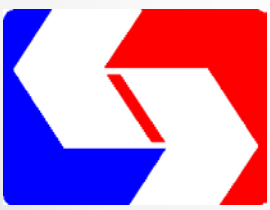
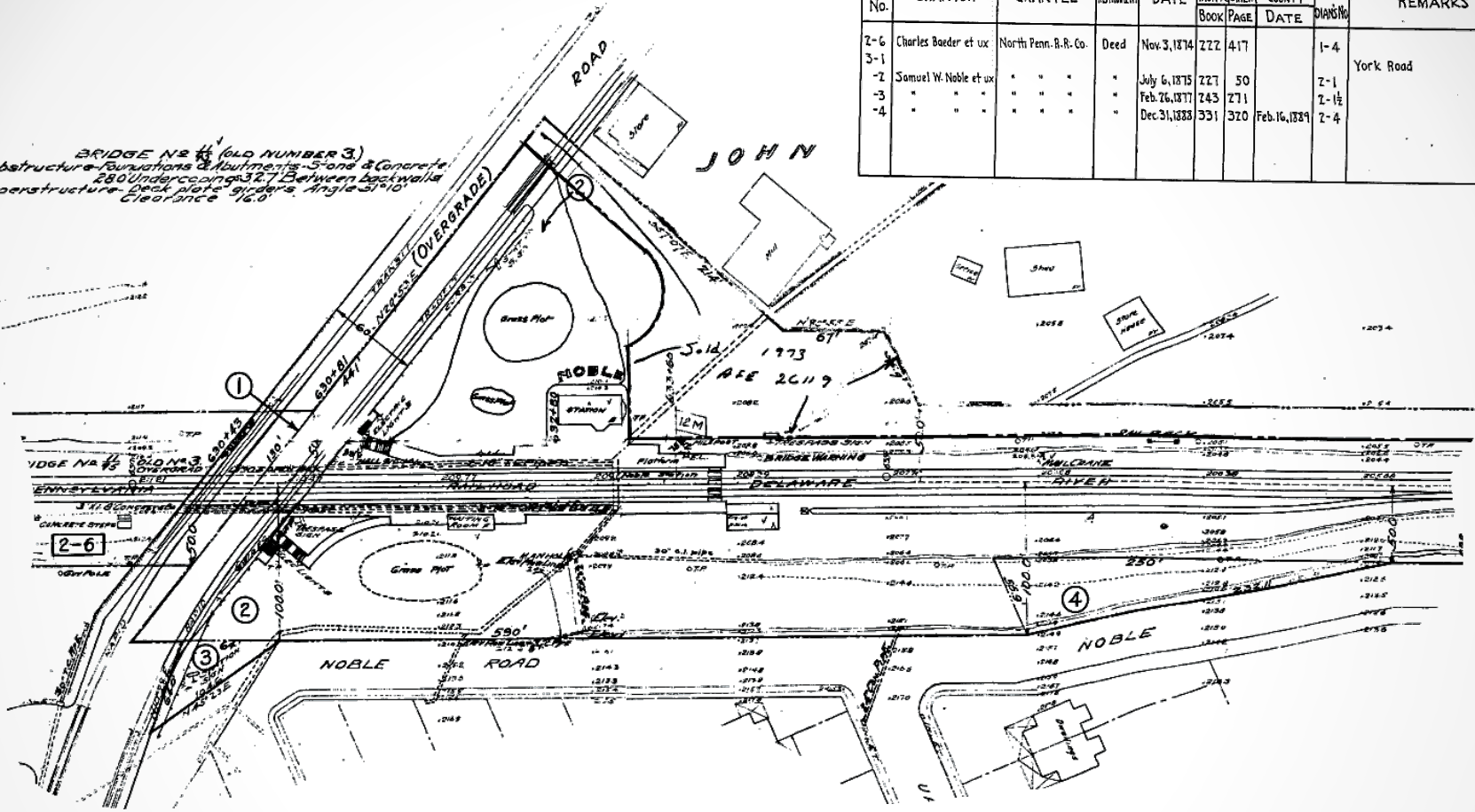


