

EXHIBIT A

PARCEL A
805 CONSTITUTION DRIVE (PARCEL #640678528557-1)

CITY OF ALLENTOWN, 16TH WARD
Lehigh County, PA

August 15, 2022

ALL THAT CERTAIN tract, piece or parcel of land, situate on the east side of Constitution Drive in the City of Allentown, 16th Ward, the County of Lehigh and the Commonwealth of Pennsylvania, being tax parcel 640678528557 and being shown as lands owned by Allentown Community Development Company on an exhibit entitled "PARCEL A", dated August 15, 2022, prepared by Arthur A. Swallow Associates, LLC, Allentown, PA, being bounded and further described as follows, to wit:

BEGINNING at a point in the eastern right-of-way line of Constitution Drive (33' wide right-of-way), said point marking the intersection of Constitution Drive and a 20' wide unnamed alley;

Thence along the western right-of-way line of an unnamed alley (20' wide), South 23°34'34" West, 82.33 feet to a point;

thence along lands now or formerly of the City of Allentown, North 64°59'46" West, 31.76 feet to a point, said point being on the eastern right-of-way of Constitution Drive;

thence along the eastern right-of-way line of Constitution Drive, North 44°51'14" East, 87.51 feet to a point, being the place of beginning.

CONTAINING: 1,307 Square Feet or 0.3000 Acres.

SUBJECT TO any and all easements, rights-of-way, restrictions, etc., public or private.

Prepared by:
Michael A. Houston, PLS
Arthur A. Swallow Associates LLC

LANDS N/F
NEIDA L. ANAYA RIVERA
806 CONSTITUTION DRIVE
PIN: 640678427747 1
DEED: 2020033536

PENN SQUARE
DEVELOPMENT

PL SPC/ROUTE 2018
M.D. 08 (2017)
EFOUR 2010.00

CONSTITUTION DRIVE
(33' RIGHT-OF-WAY)

33' WIDE
RIGHT-OF-WAY

P.O.B.

N44° 51' 14"E 87.51'

LANDS N/F
CITY OF ALLENTOWN
809 CONSTITUTION DRIVE
PIN: 640678406949 1
DEED: BK. 1575, PG. 0182

N44° 59' 46"W
31.76'

82.33'

UN-NAMED 20' WIDE ALLEY
(UNOPENED)

PARCEL A
ALLENTOWN COMMUNITY
DEVELOPMENT COMPANY
805 CONSTITUTION DRIVE
PIN: 640678528557 1
DEED: 2015033762
AREA: 1,307 SF OR 0.3000 AC

LANDS N/F
KAMAAL ANAS & SHAZ MOHAMMED
223 E. WYOMING STREET (REAR)
PIN: 640687288387 1
DEED: 2021046756

PROPERTY AREA:
1,307 SQUARE FEET OR 0.0300 ACRES

PLAN DATE 08/15/2022	PROJECT PARCEL A	DEED REF. DOC ID: 2015033762
REVISIONS	OWNER ALLENTOWN COMMUNITY DEVELOPMENT COMPANY	TAX MAP 640678528557 1
	MUNICIPALITY CITY OF ALLENTOWN (16TH WARD)	SHT. NO. 1 of 1
	COUNTY LEHIGH COUNTY	SCALE 1"=30'
STATE PENNSYLVANIA	JOB NO. 4982	
AASA Arthur A. Swallow Associates, LLC 1003-1005 North 19th Street Allentown, PA 18104 610-820-6470 · Fax: 610-820-5947		Michael A. Houston, PLS PA SU075182
		Date

Parcel Map Check Report

PARCEL A

Prepared by:
AASA

Client:

ALLENTOWN COMMUNITY DEVELOPMENT COMPANY
805 CONSTITUTION DRIVE

Date: 8/15/2022 9:49:13 AM

Parcel Name: Site 1 - AASA : 2Description:
Process segment order counterclockwise: False
Enable mapcheck across chord: False

North:10,966.9384' East:10,630.7172'

Segment# 1: Line

Course: S23° 34' 34"W Length: 82.333'
North: 10,891.4778' East: 10,597.7868'

Segment# 2: Line

Course: N64° 59' 46"W Length: 31.765'
North: 10,904.9042' East: 10,568.9988'

Segment# 3: Line

Course: N44° 51' 14"E Length: 87.506'
North: 10,966.9379' East: 10,630.7169'

Perimeter: 201.604' Area: 1,307.23Sq.Ft.
Error Closure: 0.0006 Course: S32° 37' 30"W
Error North : -0.00053 East: -0.00034

Precision 1: 336,006.667