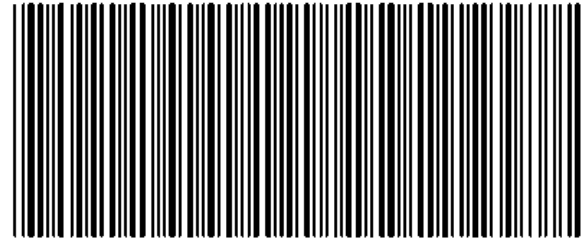


Fred Sheeler
Berks County Recorder of Deeds

Berks County Services Center 3rd Floor
 633 Court Street
 Reading, PA 19601
 Office: (610) 478-3380 ~ Fax: (610) 478-3359
 Website: www.countyofberks.com/recorder

INSTRUMENT # 2024005206

RECORDED DATE: 02/23/2024 01:11:42 PM



9535565-0018/

Document Type: MISC INSTRUMENT WITH JUDICIAL FEE

Transaction #: 1550028416
Document Page Count: 18
Operator Id: fcsheeler

PARCEL ID(s): (See doc for additional parcel #'s)
 30349100865010
 30440100075280
 30440100183472

SUBMITTED BY:
 Cynthia A. Barto
 1025 BERKSHIRE BLVD

 1025 BERKSHIRE BLVD SUITE 700 PO BOX 5828
 READING, PA 19610
 6107790772

*** PROPERTY DATA:**

** PLEASE SEE DOCUMENT OR INDEX FOR PROPERTY DATA

FEES / TAXES:

RECORDING FEES: MISC INSTRUMENT WITH JUDICIAL FEE	\$26.25
RECORDS IMPROVEMENT FUND	\$5.00
JUDICIAL FEE	\$40.25
WRIT TAX	\$0.50
ADDITIONAL PAGE FEE	\$56.00
PARCEL ID FEE	\$30.00
Total:	\$158.00

INSTRUMENT #: 2024005206

Recorded Date: 02/23/2024 01:11:42 PM

I hereby CERTIFY that this document is recorded in the Recorder of Deeds Office in Berks County, Pennsylvania.



Fred Sheeler

Fred Sheeler
Recorder of Deeds

OFFICIAL RECORDING COVER PAGE

PLEASE DO NOT DETACH

THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always supersedes.
***COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT FOR ANY ADDITIONAL INFORMATION.**

BETHEL TOWNSHIP, BERKS COUNTY, PENNSYLVANIA**ORDINANCE NO 2024 - 1****AN ORDINANCE OF THE TOWNSHIP OF BETHEL, BERKS COUNTY, PENNSYLVANIA, VACATING A PORTION OF OLD ROUTE 22, AS PARTICULARLY SURVEYED AND DESCRIBED HEREIN.**

WHEREAS, pursuant to Section 2304 of the Second Class Township Code, 53 P.S. §67304, the Board of Supervisors may, by Ordinance, vacate any road which is located wholly or partially within the Township of Bethel; and

WHEREAS, the Board of Supervisors of Bethel Township believes that the vacation of a portion of Old Route 22 is in the best interest of the residents of Bethel Township; and

WHEREAS, a copy of the map and legal description showing the location, profile and dimensions of the portion of Old Route 22 to be vacated and the survey of the street are attached hereto as Exhibits "A" and "B" respectively and are incorporated herein by reference; and

WHEREAS, after publication of a public notice in the Reading Eagle newspaper, pursuant to Section 2305 of the Second Class Township Code, a public hearing was conducted by the Board of Supervisors regarding the proposed road vacation; and

WHEREAS, the property owners adjoining the portion of Old Route 22 to be vacated received ten days' written notice of the public hearing regarding the proposed road vacation pursuant to Section 2305 of the Second Class Township Code; and

WHEREAS, a list of the names of the owners of property abutting the portion of Old Route 22 to be vacated is attached hereto as Exhibit "C" and incorporated herein by reference; and

WHEREAS, the Board of Supervisors, after public hearing duly held, have determined to take action on the proposed road vacation, and deem this Ordinance to be their written report of such determination as required by Section 2305 of the Second Class Township Code; and

WHEREAS, the Board of Supervisors has complied with the provisions of Section 2305 of the Pennsylvania Second Class Township Code, 53 P.S. §67305.

