

RESOLUTION NO. 12-2021- 6

The Board of Supervisors of Middle Smithfield Township, Monroe County, Pennsylvania, hereby adopts the following Resolution at its regular meeting held on Thursday, December 30, 2021, at 7:00 P.M. (EST) at the Sterling R. Schoonover Municipal Center, to wit:

WITNESSETH:

WHEREAS, pursuant to the requirements of Township Resolution 12-2019-7, Edgardo Rodriguez, a/k/a Edgardo Rodriguez-Rivera, and Rosa M. Rodriguez, a/k/a Rosa Maria Rodriguez, have presented a proposed Joinder Deed for properties, described as fully set forth by the following deeds:

County	Deed Volume	Page	Tax Id. No.
Monroe	2345	5959	09/13A/1/86
Monroe	2582	7469	09/13A/1/276

WHEREAS, a true and correct copy of the proposed Joinder Deed is attached hereto and made a part hereof as Exhibit "A"; and

WHEREAS, the proposed deed contains the following required language as stated in Township Resolution No. 12-2019-7:

The above parcels shall hereby become merged into one parcel for taxing purposes and shall not be separately conveyed without prior express approval of the municipality, as provided by law.

WHEREAS, the property owner has presented an original Tax Certification from the Monroe County Tax Claim Bureau which states that all real estate taxes are current; a true and correct copy of said Tax Certification for each parcel, identified herein, is attached hereto and made a part hereof as Exhibit "B."

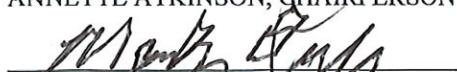
NOW THEREFORE BE IT RESOLVED as follows:

1. The Board of Supervisors of Middle Smithfield Township, Monroe County, Pennsylvania, hereby approves the proposed Joinder Deed as presented for filing purposes; and
2. The property owner shall execute and file the proposed Joinder Deed as presented within (90) days of approval of this Resolution; failure to file said document within (90) days shall void this Resolution.

IN WITNESS WHEREOF, the aforesaid Resolution is hereby adopted as of the day and year first above set forth.

TOWNSHIP OF MIDDLE SMITHFIELD


ANNETTE ATKINSON, CHAIRPERSON


MARK ONEY, VICE CHAIRMAN


MICHAEL DWYER, SUPERVISOR


MICHELE L. CLEWELL, SECRETARY

(TOWNSHIP SEAL)

Exhibit A

{00942090}

Prepared by and Return to; Powlette & Field, LLC
508 Park Avenue Stroudsburg, Pennsylvania 18360
Phone: (570) 424-8037

JOINDER DEED

Parcel ID # 9/13A/1/86 and 9/13A/1/279

THIS INDENTURE made the 2nd day of December in the year of
Two Thousand Twenty-One (2021).

BETWEEN

EDGARDO RODRIGUEZ, ALSO KNOWN AS, EDGARDO RODRIGUEZ-RIVERA AND ROSA M. RODRIGUEZ, ALSO KNOWN AS, ROSA MARIA RODRIGUEZ, HUSBAND AND WIFE,
(hereinafter called the Grantors), of the one part, and

EDGARDO RODRIGUEZ-RIVERA AND ROSA MARIA RODRIGUEZ, HUSBAND AND WIFE,

(hereinafter called the Grantees), of the other part

WITNESSETH that the said Grantors for and in consideration of the sum of One and 00/100 Dollar (\$1.00) lawful money of the United States of America, unto them well and truly paid by the said Grantees, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, have granted, bargained and sold, released and confirmed, and by these presents do grant, bargain and sell, release and confirm unto the said Grantees, their heirs and assigns, as tenants by the entireties, described herein, in wit;

PARCEL ONE: 9/13A/1/86

ALL THAT CERTAIN lot or piece of land situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot No. 63, Section D, as shown on Plan of Lots entitled, "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township, Monroe County, Pennsylvania, Guyton Kempter, Registered Civil Engineer, dated February 22, 1965" and recorded in the Office for the recording of deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania in Plat Book Volume 9, Page 103.

