

## No. 163

## AN ACT

## HB 1641

Authorizing the Department of Property and Supplies with the approval of the Governor and the Department of Public Welfare to sell and convey to the Greater New Castle Development Corporation a certain lot or tract of land containing 203 acres more or less in Shenango Township, Lawrence County.

The General Assembly of the Commonwealth of Pennsylvania hereby enacts as follows:

Section 1. The Department of Property and Supplies, with the approval of the Governor and the Department of Public Welfare, is hereby authorized in behalf of the Commonwealth of Pennsylvania to sell to the Greater New Castle Development Corporation for a consideration of one dollar (\$1) the following described tract of land in Shenango Township, Lawrence County, Pennsylvania:

Beginning at the southwest corner at the intersection of the center line of the Frew Mill Road and the eastern right-of-way line of the Baltimore and Ohio Railroad line. Thence in a northerly direction along the easterly right-of-way line described above by a reverse curve a distance of 1400 feet to a point. Thence north 57 degrees and 30 minutes east along property of the Commonwealth of Pennsylvania a distance of 420 feet to a point. Thence north 0 degrees and 21 minutes east along property of the Commonwealth of Pennsylvania a distance of 1200 feet to a point in the center of the County Line Road. Thence along the center line of the County Line Road north 88 degrees and 14 minutes east a distance of 1620.04 feet to a point. Thence along property of the Commonwealth of Pennsylvania south 2 degrees and 46 minutes east a distance of 350 feet to a point. Thence along property of same north 88 degrees and 14 minutes east a distance of 600 feet to a point. Thence along property of same south 2 degrees and 46 minutes east a distance of 247.95 feet to a point. Thence along property of same north 87 degrees and 14 minutes east a distance of 940.64 feet to a point in the center of County Line Road. Thence along the center line of County Line Road south 27 degrees and 50 minutes east a distance of 812.10 feet to a point. Thence by center line of same road south 27 degrees and 18 minutes east a distance of 586.30 feet to a point. Thence by center line of same road south 19 degrees and 7 minutes east a distance of 686.15 feet to a point. Thence along property of John and Steve Misco south 75 degrees and 38 minutes west a distance of 717.23 feet to a point. Thence by property of same south 83 degrees and 4 minutes west a distance of 511.08 feet to a point. Thence along property of same south 4 degrees and 9 minutes east a distance of 127.92 feet to a point on the south side of a 33 feet right-of-way. Thence along property of Layton Huling, Robert Paglia, and Harold Cotton, south 87 degrees and

51 minutes west a distance of 540.70 feet to a point. Thence by property of Harold Cotton south 1 degree and 39 minutes east a distance of 267.40 feet to a point in the center line of Frew Mill Road. Thence along the center line of Frew Mill Road south 83 degrees and 4 minutes west a distance of 550 feet to a point. Thence along property of the Commonwealth of Pennsylvania north 0 degrees and 21 minutes east a distance of 614.31 feet to a point. Thence along same and parallel to an overhead power line and 50 feet easterly therefrom north 89 degrees and 35 minutes west a distance of 2300 feet to a point. Thence along same parallel to the eastern right-of-way line of the Baltimore and Ohio Railroad Company and 100 feet therefrom a distance of 203 feet to a point in the center line of the Frew Mill Road. Thence along the center line of Frew Mill Road north 79 degrees and 47 minutes west a distance of 100 feet to a point, the place of beginning, containing 203 acres more or less and being a part of the same premises that the Greater New Castle Development Corporation did by its indenture dated December 27, 1962 grant and convey to the Commonwealth of Pennsylvania, as recorded in the Lawrence County Recorder of Deeds office on December 28, 1962 in Deed Book 492 at page 761.

The conveyance shall be made under and subject, nevertheless, to all easements, servitudes and rights of others, including but not confined to streets, roadways and rights of any telephone, telegraph, water, electric, gas or pipeline companies as well as under and subject, nevertheless, to any estate or tenancies vested in third persons, whether or not appearing of record, for any portion of the said land or improvements erected thereon.

The conveyance to the Commonwealth was made as a gift to the Commonwealth but under and subject to the condition that within four years the Commonwealth, or an agency on its behalf, shall have let contracts for construction of a Youth Development Center and upon its failure to have done so for the total development of said land as a Youth Development Center, the title to the land, consisting of 385 acres, more or less, shall revert to and become the property of the grantor, its successors or assigns.

Construction of the New Castle Youth Development Center, commenced in July 1965, fulfilled the condition with respect to 182 acres, more or less, leaving approximately 203 acres of the tract conveyed to the Commonwealth on December 27, 1962 subject to the right of reverter to the grantor, the Greater New Castle Development Corporation.

The conveyance authorized and directed herein is in compliance with the agreement of reverter set forth in the original transfer.

Section 2. The deed of conveyance shall be approved by the Department of Justice and shall be executed by the Secretary of Property and Supplies in the name of the Commonwealth of Pennsylvania.

Section 3. This act shall take effect immediately.

APPROVED—The 9th day of July, A. D. 1970.

RAYMOND P. SHAFER

The foregoing is a true and correct copy of Act of the General Assembly  
No. 163.



*Robert J. Kelley*  
Secretary of the Commonwealth.