

RESOLUTION #2000-5

A RESOLUTION OF THE TOWNSHIP OF UPPER SOUTHAMPTON, COUNTY OF BUCKS, COMMONWEALTH OF PENNSYLVANIA ACCEPTING DEDICATION OF EDDEN COURT ROAD RIGHT-OF-WAY AS SHOWN ON THE FINAL PLAN OF PLUM STREET TOWNHOUSES AS A PUBLIC ROAD OF THE TOWNSHIP OF UPPER SOUTHAMPTON TOWNSHIP.

WHEREAS, Upper Southampton Township is a Township of the Second Class located in the County of Bucks, Commonwealth of Pennsylvania; and

WHEREAS, The Township of Upper Southampton is authorized to accept dedication of roads as public roads pursuant to the authority of the Second Class Township Code; and

WHEREAS, The Shubin-Haas Group of Southampton, Inc , a Pennsylvania corporation, has presented a Deed of Dedication to the Township for dedication, acceptance, and recording of the roadway known as Edden Court Road Right-of-Way as more fully shown on the Final Plan for Plum Street Townhouses as more fully described in the said legal description attached as **Exhibit "A"**; and

WHEREAS, the Board of Supervisors of the Township of Upper Southampton desire to accept said road known as Edden Court Road Right-of-Way as is being offered by said Deed of Dedication.

NOW THEREFORE, The Board of Supervisors of the Township of Upper Southampton, County of Bucks, Commonwealth of Pennsylvania do hereby resolve as follows:

- 1 The Deed of Dedication executed by The Shubin-Haas Group of Southampton, Inc , a Pennsylvania corporation, for the road known as Edden Court Road Right-of-Way as shown on a plan titled Final Plan for Plum Street Townhouses as prepared by Czop/Specter, Inc ., Consulting Engineers & Surveyors and as recorded in the Recorder of Deeds of and for Bucks County, Doylestown, Pennsylvania in Plan Book 280 page 19 on August 2, 1995 is hereby accepted for dedication to Upper Southampton Township as a public road known as Edden Court Road Right-of-Way with said road more fully described in the legal description attached hereto and incorporated herein as Exhibit "A". Edden Court Road Right-of-Way described in Exhibit "A" is hereby declared to be a public road of the Township of Upper Southampton, County of Bucks, Commonwealth of Pennsylvania

2. The Final Plan for Plum Street Townhouses as recorded in the Recorder of Deeds of and for Bucks County at Plan Book 280 page 19 on August 2, 1995 which shows said Edden Court Road Right-of-Way declared to be a public road of Upper Southampton Township by this Resolution is attached hereto as **Exhibit "B"**

RESOLVED by the Board of Supervisors of Upper Southampton Township on the 6th day of June 2000

BOARD OF SUPERVISORS OF UPPER
UPPER SOUTHAMPTON TOWNSHIP

By:  _____
Chairman

Attest:  _____
Secretary

EXHIBIT "A"

Legal Description of Edden Court Road Right of Way to be dedicated for Plum Street
Townhouses

ALL THAT CERTAIN Tract or parcel of land, situate in the Township of Upper Southampton, County of Bucks, Commonwealth of Pennsylvania as shown on the Record Plan of Plum Street Townhouses prepared for The Shubin-Haas Group, Inc. by CZOP/Spector, Inc., Civil Engineers and Surveyors, Worcester, Pennsylvania, dated September 26, 1994, last revised June 2, 1995 as follows, to wit:

BEGINNING at a point the northeast corner of Street Road (S.R. 132, Segment 190, of variable ultimate right of way width of 100 feet wide) and Plum Street (33 feet legal right of way and 50 feet ultimate right of way) along the Northwestern side of Plum Street North 39 degrees 00 minutes 02 seconds East 118.00 feet to the point and place of beginning; thence North 39 degrees 00 minutes 02 seconds East a distance of 8.00 feet; thence to a point on a curve, curving to the left having a radius of 15.00 feet and a length of 23.56 feet; thence North 50 degrees 59 minutes 58 seconds East a distance of 158.84 feet; thence to a point on a curve, curving to the right having a radius of 175.00 feet and a length of 313.72 feet; thence North 51 degrees 42 minutes 55 East a distance of 49.37 feet; thence to a point on a curve, curving to the right having a radius of 25.00 feet and a length of 41.57 feet; thence to a point on a curve, curving to the left having a radius of 125.00 feet and a length of 181.94 feet; thence South 50 degrees 59 minutes 58 seconds East a distance of 187.00 feet; thence South 39 degrees 00 minutes 02 seconds West 73.00 feet; thence North 50 degrees 59 minutes 58 seconds West a distance of 13.16 feet to the point and place of beginning.

