Way at its northern terminus along the aforesaid right-of-way curve continuation, bearing to the left, having a radius of 266.17 feet, a central angle of $17^{\circ}52'33''$, a distance along the arc of 83.04 feet and being subtended by a chord which bears North $76^{\circ}59'10''$ East, a distance of 82.71 feet to the **POINT OF BEGINNING**.

CONTAINING 0.7545 Acres.

BEING PART OF THE SAME PREMISES that METRODEV IV, L.P. granted and conveyed unto FORINO COMPANY, L.P., by deed dated May 19, 2006, and recorded in and for Berks County at Reading, Pennsylvania, on May 24, 2006, in Record Book Volume 4884, page 2134.

COMMONWEALTH OF PENNSYLVANIA :
: SS.
COUNTY OF Berks :

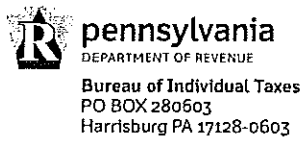
On this 2 day of October, 2008, before me, a Notary Public in and for the County and State aforesaid, personally appeared Anthony Forino, who acknowledged himself to be sole member of Forino Co., L.P. a Pennsylvania limited partnership, and that as such officers and being authorized to do so, executed the foregoing DEED OF DEDICATION for the purposes therein contained by signing the name of the limited partnership by himself as such officer.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.



Notary Public

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Eileen Hauptly, Notary Public
South Heidelberg Twp., Berks County
My Commission Expires Apr. 25, 2009
Member, Pennsylvania Association of Notaries



REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY	
State Tax Paid	
Book Number	
Page Number	
Date Recorded	

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) the deed is without consideration or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on family relationship or public utility easement. If more space is needed, attach additional sheets.

A. CORRESPONDENT – All inquiries may be directed to the following person:

Name Joan E. London, Esquire, Kozloff Stoudt		Telephone Number: 610-670-2552	
Street Address 2640 Westview Drive, PO Box 6286	City Wyomissing	State PA	ZIP Code 19610

B. TRANSFER DATA

Date of Acceptance of Document

Grantor(s)/Lessor(s) Forino Co., LP			Grantee(s)/Lessee(s) Borough of St. Lawrence		
Street Address 555 Mountain Home Road			Street Address 3540 St. Lawrence Avenue		
City Sinking Spring	State PA	ZIP Code 19608	City Reading,	State PA	ZIP Code 19606

C. REAL ESTATE LOCATION

Street Address Maci Way		City, Township, Borough St. Lawrence			
County Berks	School District Exeter School District	Tax Parcel Number n/a - street			

D. VALUATION DATA

1. Actual Cash Consideration \$1.00	2. Other Consideration + n/a	3. Total Consideration = \$1.00
4. County Assessed Value n/a	5. Common Level Ratio Factor X n/a	6. Fair Market Value = n/a

E. EXEMPTION DATA

1a. Amount of Exemption Claimed 100%	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
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2. Check Appropriate Box Below for Exemption Claimed

- Will or intestate succession. _____ (Name of Decedent) _____ (Estate File Number)
- Transfer to Industrial Development Agency.
- Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)
- Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of Mortgage and note/Assignment.)
- Corrective or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- Other (Please explain exemption claimed, if other than listed above.) _____

Under penalties of law, I declare that I have examined this statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party <i>Joan E. London</i>	Date 6-9-09
--	----------------

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH REQUESTED DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

Proof of Publication of Notice in Reading Eagle

Under Act No. 587, Approved May 16, 1929.

Commonwealth of Pennsylvania, }
County of Berks ss:

Lynn Schittler, Assistant Secretary, READING EAGLE COMPANY, of the County and Commonwealth aforesaid, being duly sworn, deposes and says that the READING EAGLE established January 28, 1868 is a newspaper of general circulation published at 345 Penn Street, City of Reading County and State aforesaid, and that the printed notice or publication attached hereto is exactly the same as printed and published in the regular edition and issues of the said READING EAGLE on the following dates, viz.:

Reading Eagle

Thursday, August 27, 2009, A.D.

Effective July 1, 2002 Reading Times Ceased Publication. The Reading Eagle will be a daily morning and Sunday edition.

Affiant further deposes that this person is duly authorized by READING EAGLE COMPANY, a corporation, publisher of said READING EAGLE, a newspaper of general circulation, to verify the foregoing statement under oath, and affiant is not interested in the subject matter of the aforesaid notice or advertisement, and that all allegations in the foregoing statements as to time, place, character of publication are true.

Copy of Notice or Publication

Lynn Schittler
Lynn Schittler

Sworn to and subscribed before me this 27th day of August, 2009

Theresa M. Bassaman
Notary

Statement of Advertising Costs

MACI WAY

ST. LAWRENCE BOROUGH
BOROUGH MANAGER
3540 ST. LAWRENCE AVENUE
READING, PA 19606

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
THERESA M. SASSAMAN NOTARY PUBLIC
CITY OF READING BERKS COUNTY
MY COMMISSION EXPIRES OCT 23, 2010

To READING EAGLE, DR.:

For publishing the notice or publication attached hereto on the above stated dates	\$163.25
Probating same	\$5.00
Total	\$168.25

Publisher's Receipt for Advertising Costs

The READING EAGLE COMPANY, publisher of the READING EAGLE, a newspaper of general circulation, hereby acknowledges receipt of the aforesaid notice and publication costs and certifies the same have been duly paid.

READING EAGLE COMPANY, a Corporation

By

NOTICE

The Borough Council of the Borough of St. Lawrence will consider the adoption of an ordinance at its meeting on Thursday, September 10, 2009 at 7:30 p.m. at the Borough of St. Lawrence Municipal Building, 3540 St. Lawrence Avenue, Reading, Pennsylvania 19606. A summary of the ordinance is as follows:

AN ORDINANCE OF THE BOROUGH OF ST. LAWRENCE, BERKS COUNTY, PENNSYLVANIA, ACCEPTING INTO THE BOROUGH STREET SYSTEM MACI WAY, LOCATED IN THE "PARKVIEW VILLAGE" DEVELOPMENT, SITUATE IN THE BOROUGH OF ST. LAWRENCE, BERKS COUNTY, PENNSYLVANIA, AS LAID OUT AND DEDICATED TO PUBLIC USE BY DEED OF DEDICATION.

Copies of the full text of the ordinance may be examined without charge or obtained for a charge not greater than the cost thereof at the Borough of St. Lawrence Municipal Building, 3540 St. Lawrence Avenue, Reading, PA 19606, at the Berks County Law Library, Berks County Courthouse, Sixth and Court Streets, Reading, PA 19601, and at the Reading Eagle Times, 345 Penn Street, Reading, PA 19601.

Joan E. London
Solicitor, Boro.
St. Lawrence