

**Lancaster County**

Bonnie L. Bowman  
 Recorder of Deeds  
 150 N. Queen Street  
 Suite 315  
 Lancaster, PA 17603  
 Phone: 717-299-8238  
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INSTRUMENT # : 6169616  
 RECORDED DATE: 10/20/2014 04:08:33 PM



3678413-0015V

**LANCASTER COUNTY ROD****OFFICIAL RECORDING COVER PAGE**

Page 1 of 3

<b>Document Type:</b> DEED	<b>Transaction #:</b> 3594139 - 3 Doc(s)
<b>Transaction Reference:</b> R20146-01/Cola Economic Dev	<b>Document Page Count:</b> 2
<b>Document Reference:</b> R20146-01/Cola Economic Dev	<b>Operator Id:</b> armers
<b>RETURN TO:</b> (kahrens@n-hlaw.com) **PLEASE NOTE: Recorded documents with completed Cover Pages are returned via email to the email address(es) identified above. Tina Ahrens Nikolaus & Hohenadel, LLP 327 Locust Street Columbia, PA 17512	<b>SUBMITTED BY:</b> (kahrens@n-hlaw.com) Tina Ahrens Nikolaus & Hohenadel, LLP 327 Locust Street Columbia, PA 17512

**\* PROPERTY DATA:**

Parcel ID #: 110-7970500000 110-8202500000

Municipality: COLUMBIA BOROUGH (100%) COLUMBIA BOROUGH (0%)  
 School District: COLUMBIA BOROUGH COLUMBIA BOROUGH

**\* ASSOCIATED DOCUMENT(S):****FEES / TAXES:**

RECORDING FEE: DEED	\$13.00
CRC #6544	\$2.00
RIF #6543	\$3.00
WRIT TAX	\$0.50
AFF HSG #6557	\$11.50
PA SURCHARGE #6548	\$35.50
STATE RTT	\$1,500.00
COLUMBIA BOROUGH	\$1,500.00
<b>Total:</b>	<b>\$3,065.50</b>

INSTRUMENT # : 6169616  
 RECORDED DATE: 10/20/2014 04:08:33 PM

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



*Bonnie L. Bowman*

Bonnie L. Bowman  
 Recorder of Deeds

**PLEASE DO NOT DETACH**  
 THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always controls.

\*COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT AFTER RECORDING FOR ADDITIONAL INFORMATION.

Prepared by and Return to:

Nikolaus & Hohenadel, LLP  
327 Locust Street  
Columbia, PA 17512  
(717) 684-4422

File #20146

Parcel ID # 110-79705-0-0000 & 110-82025-0-0000  
309-315 Locust Street, Columbia, PA 17512

**DO NOT PUBLISH**

**This Deed**, made the 17th day of October, 2014,

**Between**

**SARA R. FOEHLINGER, UNMARRIED WOMAN**

(hereinafter called the Grantor),

and

**COLUMBIA ECONOMIC DEVELOPMENT CORPORATION**

(hereinafter called the Grantee),

**Witnesseth**, that the said Grantor for and in consideration of the sum of **One Hundred Fifty Thousand And 00/100 Dollars (\$150,000.00)** lawful money of the United States of America, unto her well and truly paid by the said Grantee, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, has granted, bargained and sold, released and confirmed, and by these presents does grant, bargain and sell, release and confirm unto the said Grantee, heirs and assigns,

**TRACT 1: ALL** that certain lot of ground known as 309 Locust Street (a/k/a 309-311 Locust Street), together with a three-story brick mercantile and apartment building and other improvements thereon erected, situate on the north side of Locust Street between North Third and North Fourth Streets in the Borough of Columbia, Lancaster County, Pennsylvania, and bounded and described as follows:

COMMENCING at a point in the north line of Locust Street, 60 feet east of the northeast corner of North Third and Locust Streets; and extending thence in an eastwardly direction along the north line of Locust Street, in width in front, 30 feet; and extending in depth in a northwardly direction, uniform in width and parallel with North Third Street, 191 feet to the south line of Avenue H.

BOUNDED north by Avenue H; south by Locust Street; east by property now or late of Robert Goodman; and west by property now or late of the Morris Drug Company.

**TRACT 2: ALL** that certain lot of ground known as 315 Locust Street (a/k/a 313-315 Locust Street), together with a four-story brick hotel and other improvements thereon erected, situate on the northwest side of Locust Street between North Third and North Fourth Streets in the Borough of Columbia, Lancaster County, Pennsylvania, and bounded and described as follows:

COMMENCING at a point in the northwest line of Locust Street 90 feet northeast of the north corner of North Third and Locust Streets; and extending thence in a northeastwardly direction along the northwest side of Locust Street 26-1/4 feet; and extending in depth in a northwestwardly direction, uniform in width and parallel with North Third Street 190 feet, more or less, to the southeast line of Avenue H.

BOUNDED southeast by Locust Street; northwest by Avenue H; southwest by property now or late of Ida Fehl; and northeast by property now or late of Charles Haldeman, et ux.

BEING the same premises which Pamela J. Lake, individually and as sole member of Hotel Columbia, LLC, by Deed dated April 24, 2014, and recorded April 30, 2014, in the Office of the Recorder of Deeds in and for the County of Lancaster, Pennsylvania, as Instrument #6141337, granted and conveyed unto Sara R. Foehlinger, individually, as sole owner, her heirs and assigns.

And the said Grantor, for herself and her heirs, executors and administrators, does, by these presents, covenant, grant and agree, to and with the said Grantee, its successors and assigns, that she, the said Grantor, and her heirs, all and singular, the hereditaments and premises herein described and granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, against her, the said Grantor, and her heirs, will specially warrant and defend against the lawful claims of all persons claiming by, through or under the said Grantor but not otherwise.

In Witness Whereof, the Grantor/s has/have hereunto set his/her/their/its hand(s) and seal(s) the day and year first above written.

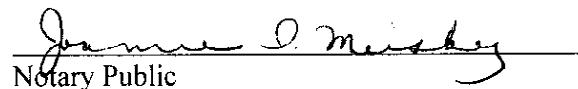
Sealed and Delivered  
IN THE PRESENCE OF:

Commonwealth of Pennsylvania      } ss  
County of Lancaster      }

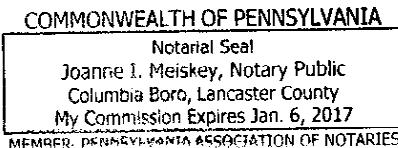
  
SARA R. FOEHLINGER

On this, the 17th day of October, 2014, before me, the undersigned Notary Public, personally appeared **SARA R. FOEHLINGER**, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that she executed the same for the purposes therein contained.

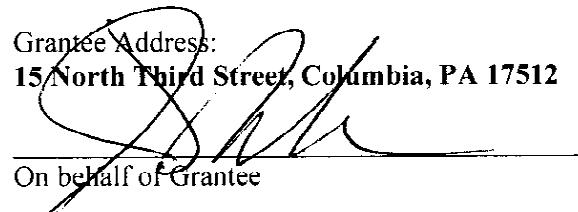
IN WITNESS WHEREOF, I hereunto set my hand and official seal.

  
Notary Public

My commission expires:



Grantee Address:  
15 North Third Street, Columbia, PA 17512

  
On behalf of Grantee