BE IT ENACTED AND ORDAINED, by the Board of Supervisors of the Township of Bethel, Berks County, Pennsylvania ("Township") as follows,

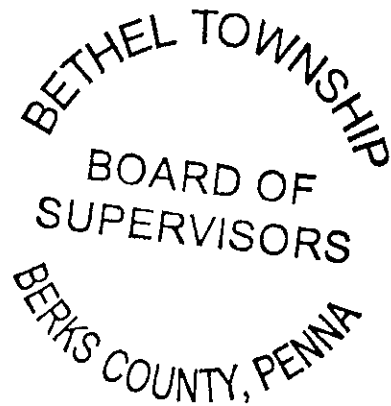
Section 1. Pursuant to Section 2304 of the Second Class Township Code, the Board hereby vacates in its entirety a portion of the public road known as Old Route 22, said portion being located south of Interstate 78 within Bethel Township, Berks County, as particularly surveyed and described herein. A copy of the legal description of the portion of Old Route 22 to be vacated and the survey of the road showing the location and width thereof are attached to this Ordinance as Exhibits "A" and "B" and are incorporated herein by reference.

Section 2. Any ordinance or resolution or part of ordinances or resolutions conflicting with the provisions of this Ordinance are hereby repealed insofar as they are inconsistent with this Ordinance.

Section 3. If any article, section, subsection, provision, regulation, limitation, restriction, sentence, clause, phrase or word in this Ordinance, is, for any reason declared to be illegal, unconstitutional or invalid, by any Court of competent jurisdiction, this decision shall not affect or impair the validity of the Ordinance as a whole, or any other article, section, subsection, provision, regulation, limitation, restriction, sentence, clause, phrase, word, or remaining portion of the within Ordinance. The Board of Supervisors of Bethel Township, Berks County, Pennsylvania, hereby declares that it would have adopted the within Ordinance and each article, section, subsection, provision, regulation, limitation, restriction, sentence, clause, phrase and word thereof, irrespective of the limitations, restrictions, sentences, clauses, phrases, or word that may be declared illegal, unconstitutional or invalid.

Section 4. This Ordinance shall become effective in accordance with applicable law.

ENACTED AND ORDAINED as an Ordinance of Bethel Township, Berks County, Pennsylvania, this 8th day of February, 2024.



