

RESOLUTION NO. 08-2015-5

The Board of Supervisors of Middle Smithfield Township, Monroe County, Pennsylvania, hereby adopts the following Resolution at its regular meeting held on Thursday, August 27, at 7:00 P.M. (EST) at the Sterling R. Schoonover Municipal Center, to wit:

WITNESSETH:

WHEREAS, pursuant to the requirements of Township Resolution Nos. 06-2009-2 and 10-2012-02, Andrew Fornaro has presented a proposed Joinder Deed for his properties; whose description is more fully set forth by the following deeds:

County	Deed Volume	Page	Tax Id. No.
Monroe	2066	1577	09/10/1/16-48
Monroe	2458	7798	part of 9/10/1/33-3

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. 06-2009-2:

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."

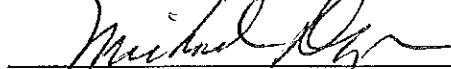
NOW THEREFORE BE IT RESOLVED as follows:

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


MICHAEL DWYER, VICE CHAIRPERSON


MITCHELL K. MARCUS, SUPERVISOR


MICHELE L. CLEWELL, SECRETARY

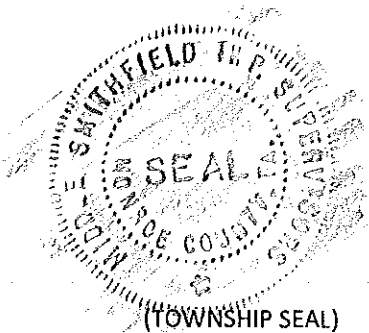


Exhibit A

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

Parcel ID 9/10/1/16-48 and Part of Parcel ID # 9/10/1/33-3

This Indenture made the 22ND day of AUGUST in the year
of Two Thousand and Fifteen (2015).

Between

ANDREW FORNARO

(hereinafter called the Grantor), of the one part

and

ANDREW FORNARO

(hereinafter called the Grantee), of the other part

Witnesseth that the said Grantor for an 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 Grantee, 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 Grantee, as sole owner, described herein, in wit;

TRACT 1:

ALL THAT CERTAIN message and lot, tract or parcel of land situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, bounded and described as follows, to wit;

BEGINNING as a corner in the middle of Pennsylvania State Highway Route 402 leading from Marshalls Creek to Porters Lake, from which a fourteen inch red oak bears North 68 degrees 45 minutes West distant twenty-three and two-tenths feet, and from which a twelve inch hickory bears North 10 degrees 30 minutes West distant 34 feet; **THENCE** by lands of Joseph D. Noack, et al, of which this lot was formerly a part (Bearings from Magnetic Meridian of 1946) North 30 degrees 30 minutes West (at 23.8 feet passing an iron pipe in stones) two hundred forty four and two-tenths feet to an iron pipe in line of lands of William H. Davis and Kathryn M. Davis, his wife; **THENCE** by lands of said William H. Davis and Kathryn M. Davis, his wife, of which this lot was formerly a part North 67 degrees 10 minutes East one hundred and nine-tenths feet to a pipe in line of lands of William H. Davis and Kathryn M. Davis, his wife; **THENCE** by lands now or

William H. Davis and Kathryn M. Davis, his wife, formerly at one time of Martin Place, South 30 degrees 30 minutes East (at 181.7 feet passing an iron pipe) one hundred ninety-six and seven-tenths feet to a corner in the middle of said Pennsylvania State Highway Route 402; thence along the middle of said Highway South 40 degrees 40 minutes West one hundred five and sixty two one-hundredths feet to the place of **BEGINNING**.

BEING THE SAME PREMISES UNITED COMPANIES LENDING CORPORATION, by deed dated June 24, 1999 and recorded in the Office for Recording of Deeds, Monroe County Pennsylvania on July 7, 1999 in Deed Book 2066 Page 1577, granted and conveyed unto **ANDREW FORNARO**, grantor hereof, in fee.

TRACT 2:

ALL THAT CERTAIN piece or parcel of land, situate in the Township of Middle Smithfield, County of Monroe and Commonwealth of Pennsylvania, shown as Lot 4 on a plan titled "Minor Subdivision of Lands of Kim A. Warner and Joy C. Warner, his wife (Deed Book Vol. 2426, Page 1956 and Deed Book Vol. 1563, Page 761)", dated May 21, 2015 (last revised 7/16/15), as prepared by Frank J. Smith Jr., Inc., Professional Land Surveyors of Marshalls Creek, Pa., as recorded in Monroe County Plot Book 87, Page 104, and more fully described as follows, to wit:

BEGINNING at an iron pin in line of lands now or formerly of Andrew Fornaro, said pin being North 42 degrees 32 minutes 44 seconds West and distant 121.93 feet from an iron pipe on the westerly right of way line of Resica Falls Road-Pa. Route 402 (S.R. 04020), as shown on the above mentioned plan;

THENCE 1) by Lot 3, of which this lot was formerly a part, South 47 degrees 27 minutes 16 seconds West 21.78 feet to an iron pin;

THENCE 2) by the same, North 42 degrees 32 minutes 44 seconds West 96.40 feet to an iron pin;

THENCE 3) by the same, North 47 degrees 27 minutes 16 seconds East 21.78 feet to an iron pin;

THENCE 4) by said lands of Andrew Fornaro, South 42 degrees 32 minutes 44 seconds East 96.40 feet to the place of **BEGINNING**.

