

**MIDDLETOWN TOWNSHIP
DELAWARE COUNTY, PENNSYLVANIA**

ORDINANCE NO. 863

AN ORDINANCE GRANTING MIDDLETOWN TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA, AUTHORITY TO PURCHASE ±0.72 ACRES OF LAND WITH THE IMPROVEMENTS THEREON IN MIDDLETOWN TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA, BEING TAX FOLIO NO. 27-00-01620-00, AND KNOWN AS 454 S. OLD MIDDLETOWN ROAD, MIDDLETOWN TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA.

The Council of the Township of Middletown, Delaware County, Pennsylvania, hereby ENACTS and ORDAINS as follows:

Section 1. Pursuant to Section 212(H) of the Home Rule Charter, the Council of the Township of Middletown hereby authorizes Middletown Township to purchase ±0.72 acres of land with the improvements thereon, identified as Delaware County Folio No. 27-00-01620-00, known at 454 Old South Middletown Road, Middletown Township, Delaware County, Pennsylvania (the "Property"), subject to terms and conditions satisfactory to the Owners of the Property and Middletown Township. The Property is more particularly described on Exhibit "A" attached hereto and made a part hereof.

Section 2. The Chairperson of Township Council and the Township Manager are authorized to execute an Agreement of Sale for the Property and any other documents necessary for the Township to purchase the Property.

Section 3. This Ordinance shall be effective on the thirty-first day after its enactment.

ENACTED AND ORDAINED by the Council of Middletown Township, Delaware County, Pennsylvania, this 18th day of September 2024, at a regularly scheduled public meeting.

ATTEST:

TOWNSHIP OF MIDDLETOWN COUNCIL

John McMullan
Township Manager

By: _____
Bibianna Dussling
Council Chair

EXHIBIT A

described as one tract
ALL THOSE TWO CERTAIN tracts or pieces of land with the buildings and improvements thereon erected, SITUATE in the Township of Middletown, County of Delaware, State of Pennsylvania, and described according to a plan of property for Middletown School District, said plan made by G. D. Houtman & Son, Civil Engineers dated May 2, 1956 and last revised June 15, 1963 as follows, to wit: _____

BEGINNING at a nail on the center line of Old Middletown Road, said point being measured by the three following courses and distances from the point formed by the intersection of the title line in the bed of Middletown Road and the title line in the bed of Fox Road (1) North 09 degrees 14 minutes East along the title line through the bed of Old Middletown Road 568.00 feet to a point (2) North 48 degrees 51 minutes East partly crossing Old Middletown Road 08.42 feet to a point on the center line of Old Middletown Road and (3) North 09 degrees 14 minutes East along the center line Old Middletown Road 166.80 feet to the point of beginning; thence extending from said point of beginning along land now or late of Middletown School District the two following courses and distances (1) North 82 degrees 00 minutes West crossing a pipe on the Northwesterly side of Old Middletown Road 173.72 feet to a pipe end (2) North 37 degrees 30 minutes West 88.64 feet to a pipe on the Southeasterly side of an unnamed street (33 feet wide); thence extending North 52 degrees 30 minutes East along the said side of the unnamed street recrossing the Northwesterly side of Old Middletown Road 350.80 feet to a point on the center line of Old Middletown Road aforesaid; thence extending South 09 degrees 14 minutes West along the center line of Old Middletown Road 312.49 feet to the first mentioned point and place of beginning. _____

BEING premises (A) and premises (B) as shown on the above mentioned plan.

(A) BEING part of the same premises which John L. Booth and Emma B. his wife by Deed dated September 16th, 1946 and recorded in Delaware County, in Deed Book 1377 page 30, conveyed unto Robert A. Simmonds and Matilda, his wife, in fee. _____

(B) BEING the same premises which the School District of the Township of Middletown by Deed dated March 18th, 1957 and recorded in

Delaware County, in Deed Book 1860 page 82, conveyed unto Robert A. Simmonds and Matilda, his wife, in fee.