BOARD OF SUPERVISORS OF
BETHEL TOWNSHIP,
BERKS COUNTY, PENNSYLVANIA

By: [Signature]
Chair
[Signature]
Vice Chair
[Signature]
Member

Attest: [Signature]
Secretary

CERTIFICATE OF ENACTMENT

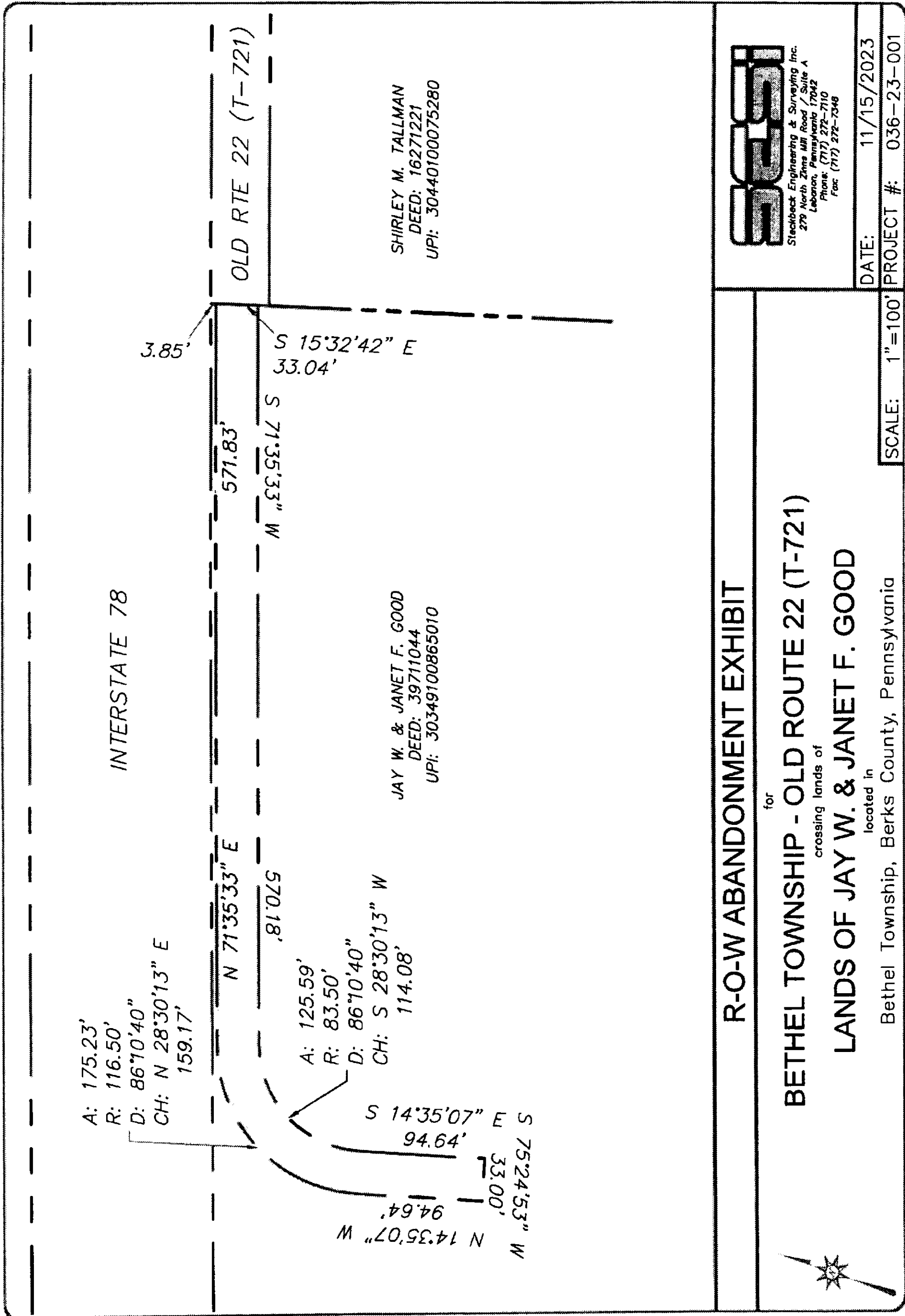
I hereby certify that the foregoing is a true and accurate copy of Ordinance No. 2024 - 1 enacted by the Board of Supervisors of Bethel Township, Berks County, Pennsylvania at a public meeting held on February 8, 2024, pursuant to notice as required by law.

