

Commonwealth of Pennsylvania

County of LEHIGH

I Herby Certify that on this sixteenth day of July A. D. 1964, before me, the subscriber, a Notary Public in and for said Commonwealth and County, personally appeared ETHEL W. KISTLER, the attorney named in the foregoing Indenture, and by virtue and in pursuance of the authority therein conferred upon him, acknowledged the said Indenture to be the act and deed of the said Alton Park Home Owner's Association to the intent that the same may be duly recorded.

Witness my hand and Notarial Seal the day and year aforesaid.

MY COMMISSION EXPIRES  
January 29, 1967

Catharine L. Jennings

Allentown, Lehigh Co., Penna.



I Herby Certify that the precise address of the grantee herein is

3124 Roxford Rd.

Allentown, Allentown, Pa.

W. W. Webster, Jr.



ALTON PARK HOME OWNER'S  
ASSOCIATION

AND

ALTON PARK YOUTH LEAGUE, INC.

Dated, July 16 1964

Will.  
W. W. Webster, Jr.

LAW OFFICES  
PERKIN, TWING, DOWER & CHRISTIE  
516 COMMONWEALTH BUILDING  
ALLENTOWN, PENNA.

Commonwealth of Pennsylvania

County of \_\_\_\_\_

Recorded on this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 19\_\_\_\_

in the Recorder's Office of said County  
in DEED Book \_\_\_\_\_ Vol. \_\_\_\_\_ PAGE \_\_\_\_\_

Given under my hand and seal of the said office  
the date above written.

ENTERED  
JUL 29 2:39 PM '64

PROCEEDINGS TO BE FILED IN THE  
OFFICE OF THE CLERK OF THE  
COURT OF COMMON PLEAS

*Deed of Conveyance*

Made the sixteenth day of July, in the year  
one thousand nine hundred and sixty-four (1964)

**Between** ALTON PARK HOME OWNER'S ASSOCIATION, a nonprofit corporation organized and existing under the laws of the Commonwealth of Pennsylvania, having its principal office in the City of Allentown, County of Lehigh and Commonwealth of Pennsylvania, GRANTOR, party of the first part,

A N D

ALTON PARK YOUTH LEAGUE, INC., a nonprofit corporation organized and existing under the laws of the Commonwealth of Pennsylvania, having its principal office in the City of Allentown, County of Lehigh and Commonwealth of Pennsylvania, GRANTEE, party of the second part,

**Certificate.** That the said party of the first part, for and in consideration of the sum of ONE (\$1.00) DOLLAR - - - - -

OFFIDAVIT FOR  
STATE TAX FILED

unto it well and truly paid by the said party of the second part, at or before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, enfeoff, release, convey and confirm, unto the said party of the second part, its successors and assigns, forever:

**ALL** THAT CERTAIN tract of land located along the Easterly side of Legislative Route #39016 (Oxford Drive in Alton Park) in the Twelfth Ward of the City of Allentown, County of Lehigh, and State of Pennsylvania bounded and described as follows, to wit:

BEGINNING at a point on the Easterly property line of Oxford Drive, aforesaid, thirty (30) feet from the center line, this distance measured radially to the center line, said point being the Southwesterly corner of the herein described tract of land and being further located North along the Easterly property line on a total curve to the right having a Delta of forty-two (42) degrees forty-nine (49) minutes thirty (30) seconds and a radius of three thousand four hundred seven and eighty seven one-hundredths (3,407.87) feet, one hundred ninety six and thirty one-hundredths (196.30) feet from the P.C. (Point of Commencement) of the aforesaid curve, said P.C. being further located along the aforesaid Easterly property line of Oxford Drive one hundred fifteen and forty seven one-hundredths (115.47) feet from the point of intersection of the aforesaid Easterly property line of Oxford Drive and the Northerly curb line produced of Pearl Avenue, thence, continuing on a curve to the right, a curve distance of two hundred twenty five and five one-hundredths (225.05) feet, the chord of which has a length of two hundred twenty five and three one-hundredths (225.03) feet and bears North fifty-three (53) degrees fifty-eight (58) minutes West to a corner, said corner being the Northwesterly corner of the herein described tract of land and the Southwesterly corner of the property of the City of Allentown (L.C.D.B. Volume 998 - Page 62, Tract #2), thence, along the Southerly property line of the same, North thirty-five (35) degrees zero nine (09) minutes East two hundred twenty one and seventy eight one-hundredths (221.78) feet to a corner, said corner being the Northeasterly corner of the herein described tract of land, the southeasterly corner of the property of the City of Allentown as described in L.C.D.B. Volume 998 - Page 62, Tract #2, aforesaid, thence, along other property of the City of Allentown