BEING THE SAME PREMISES which Edgardo Rodriguez, by deed dated November 21, 2008, and recorded in the Office for Recording of Deeds, Monroe County Pennsylvania on November 26, 2008 in Deed Book 2345, Page 5959, granted and conveyed unto Edgardo Rodriguez and Rosa M. Rodriguez, grantors hereof, in fee.

PARCEL TWO: 9/13A/1/276

ALL THOSE TWO CERTAIN contiguous lots or pieces of land situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot Nos. 60 and 61, Section D, as shown on Plan of Lots entitled, "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township,

Monroe County, Pennsylvania, Guyton Kempster, Registered Civil Engineer, dated February 22, 1965" and recorded in the Office for the recording of deeds, in and for the County of Monroe at Stroudsburg, Pennsylvania in Plat Book Volume 9, Page 103.

BEING PART OF THE SAME PREMISES which Darlene Petersen, Laszlo Bene, Jr. and Irene K. Bene, Administrators of the Estate of Laszlo Bene, and Elizabeth Nyken, by deed dated July 8, 2021, and recorded in the Office for Recording of Deeds, Monroe County Pennsylvania on July 16, 2021 in Deed Book 2582, Page 7469, granted and conveyed unto Edgardo Rodriguez-Rivera and Rosa Maria Rodriguez, grantors hereof, in fee.

THIS CONVEYANCE IS EXEMPT FROM THE PAYMENT OF REALTY TRANSFER TAX IN THAT THE GRANTORS AND GRANTEES ARE THE SAME PERSONS.

NOTE: TAX ID# 9/13A/1/86 AND TAX ID# 9/13A/1/276 (LOTS 60, 61 and 63) SHALL HEREBY BECOME MERGED INTO ONE PARCEL FOR TAXING PURPOSES, AND SHALL NOT BE SEPARATELY CONVEYED WITHOUT PRIOR EXPRESS APPROVAL OF THE MUNICIPALITY, AS PROVIDED BY LAW.

THE PARTIES HEREIN CONFIRM AND AGREE BY THEIR SIGNATURES ABOVE AND/OR ACCEPTANCE OF THIS DOCUMENT THAT THE PREPARER OF THIS DOCUMENT HAS NOT ADVISED THE PARTIES ON THE PROPRIETY OR SUITABILITY OF THE CONVEYANCE; HAS BEEN ENGAGED SOLELY FOR THE PURPOSE OF PREPARING THIS INSTRUMENT; HAS PREPARED THE INSTRUMENT ONLY FROM INFORMATION GIVEN TO PREPARER BY THE PARTIES AND/OR THEIR REPRESENTATIVES; HAS NOT VERIFIED THE ACCURACY OF THE CONSIDERATION STATED TO HAVE BEEN PAID OR UPON WHICH ANY TAX MAY HAVE BEEN CALCULATED; HAS NOT VERIFIED THE LEGAL EXISTENCE OR AUTHORITY OF ANY PARTY OR PERSON EXECUTING THE DOCUMENT; HAS NOT BEEN REQUESTED TO PROVIDE NOR HAS PREPARER PROVIDED A TITLE SEARCH, AN EXAMINATION OF TITLE OR LEGAL DESCRIPTION, AN OPINION ON TITLE, LEGAL REVIEW OR ADVICE OF ANY SORT, OR ADVICE ON PROPERTY TAXES, REASSESSMENTS, OTHER TAXES OR THE TAX, LEGAL OR NON-LEGAL CONSEQUENCES THAT MAY ARISE FROM THE CONVEYANCE; AND THAT THEY AGREE TO HOLD HARMLESS, INDEMNIFY AND DEFEND THE PREPARER FROM AND AGAINST ANY AND ALL LOSSES, LIABILITIES, CLAIMS, DEMANDS, ACTIONS, SUITS, PROCEEDINGS, AND COSTS OF EVERY NATURE ARISING THEREFROM. THE PARTIES HEREIN FURTHER AGREE AT ANY TIME, AND FROM TIME TO TIME, TO COOPERATE, ADJUST, INITIAL, EXECUTE, RE-EXECUTE AND REDELIVER SUCH FURTHER DEEDS AND DOCUMENTS, CORRECT ANY DEFECT, ERROR OR OMISSION AND DO ANY AND ALL SUCH FURTHER THINGS AS MAYBE NECESSARY TO IMPLEMENT AND CARRY OUT THE INTENT OF THE PARTIES IN MAKING THIS CONVEYANCE. PREPARER SHALL NOT BE LIABLE FOR ANY CONSEQUENCES ARISING FROM MODIFICATIONS TO THIS DOCUMENT NOT MADE OR APPROVED BY THE PREPARER.