Dated: 2/8/24

Bossi Welfer
Township Secretary

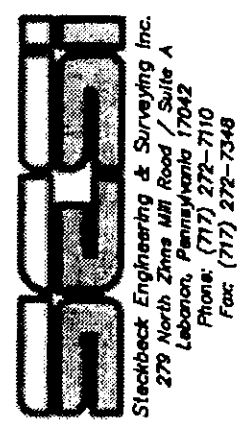
Exhibit A
Survey Plan – Old Route 22

Appendix A-1
Survey Plan – Lands of Jay W. & Janet F. Good



R-O-W ABANDONMENT EXHIBIT

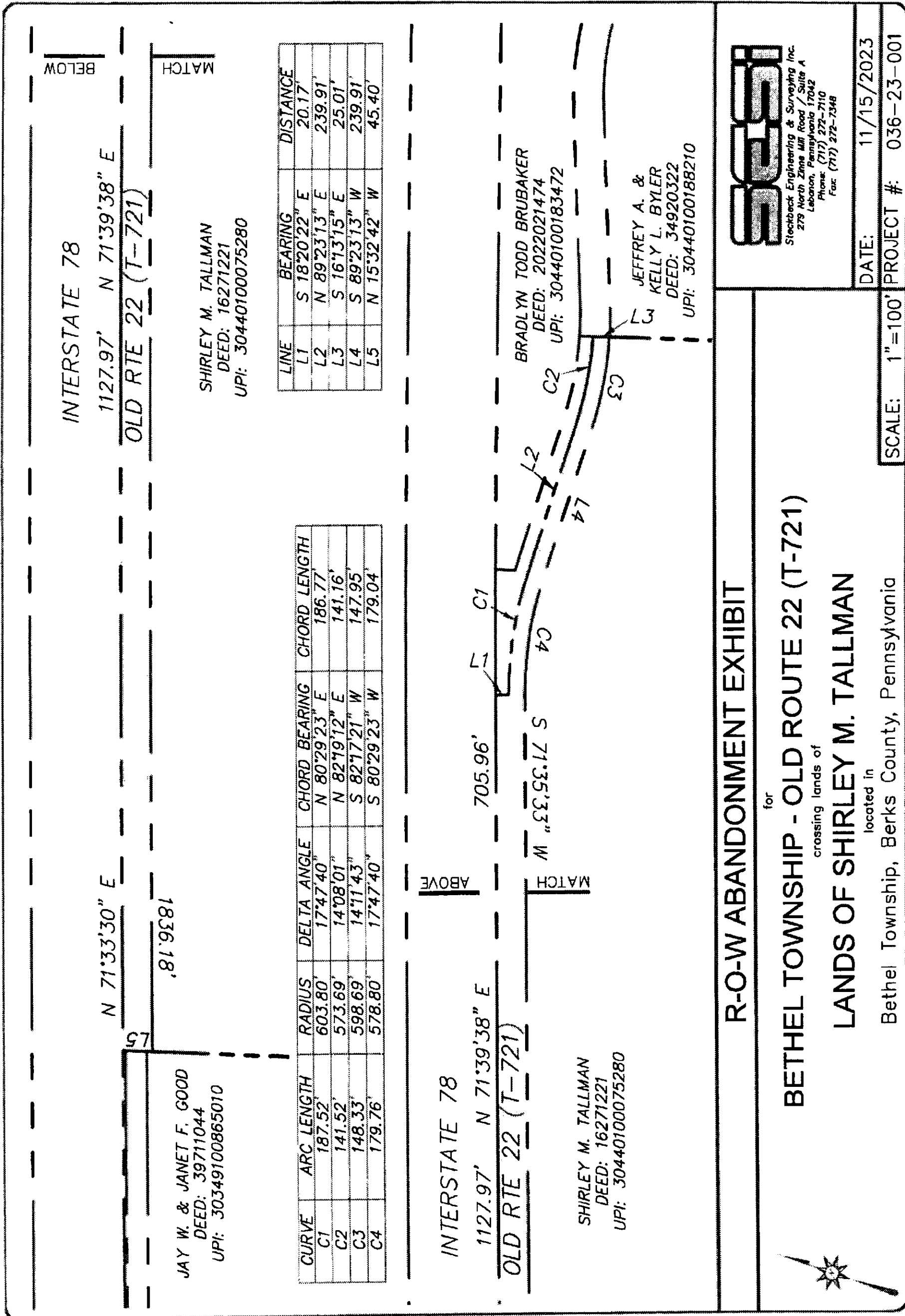
for
BETHEL TOWNSHIP - OLD ROUTE 22 (T-721)
 crossing lands of
LANDS OF JAY W. & JANET F. GOOD
 located in
 Bethel Township, Berks County, Pennsylvania