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(Percy B. Ruhe Park) South fifty-four (54) degrees fifty-one (51) minutes East two hundred twenty five and no one-hundredths (225.00) feet to a corner, said corner being the Southeasterly corner of the herein described tract of land and the Northeasterly corner of the adjoining premises on the South; namely, other property of the City of Allentown (L.C.D.B. Volume 998 - Page 62, Tract #1), thence, along the Northerly property line of the same South thirty-five (35) degrees zero nine (09) minutes West two hundred twenty five and twenty two one-hundredths (225.22) feet to the point of beginning.

CONTAINING 1.1 acres.

All of the above is in accordance to a plan and description of the same, made by the East Engineering Company, Inc., 521 Walnut Street, Allentown, Pennsylvania, Registered Professional Engineers and Land Surveyors, Samuel Lewis, P.E. #6265, Branch Engineer.

BEING A PART OF THE SAME PREMISES which Vincent L. Weida, Sr., and Claude R. Weida, Sr., Executors under the Last Will and Testament of John R. Weida, by their deed dated May 4, 1959, and recorded in the Office of the Recorder of Deeds in and for Lehigh County at Allentown, Pennsylvania, in Deed Book Volume 942, page 138, granted and conveyed unto Alton Park Home Owner's Association, grantor herein.

*Together with all and singular the improvements, ways, waters, water courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto 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 party of the first part, its successors and assigns, in law, equity or otherwise, howsoever, of, in and to the same, and every part thereof.*

To have and to hold the said tract of land,

hereditaments and premises hereby granted or mentioned, and intended so to be, with the appurtenances, unto the said party of the second part, its successors heirs and assigns, to and for the only proper use and behoof of the said party of the second part, its successors heirs and assigns, forever

And the said party of the first part, for itself and its successors, does by these presents covenant, grant and agree to and with the said party of the second part, its successors heirs and assigns, that it, the said party of the first part, and its successors, all and singular the hereditaments and premises hereinabove described and granted, or mentioned, and intended so to be, with the appurtenances, unto the said party of the second part, its successors heirs and assigns, against it, the said party of the first part and its successors, and against all and every other person or persons whomsoever, lawfully claiming or to claim the same, or any part thereof,

shall and will Warrant and forever Defend

The Alton Park Home Owner's Association, the said party of the first part, doth hereby constitute and appoint

Ethel W. Kistler to be its attorney, for it and in its name, and as and for its corporate act and deed, to acknowledge this Indenture before any person having authority by the laws of the Commonwealth of Pennsylvania to take such acknowledgment, to the intent that the same may be duly recorded.


This Deed is made under and by virtue of a resolution of the Board of Directors of the party of the first part, duly passed at a meeting thereof duly and legally held on the twenty-second day of April 19 64

In Witness Whereof, Alton Park Home Owner's Association, the said party of the first part, has caused these presents to be signed by its President or a Vice President, and its corporate seal to be hereunto affixed, duly attested by its Secretary or an Assistant Secretary, the day and year first above written.

ATTEST:

ALTON PARK HOME OWNER'S ASSOCIATION

By

  
Robert E. Wenner  
President