UNDER AND SUBJECT TO Covenants, Conditions and Restrictions as appear in the chain of title in the Recorder of Deeds of Monroe County.

TOGETHER WITH all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantors, as well at law as in equity, of, in and to the same.

TO HAVE and to hold the said lot or piece of ground described above, with the buildings and improvements thereon erected, hereditaments and premises hereby granted, or mentioned and

intended so to be, with the appurtenances, unto the said Grantees, their heirs and assigns, to and for the only proper use and behoof of the said Grantees, their heirs and assigns, forever.

AND the said Grantors, for themselves and their heirs and assigns do hereby covenant and agree to and with the Grantees, their heirs and assigns, that the said Grantors will SPECIALLY warrant title to the property herein conveyed.

IN WITNESS WHEREOF, the parties of the first part have hereunto set their hands and seals.
Dated the day and year first above written.

Edgardo Rodriguez {SEAL}
Edgardo Rodriguez, also known as,

Edgardo Rodriguez-Rivera {SEAL}
Edgardo Rodriguez-Rivera

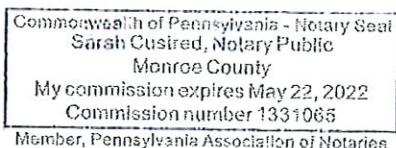
Rosa Maria Rodriguez {SEAL}
Rosa M. Rodriguez, also known as,

Rosa Maria Rodriguez {SEAL}
Rosa Maria Rodriguez

State of PA
County of monroe } ss

On this, the 2nd day of December, 2021, before me, the undersigned Notary Public, personally appeared EDGARDO RODRIGUEZ, ALSO KNOWN AS, EDGARDO RODRIGUEZ-RIVERA AND ROSA M. RODRIGUEZ, ALSO KNOWN AS, ROSA MARIA RODRIGUEZ, HUSBAND AND WIFE, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.

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



Sarah Cusir

Notary Public
My commission expires: _____

The precise residence and the complete post office address of the above-named Grantees is:

3107 Bobwhite Trail, E. Stroudsburg, PA 18302

Sarah Cusir

On behalf of the Grantees

Exhibit B

{00942090}

DAWN M. ARNST TAX COLLECTOR
EAST STROUDSBURG SD
326 FRUTCHEY DRIVE
PO BOX 1279
MARSHALLS CREEK PA 18335-1279
PHONE: (570) 223-0675
FAX:

Paid by: RODRIGUEZ-RIVERA EDGARDO
3107 BOBWHITE TRAIL

Receipt #: 489441
Batch : DARNST 02-SEP-21 10910
Date paid: 02-SEP-21

EAST STROUDSBURG PA 18302

Account ID: 911.98

Parcel ID: 09.13A.1.276

Address: SOUTHWOODS LN

Rolltype: REAL

Owner: RODRIGUEZ-RIVERA EDGARDO

Legal desc: LOTS 60 & 61 SEC D

Pin Number: 09731604930034

District: 09 MIDDLE SMITHFIELD TOWNSHIP

Year		Value	Rate	Base	Pen & Int	Discount	Total paid	
2021	ESTRDB	51	20,020	31.27	208.68	0.00	-4.17	204.51
2021	ESTRDB	51	20,020	31.27	208.68	0.00	-4.17	204.51
2021	ESTRDB	51	20,020	31.27	208.68	0.00	-4.17	204.51
Year Total :				626.04	0.00	-12.51	613.53	

