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INFORMATION CERTIFICATE

OVERVIEW

File No. ACC-1233

1. This information certificate covers the time period from 08/03/2001 to 04/01/2021.
2. The estate or interest in the land described or referred to in this information certificate and covered herein is fee simple and title thereto is at the effective date hereof vested in:

William Ortiz, Jr. and Ana Sarachaga, husband and wife
3. The land referred to in this information certificate is described in the Legal Description hereof.
For informational purposes only:

4154 Huckleberry Drive
Center Valley, PA 18034
Township of Upper Saucon, County of Lehigh
Tax Parcel No. 641458893812 1
4. This information certificate is prepared for: Alderfer Auction
5. Liability hereunder not to exceed the cost of the searches performed.

Prepared and Certified by:
Pride Abstract and Settlement Services, LLC

Authorized Signatory

INFORMATION CERTIFICATE

LEGAL DESCRIPTION

File No. ACC-1233

ALL THAT CERTAIN parcel of land known as TAX PARCEL NO. 641458893812 1 and being more fully described in the deed(s) referenced below:

BEING THE SAME premises which William Ortiz, Jr., by Deed dated 09/12/2002 and recorded 12/08/2003 in the Office of the Recorder of Deeds in and for the County of Lehigh as Document No. 7140898, granted and conveyed unto William Ortiz, Jr. and Ana Sarachaga, husband and wife.

JMA

No. 14-Pa. Deed-From a Corporation
SCHLEICHER'S, Printers, 15th and Washington Sts., Allentown, Pa.

ENTERED

2001 AUG -3 AM 11:48

RECORDER OF DEEDS
LEHIGH COUNTY, PA.

DOM

This Indenture,

Made the 27th. day of July
in the year of our Lord Two Thousand One (2001)

Between COUNTRYSIDE DEVELOPMENT GROUP, INC. A Pennsylvania Corp.
HEREINAFTER REFERRED TO AS Party of the First Part,
GRANTOR,

REALTY TRANS. TAX PAID	
4 PERCENT STATE	1420.00
SCHOOL DISTRICT	1420.00
Lynn	

WILLIAM ORTIZ, JR., Married,
of the City of Bethlehem, County of
Northampton and Commonwealth of Pennsylvania, HEREINAFTER
REFERRED TO AS Party of the Second Part, GRANTEE,

Witnesseth, That the said party of the first part, for and in consideration of the sum
of One Hundred Forty-Two Thousand and No/Cnts -----

(\$ 142,000.00 Dollars
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, his heirs and assigns, forever:

All THAT CERTAIN lot or piece of ground situate in Upper Saucon Township, Lehigh
County, Pennsylvania, as shown on a Final Subdivision Plan entitled, "Country Side", prepared
by Pennoni Associates, Inc., dated 11/27/96, Job number DERB-9009.002.01 and filed in the
County Recorder of Deed's Office in Plan Book 36 Page 42, further revised on 10/12/00, as
follows:

BEGINNING at a Point in the southerly right-of-way line of Huckleberry Drive (33 feet
wide), said point being the following five (5) courses and distances as measured along said
southerly right-of-way line of Huckleberry Drive with the intersection of a point of tangency of a
curve with a (22.50') radius, being the easterly right-of-way line of Lanark Road, S.R. 2039 (40
feet wide);

- (a) N 53 degrees 45' 27" E, 8.91 feet to a point of curvature;
- (b) Along a curve concave to the northwest, having a radius of 516.50 feet, and an arc length of
178.87 feet;
- (c) N 33 degrees 54' 57" E, 25.48 feet to a point of curvature;
- (d) Along a curve concave to the southeast having a radius of 483.50 feet, and an arc length of
88.77 feet;
- (e) N 44 degrees 26' 09" E, 11.74 feet;

THENCE (1) Continuing along the southerly right-of-way line of Huckleberry Drive, N 44
degrees 26' 09" E. 24.00 feet to a point common to Lot 65;

THENCE (2) Along said Lot 65, S 45 degrees 33' 51" E, 156.10 feet to a point;

08-03-01 NO STATE STHP 1420.00
END TRNS 1420.00
CASHIER42401 1344374

MAIL
Acclaim Abstract, Inc.

V1691 P0306

TUS

THENCE (3) S 42 degrees 51' 07" W, 24.01 feet to a point common to Lot 67;

THENCE (4) Along a line common to Lot 67, N 45 degrees 33' 51" W, 156.77 feet to the Point of Beginning.

CONTAINING 3754 square feet of land, more or less.

BEING PART OF THE SAME PREMISES which Saucon Valley Associates, A PA Limited Partnership by Deed dated February 3, 1992 and recorded February 20, 1992 in Deed Book 1482 Page 930 at the Lehigh County Recorder of Deeds Office, Allentown, Pennsylvania, granted and conveyed unto Countryside Development Group, Inc., A PA Corporation, Grantor herein.

UNIFORM PARCEL IDENTIFIER K10NE2A-3-4

V1691 P0307

Together with all and singular the buildings 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 lot or piece of ground 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 part y of the second part, his heirs and assigns, to and for the only proper use and behoof of the said part y of the second part, his 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 part Y of the second part, his heirs, and assigns, that it, the said party of the first part, and its successors, all and singular the hereditaments and premises herein above described and granted, or mentioned, and intended so to be, with the appurtenances, unto the said part y of the second part, his 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.

SPECIALLY shall and will Warrant and forever Defend

The Countryside Development Group, Inc. the said party of the first part, doth hereby constitute and appoint Charles Spector, President 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 3rd day of May 2001.

In Witness Whereof,

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.

COUNTRYSIDE DEVELOPMENT GROUP, INC.

By: Charles Spector
CHARLES SPECTOR, President

Commonwealth of Pennsylvania }
County of Bucks } ss.

I HEREBY CERTIFY that on this 27 day of 7 A.D. 2001 before me, the subscriber, a Notary Public in and for said Commonwealth and County, personally appeared Charles Spector, President 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 Grantor to the intent that the same may be duly recorded.



WITNESS my hand and notarial seal the day and year aforesaid.
Lynn Schwartz, Notary Public
Bristol Boro, Bucks County
My Commission Expires Apr. 18, 2006
Member, Pennsylvania Association of Notaries

I Herewith Certify that the precise address of the grantee herein is
4154 HUCKLEBERRY DRIVE
CENTER VALLEY, PA 18034

V1691 P0308 Donna Green