CONTAINING 34,870.52 sf (0.8005 acres), more or less.

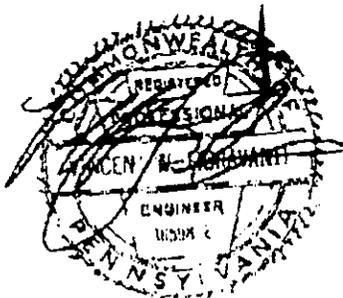
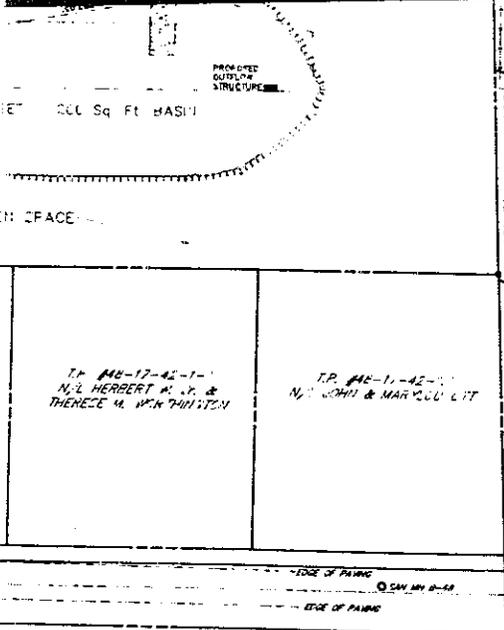


EXHIBIT "B"



T.P. #12-17-42-1-1
M.L. HERBERT M. D. &
THERESE M. VAN HANSTEIN

T.P. #12-17-42-1-2
N.J. JOHNS & MARCOLO LIT

T.P. #12-17-42-1-3
M.L. KAY & KAY MARCOLO

EDGE OF PAVING

EDGE OF PARKING

POWER CERTIFICATE:
THE SHUBIN-HAAS GROUP OF COMPANIES, INC. has laid out upon its land located in the Township of Upper Southampton, County of Bucks, Commonwealth of Pennsylvania certain structures and/or improvements according to the accompanying plan which is intended to be recorded.

Witness my hand and seal this 23rd day of JULY 1994

Attest: [Signature] By [Signature]
Title Notary Public Title Notary Public
Commonwealth of Pennsylvania SS
County of Bucks.

On this 23rd day of JULY 1994, before me, the undersigned a notary public in and for the Commonwealth of Pennsylvania personally appeared Arthur W. Boesler, III and acknowledged the accompanying site plan and desires that the said plan shall be recorded according to law.

Witness my hand and notarial seal this day and year aforesaid

My Commission Expires June 8, 1998
Notary Public

RECORDED 8-2-95
PLAN BOOK 280 p. 19

FINAL PLAN

1. LOT LINE ADJUSTMENT & SANITARY SEWER EASEMENT
2. PER TOWNSHIP SUPER ASKERS
3. PER TOWNSHIP ENGINEERS REVIEW

BY: T.C.B.T.

PLUM STREET TOWNHOUSES
UPPER SOUTHAMPTON TWP BUCKS CO., Pa

SUBDIVISION/RECORD PLAN

DRAWN BY C.J.W.	PREPARED FOR THE SHUBIN-HAAS GROUP, INC. 940 PENNSYLVANIA BLVD. FEASTERVILLE, Pa. 19053	DATE 9/26/94
CHECKED BY <u>[Signature]</u>	CZOP/SPECTER, INC. <i>Consulting Engineers & Surveyors</i> Worcester, Pennsylvania 19490 (215) 584-0880	JOB NO. 1303-1
SCALE 1" = 40'		DRAWING NO. SD701
FIELD BOOK 362		SHEET NO. 1 of 8



ENGINEERS CERTIFICATION:
I, Arthur W. Boesler, a professional Engineer of the Commonwealth of Pennsylvania, certify that these plans have been prepared under my direct supervision and the design of all improvements is correct to the best of my knowledge.

[Signature] 7/24/95
114875-E