Printed: 10/13/21 09:51 AM

Receipt Total:

613.53

Tender: CK

Payment comment: 4511

**RECEIPT NOT VALID UNTIL CHECK CLEARS BANK.

DAWN M. ARNST TAX COLLECTOR
EAST STROUDSBURG SD
326 FRUTCHEY DRIVE
PO BOX 1279
MARSHALLS CREEK PA 18335-1279
PHONE: (570) 223-0675
FAX:

Paid by: GATEWAY

Receipt #: 478626
Batch : DARNST 26-JUL-21 10133
Date paid: 26-JUL-21

Year			Value	Rate	Base	Pen & Int	Discount	Total paid
2021	CNTY	CNTY	20,020	3.2273	64.62	6.46	0.00	71.08
2021	LIB	09	20,020	.169013	3.38	0.34	0.00	3.72
2021	MUNI	09	20,020	1.75	35.04	3.50	0.00	38.54
		Year Total :			103.04	10.30	0.00	113.34

Printed: 10/13/21 09:51 AM

Receipt Total: 113.34

Tender: CK

Payment comment: 20151

**RECEIPT NOT VALID UNTIL CHECK CLEARS BANK.

Date: 10/13/2021

~~100 CERTIFIED~~
TAX CLAIM BUREAU

RODRIGUEZ-RIVERA EDGARDO
RODRIGUEZ ROSA MARIA
3107 BOBWHITE TRAIL

EAST STROUDSBURG PA 18302

Land Assessment: 20,020
Bldg Assessment: 0
Total Assessment: 20,020
Balances as of 10/13/2021

District: MIDDLE SMITHFIELD TOWNSHIP

Deed:

Location: LEISURE LANDS SEC D

Parcel Id: 09.13A.1.276

Tax Account Id: 91198

Description:

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	INTEREST	COSTS	PAID	BALANCE
<u>NO TAX CLAIM TAXES DUE</u>							
MONROE COUNTY TAX CLAIM							

Per: Lyman H. Allen

***** NO PERSONAL OR PERSONAL BUSINESS CHECKS ACCEPTED *****

***** ENCLOSURE SELF-ADDRESSED STAMPED ENVELOPE FOR RETURN RECEIPT *****

***** INTEREST CHARGED MONTHLY *****

***** FEE \$5.00 - THIS IS TO CERTIFY THAT ACCORDING TO OUR RECORDS *****

***** THE ABOVE INFORMATION IS TRUE AND ACCURATE FOR THE ABOVE ID *****

DAWN M. ARNST TAX COLLECTOR
EAST STROUDSBURG SD
326 FRUTCHEY DRIVE
PO BOX 1279
MARSHALLS CREEK PA 18335-1279
PHONE: (570) 223-0675
FAX:

Paid by: NATIONSTAR-MR COOPER

Receipt #: 495738
Batch : DARNST 25-SEP-21 11685
Date paid: 25-SEP-21

Account ID: 91354

Parcel ID: 09.13A.1.86

Address: 3107 BOBWHITE TR

Rolltype: REAL

Owner: RODRIGUEZ EDGARDO & ROSA M

Legal desc: LOT 63 SEC D

Pin Number: 09731604931155

District: 09 MIDDLE SMITHFIELD TOWNSHIP

Year		Value	Rate	Base	Pen & Int	Discount	Total paid	
2021	ESTRDB	51	129,050	31.27	1,197.55	0.00	-23.95	1,173.60
2021	ESTRDB	51	129,050	31.27	1,197.55	0.00	-23.95	1,173.60
2021	ESTRDB	51	129,050	31.27	1,197.54	0.00	-23.95	1,173.59
Year Total :				3,592.64	0.00	-71.85	3,520.79	

Printed: 10/13/21 09:49 AM

Receipt Total: 3,520.79

Tender: CK

Payment comment: 962739567

**RECEIPT NOT VALID UNTIL CHECK CLEARS BANK.

DAWN M. ARNST TAX COLLECTOR
EAST STROUDSBURG SD
326 FRUTCHEY DRIVE
PO BOX 1279
MARSHALLS CREEK PA 18335-1279
PHONE: (570) 223-0675
FAX:

Paid by: NATIONSTAR-MR. COOPER

Receipt #: 447725
Batch : DARNST 21-APR-21 8587
Date paid: 21-APR-21

Account ID: 91354

Parcel ID: 09.13A.1.86

Address: 3107 BOBWHITE TR

Rolltype: REAL

Owner: RODRIGUEZ EDGARDO & ROSA M

Legal desc: LOT 63 SEC D

Pin Number: 09731604931155

District: 09 MIDDLE SMITHFIELD TOWNSHIP

Year		Value	Rate	Base	Pen & Int	Discount	Total paid	
2021	CNTY	129,050	3.2273	416.48	0.00	-8.33	408.15	
2021	LIB	09	129,050	.169013	21.82	0.00	-0.44	21.38
2021	MUNI	09	129,050	1.75	225.84	0.00	-4.52	221.32
Year Total :				664.14	0.00	-13.29	650.85	

Printed: 10/13/21 09:50 AM

Receipt Total: 650.85

Tender: CK

Payment comment: 962219866

**RECEIPT NOT VALID UNTIL CHECK CLEARS BANK.

MONROE

COUNTY



As of: 10/29/2021

Parcel Number
09.13A.1.86

Tax Aect ID: 91354

Current Owner:
RODRIGUEZ EDGARDO
3107 BOBWHITE TRAIL
EAST STROUDSBURG PA 18302

*** TAX CERTIFICATION ***

Year	Pd	Billed	Unpaid	Penalty/Int	Other +/-	Total Due
====	====	====	====	====	====	====

PAID IN FULL

FEE \$5.00 THIS IS TO CERTIFY THAT ACCORDING TO OUR RECORDS THE ABOVE INFORMATION IS TRUE AND ACCURATE ON THE ABOVE ID#.

MONROE COUNTY TAX CLAIM BUREAU

Stephanie Hauer

Monroe County, Pennsylvania GIS

Public Access

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12.14C.25.8, 09.3.4.12 ...

9.13a.1.86

Search

 [Pan to selected](#)

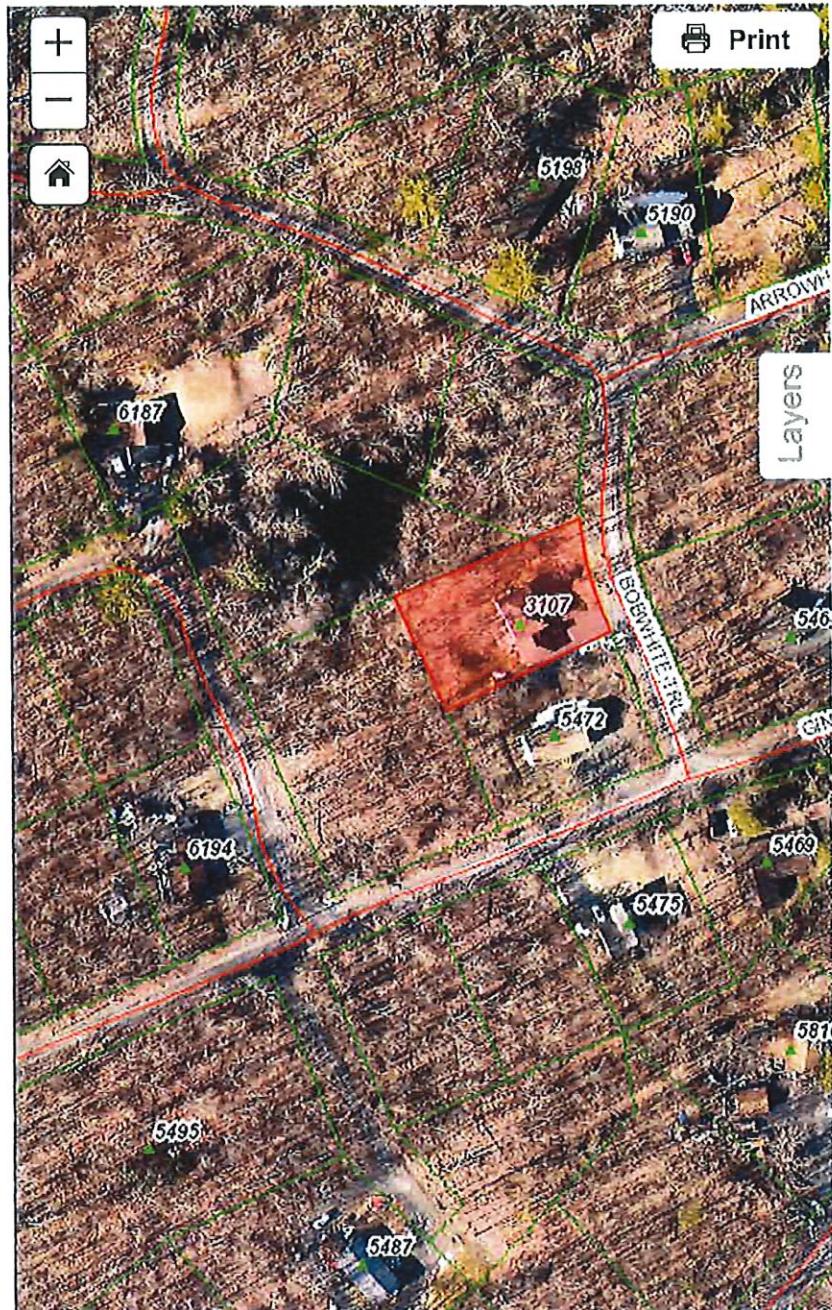
2 result(s)