DATE: 11/15/2023
 PROJECT #: 036-23-001

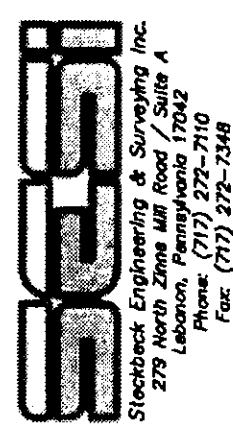
SCALE: 1"=100'

Appendix A-2
Survey Plan – Lands of Shirley M. Tallman



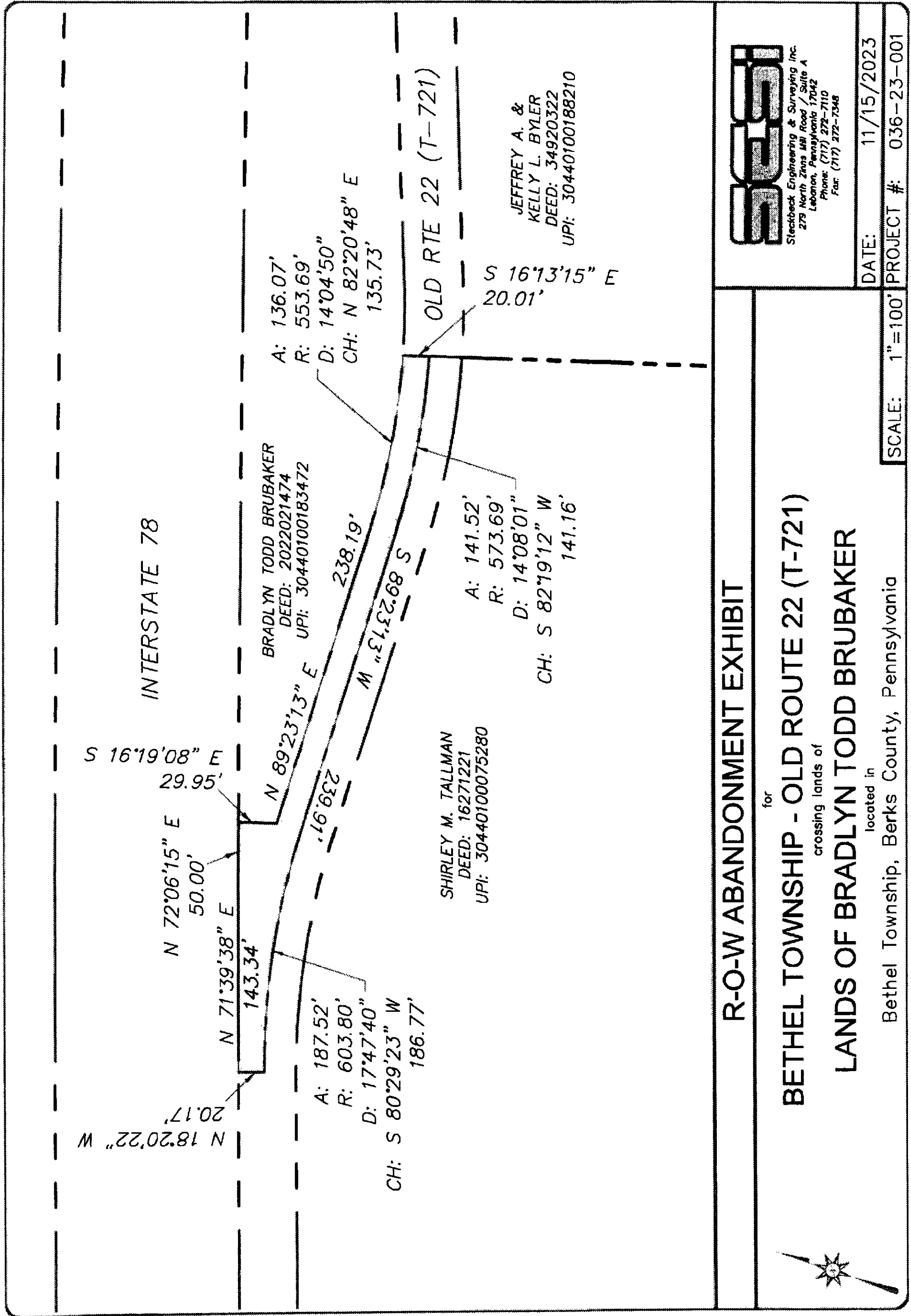
R-O-W ABANDONMENT EXHIBIT

for
BETHEL TOWNSHIP - OLD ROUTE 22 (T-721)
crossing lands of
LANDS OF SHIRLEY M. TALLMAN
located in
Bethel Township, Berks County, Pennsylvania



DATE: 11/15/2023
PROJECT #: 036-23-001
SCALE: 1"=100'

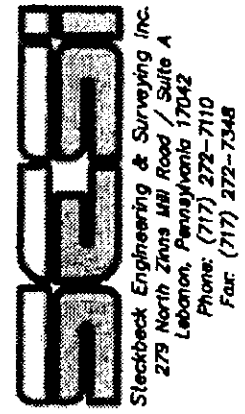
Appendix A-3
Survey Plan – Lands of Bradlyn Todd Brubaker



R-O-W ABANDONMENT EXHIBIT

BETHEL TOWNSHIP - OLD ROUTE 22 (T-721)
for crossing lands of
LANDS OF BRADLYN TODD BRUBAKER
located in

Bethel Township, Berks County, Pennsylvania



DATE: 11/15/2023
PROJECT #: 036-23-001

SCALE: 1"=100'



Exhibit B
Legal Description – Old Route 22

Appendix B-1
Legal Description – Lands of Jay W. & Janet F. Good

OLD ROUTE 22**R-O-W ABANDONMENT CROSSING THE LANDS OF JAY W. & JANET F. GOOD**

All that certain right-of-way situate south of Interstate 78 as shown on the R-O-W Abandonment Exhibit for Bethel Township – Old Route 22 (T-721) crossing the lands of Jay W. and Janet F. Good, said right-of-way being more particularly bound and described as follows to wit:

Beginning at a point on the western property line of the lands of Shirley M. Tallman, said point lies, South 15°32'42" East a distance of 3.85' from the northwest corner of said lands; thence along said lands, South 15°32'42" East a distance of 33.04' to a point; thence crossing the lands of Jay W. & Janet F. Good the seven following courses and distances: 1) South 71°35'33" West a distance of 570.18' to a point; 2) with a curve turning to the left with an arc length of 125.59', with a radius of 83.50', with a chord bearing of South 28°30'13" West, with a chord length of 114.08' to a point; 3) South 14°35'07" East a distance of 94.64' to a point; 4) South 75°24'53" West a distance of 33.00' to a point; 5) North 14°35'07" West a distance of 94.64' to a point; 6) with a curve turning to the right with an arc length of 175.23', with a radius of 116.50', with a chord bearing of North 28°30'13" East, with a chord length of 159.17' to a point; 7) North 71°35'33" East a distance of 571.83' to the point of beginning.

Containing in area: 26,930 square feet, 0.618 acres

Appendix B-2
Legal Description – Lands of Shirley M. Tallman

OLD ROUTE 22**R-O-W ABANDONMENT CROSSING THE LANDS OF SHIRLEY M. TALLMAN**

All that certain right-of-way situate south of Interstate 78 as shown on the R-O-W Abandonment Exhibit for Bethel Township – Old Route 22 (T-721) crossing the lands of Shirley M. Tallman, said right-of-way being more particularly bound and described as follows to wit:

Beginning at a point at the northeast corner of the lands of Jay W. and Janet F. Good, said point also being on the southern right-of-way line of Interstate 78; thence along said right-of-way line the two following courses and distances: 1) North 71°33'30" East a distance of 1127.97' to a point; 2) North 71°39'38" East a distance of 705.96' to a point at the northwest corner of the lands of Bradlyn Todd Brubaker; thence along said lands, South 18°20'22" East a distance of 20.17' to a point in the centerline of Old Route 22; thence along said centerline the three following courses and distances: 1) with a curve turning to the right with an arc length of 187.52', with a radius of 603.80', with a chord bearing of North 80°29'23" East, with a chord length of 186.77' to a point; 2) North 89°23'13" East a distance of 239.91' to a point; 3) with a curve turning to the left with an arc length of 141.52', with a radius of 573.69', with a chord bearing of North 82°19'12" East, with a chord length of 141.16' to a point at the northwest corner of the lands of Jeffrey A. and Kelly L. Byler; thence along a portion of said lands, South 16°13'15" East a distance of 25.01' to a point; thence crossing the lands of Shirley L. Tallman the four following courses and distances: 1) with a curve turning to the right with an arc length of 148.33', with a radius of 598.69', with a chord bearing of South 82°17'21" West, with a chord length of 147.95' to a point; 2) South 89°23'13" West a distance of 239.91' to a point; 3) with a curve turning to the left with an arc length of 179.76', with a radius of 578.80', with a chord bearing of South 80°29'23" West, with a chord length of 179.04' to a point; 4) South 71°35'33" West a distance of 1836.18' to a point on the eastern property line of the lands of Shirley M. Jay W. and Janet M. Good; thence along said lands, North 15°32'42" West a distance of 45.40' to a point, which is the point of beginning.

Containing in area: 97,973 square feet, 2.249 acres

Appendix B-3
Legal Description – Lands of Bradlyn Todd Brubaker

OLD ROUTE 22**R-O-W ABANDONMENT CROSSING THE LANDS OF BRADLYN TODD BRUBAKER**

All that certain right-of-way situate south of Interstate 78 as shown on the R-O-W Abandonment Exhibit for Bethel Township – Old Route 22 (T-721) crossing the lands of Bradlyn Todd Brubaker, said right-of-way being more particularly bound and described as follows to wit:

Beginning at a point on the southern right-of-way line of Interstate 78; thence along said lands the two following courses and distances: 1) North 71°39'38" East a distance of 143.34' to a point; 2) North 72°06'15" East a distance of 50.00' to a point; thence crossing the lands of Bradlyn Todd Brubaker the four following courses and distances: 1) South 16°19'08" East a distance of 29.95' to a point; 2) North 89°23'13" East a distance of 238.19' to a point; 3) with a curve turning to the left with an arc length of 136.07', with a radius of 553.69', with a chord bearing of North 82°20'48" East, with a chord length of 135.73' to a point; 4) South 16°13'15" East a distance of 20.01' to a point in the centerline of Old Route 22; thence along said centerline the three following courses and distances: 1) with a curve turning to the right with an arc length of 141.52', with a radius of 573.69', with a chord bearing of South 82°19'12" West, with a chord length of 141.16' to a point; 2) South 89°23'13" West a distance of 239.91' to a point; 3) with a curve turning to the left with an arc length of 187.52', with a radius of 603.80', with a chord bearing of South 80°29'23" West, with a chord length of 186.77' to a point at a northeast corner of the lands of Shirley M. Tallman; thence along said lands, North 18°20'22" West a distance of 20.17' to the point of beginning.

Containing in area: 13,332 square feet, 0.306 acres

**Exhibit C
Adjoining Landowners**

Jay W. & Janet F. Good 351 School Road Myerstown, PA 17067 PIN:30349100865010	Shirley M. Tallman 9431 Old Route 22 Bethel, PA 19507 PIN: 30440100075280	Bradlyn Todd Brubaker 9871 Old Route 22 Bethel, PA 19507 PIN: 30440100183472
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Shirley M. Tallman
Location Address:
9998 Old Route 22
Bethel, PA 19507