CONTAINING 0.048 ACRES GROSS.

UNDER AND SUBJECT to all easements and rights of way of record, or as they exist on the ground.

BEING THE SAME PREMISES which KIM A. WARNER AND JOY C. WARNER, by deed dated _____ and recorded in the Office for Recording of Deeds, Monroe County Pennsylvania on _____ in Deed Book _____ Page _____ granted and conveyed unto ANDREW FORNARO, grantor hereof, in fee.

NOTE: 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.

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF PENNSYLVANIA TRANSFER TAX IN THAT THE GRANTOR AND GRANTEE ARE THE SAME PERSON.

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 him, the said Grantor, 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 Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee, his heirs and assigns, forever.

And the said Grantor, for himself and his heirs, executors and administrators, does, by these presents, covenant, grant and agree, to and with the said Grantee, his heirs and assigns, that he, the said Grantor, and his heirs, all and singular the hereditaments and premises herein described and granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, against him, the said Grantor, and his heirs, will warrant and defend against the lawful claims of all persons claiming by, through or under the said Grantor but not otherwise.

In Witness Whereof, the party of the first part have hereunto set their hand and seal.
Dated the day and year first above written.

Sealed and Delivered IN THE PRESENCE OF US:

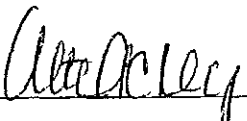


Andrew Fornaro (SEAL)

Commonwealth of Pennsylvania } ss
County of Monroe

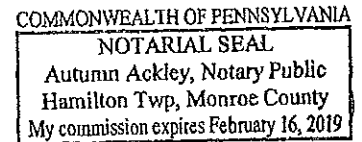
On this, the 22 day of August, 2015, before me, the undersigned Notary Public, personally appeared Andrew Fornaro, known to me (or satisfactorily proven) to be the persons whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purposes therein contained.

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



Notary Public
My commission expires: Feb 16 2019

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



879 RISSICA FALLS RD
On behalf of the Grantee

E. ST BODSBURG PA 18302

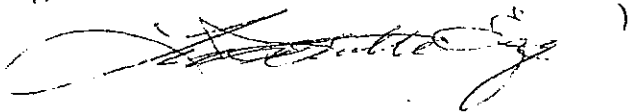


Exhibit B

Monroe County - Tax Claim
 1 Quaker Plaza Room 104
 Stroudsburg PA 18360
 Phone: (570) 517-3172
 As of 7/22/15

Parcel Number
 09 /10 /1 /33-3 /

Tax Acct ID: 85282
 Pin No: 09732400970825
 Legal Description
 129 COUNCIL RD
 LOT 2

Current owner:
 WARNER KIM A
 127 COUNCIL ROAD
 E STROUDSBURG PA 18302
 TOWNSHIP: 09 MIDDLE SMITHFIELD

* * T A X C E R T I F I C A T E # 229684 * *

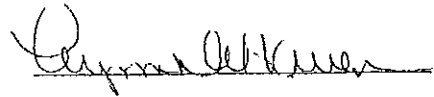
2015 Assessed Valuations:		Acreage:	3.7700
HOMESTEAD BLDG CLASS 9	5,910.00	Deed Book/Page:	1563-0761
HOMESTEAD LAND CLASS 9	8,290.00		
Total	14,200.00		

YEAR PD	BILLED	UNPAID	PENALTY/INT	OTHER +/-	TOTAL DUE
====	==	=====	=====	=====	=====
Grand		.00	.00	.00	.00

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



Monroe County - Tax Claim
1 Quaker Plaza Room 104
Stroudsburg PA 18360
Phone: (570) 517-3172
As of 7/22/15

Parcel Number
09 /10 /1 /16-48 /

Tax Acct ID: 85116
Pin No: 09732402972943
Legal Description
879 RESICA FALLS RD

Current owner:
FORNARO ANDREW
879 RESICA FALLS RD
E STROUDSBURG PA 18302
TOWNSHIP: 09 MIDDLE SMITHFIELD

* * T A X C E R T I F I C A T E # 229686 * *

2015 Assessed Valuations:		Acreage:	.4900
HOMESTEAD BLDG CLASS 9	6,570.00	Dead Book/Page:	2066-1577
HOMESTEAD LAND CLASS 9	1,990.00		
Total	8,560.00		

YEAR PD	BILLED	UNPAID	PENALTY/INT	OTHER +/-	TOTAL DUE
====	==	=====	=====	=====	=====
Grand		.00	.00	.00	.00

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