 09.13A.1.86

Owner: RODRIGUEZ EDGARDO & ROSA M

 09.13A.1.86-1

Owner: GOODWIN DAVIN M



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[Home](#) [Property Search](#)[Address](#) [Parcel ID](#) [Owner](#) [Map #](#)

Profile	PARID: 09.13A.1.86	3107 BOBWHITE TR
Values	Parcel	125 of 249
Sales	Parcel ID	09.13A.1.86
Permits	Map Number	09731604931155
Residential	Property Location	3107 BOBWHITE TR
Commercial	Township	Middle Smithfield
Sketch	Land Use	111-Household Units
Photos	Property Class	9-Taxable
Map	Living Units	1
OBY	Land Area (acreage)	.27
	Neighborhood Code	09R02
	Zoning	R3
	Homestead/Farmstead Status	Homestead
	Legal Desc	LOT 63 SEC D
	Owners	
	Owner(s)	RODRIGUEZ EDGARDO & ROSA M
	Mailing Address	3107 BOBWHITE TRL

[Return to Search Results](#)**Actions**[Printable Summary](#)
[Printable Version](#)

E STROUDSBURG PA 18302

Property/Location Factors

Utilities	8-Electric
	5-WELL
	6-SEPTIC

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[Address](#) [Parcel ID](#) [Owner](#) [Map #](#)

Profile	PARID: 09.13A.1.86	3107 BOBWHITE TR	125 of 249
Values	2021 Values		Return to Search Results
Sales	Building Value	\$116,690	
Permits	Land Value	\$12,360	
Residential	Total Value	\$129,050	
Commercial	C&G		
Sketch	Clean and Green	0	
Photos	Taxable Land	12,360	
Map	Taxable Building	116,690	
OBY	Total Taxable Value	129,050	

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Monroe County, Pennsylvania GIS

Public Access

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12.14C.25.8, 09.3.4.12 ...

9.13a.1.276

Search

 [Pan to selected](#)

1 result(s)

 09.13A.1.276

Owner: RODRIGUEZ-RIVERA EDGARDO



0 100 200ft

© Developed by Civil Solutions

[Home](#) [Property Search](#)[Address](#) [Parcel ID](#) [Owner](#) [Map #](#)

Profile	PARID: 09.13A.1.276	SOUTHWOODS LN
Values	Parcel	124 of 249
Sales	Parcel ID	09.13A.1.276
Permits	Map Number	09731604930034
Residential	Property Location	SOUTHWOODS LN
Commercial	Township	Middle Smithfield
Sketch	Land Use	911-Undeveloped Land
Photos	Property Class	9-Taxable
Map	Living Units	0
OBY	Land Area (acreage)	.85
	Neighborhood Code	09R02
	Zoning	R3
	Homestead/Farmstead Status	
	Legal Desc	LOTS 60 & 61 SEC D

[Return to Search Results](#)**Actions**[Printable Summary](#)
[Printable Version](#)**Owners**

Owner(s)	RODRIGUEZ-RIVERA EDGARDO RODRIGUEZ ROSA MARIA
Mailing Address	3107 BOBWHITE TRAIL

EAST STROUDSBURG PA 18302

Property/Location Factors

Utilities	8-Electric - -
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[Home](#) [Property Search](#)
[Address](#) [Parcel ID](#) [Owner](#) [Map #](#)

Profile	PARID: 09.13A.1.276	SOUTHWOODS LN
Values	2021 Values	124 of 249
Sales	Building Value \$0	Return to Search Results
Permits	Land Value \$20,020	
Residential	Total Value \$20,020	
Commercial	C&G	
Sketch	Clean and Green 0	
Photos	Taxable Land 20,020	
Map	Taxable Building 0	
OBY	Total Taxable Value 20,020	

Actions
 [Printable Summary](#)
 [Printable Version](#)

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12-2021-6

XO MK6
12/3

Prepared by and Return to: Powlette & Field, LLC
508 Park Avenue Stroudsburg, Pennsylvania 18360
Phone: (570) 424-8037

JOINDER DEED

Parcel ID # 9/13A/1/86 and 9/13A/1/279

THIS INDENTURE made the 2nd day of December in the year of Two Thousand Twenty-One (2021).

BETWEEN

EDGARDO RODRIGUEZ, ALSO KNOWN AS, EDGARDO RODRIGUEZ-RIVERA AND ROSA M. RODRIGUEZ, ALSO KNOWN AS, ROSA MARIA RODRIGUEZ, HUSBAND AND WIFE,
(hereinafter called the Grantors), of the one part, and

EDGARDO RODRIGUEZ-RIVERA AND ROSA MARIA RODRIGUEZ, HUSBAND AND WIFE,

(hereinafter called the Grantees), of the other part

WITNESSETH that the said Grantors for and in consideration of the sum of One and 00/100 Dollar (\$1.00) lawful money of the United States of America, unto them well and truly paid by the said Grantees, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, have granted, bargained and sold, released and confirmed, and by these presents do grant, bargain and sell, release and confirm unto the said Grantees, their heirs and assigns, as tenants by the entireties, described herein, in wit;

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BEING THE SAME PREMISES which Edgardo Rodriguez, by deed dated November 21, 2008, and recorded in the Office for Recording of Deeds, Monroe County Pennsylvania on November 26, 2008 in Deed Book 2345, Page 5959, granted and conveyed unto Edgardo Rodriguez and Rosa M. Rodriguez, grantors hereof, in fee.

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ALL THOSE TWO CERTAIN contiguous lots or pieces of land situate in Middle Smithfield Township, Monroe County, Pennsylvania, being Lot Nos. 60 and 61, Section D, as shown on Plan of Lots entitled, "Plotting No. 1, Leisure Lands, Inc., Middle Smithfield Township,

EDGARDO RODRIGUEZ

ROSA MARIA RODRIGUEZ

3107 BOBWHITE TRAIL

EAST STROUDSBURG, PA 18302-8705

4549

1-2210

12-03-2021

Date

Pay to the

Order of Middle Smithfield Township

\$ 250.00

Dollars

Security
features
printed on
back

Two Hundred & Fifty Dollars. 00

JPMorgan Chase Bank N.A.

new York, New York 10017

www.Chase.com

For Edgar Rodriguez

Edgar Rodriguez

1021000211

28080954965149