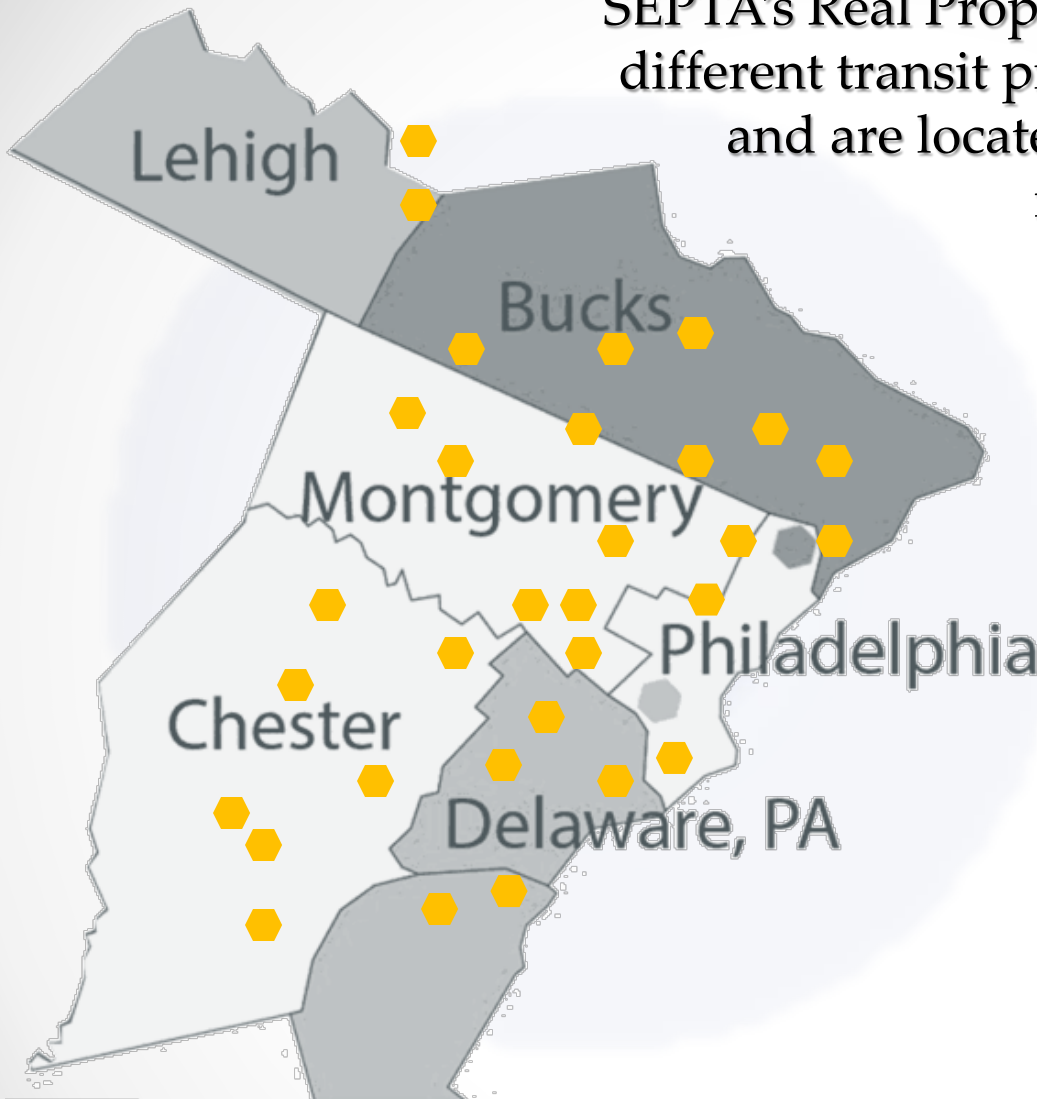
PARCEL No.	GRANTOR	GRANTEE	INSTRUMENT	DATE	RECORD			CUSTO- DIANS No.	REMARKS
					MONTGOMERY BOOK	COUNTY PAGE	DATE		
2-6	Charles Baeder et ux	North Penn. R.R. Co.	Deed	Nov. 3, 1874	222	417		1-4	York Road
3-1									
-2	Samuel W. Noble et ux	" " "	"	July 6, 1875	227	50		2-1	
-3	" " "	" " "	"	Feb. 26, 1877	243	271		2-1 1/2	
-4	" " "	" " "	"	Dec. 31, 1888	331	320	Feb. 16, 1889	2-4	

BRIDGE No. 44 (OLD NUMBER 3)  
 Substructure Foundations & Abutments - Stone & Concrete  
 280 Undercoirings 32.7 Between back walls  
 Superstructure Deck plate girders Angle 31°10'  
 Clearance 16.0'



# SEPTA Real Property Background and Notes

SEPTA's Real Property rights were acquired from different transit predecessors or private interests and are located around the Southeastern PA region including outside of the five-county service area



- ✓ Ownership
- ✓ Deed reservations
- ✓ Easements
- ✓ Leases & Licenses
- ✓ Rights of Way

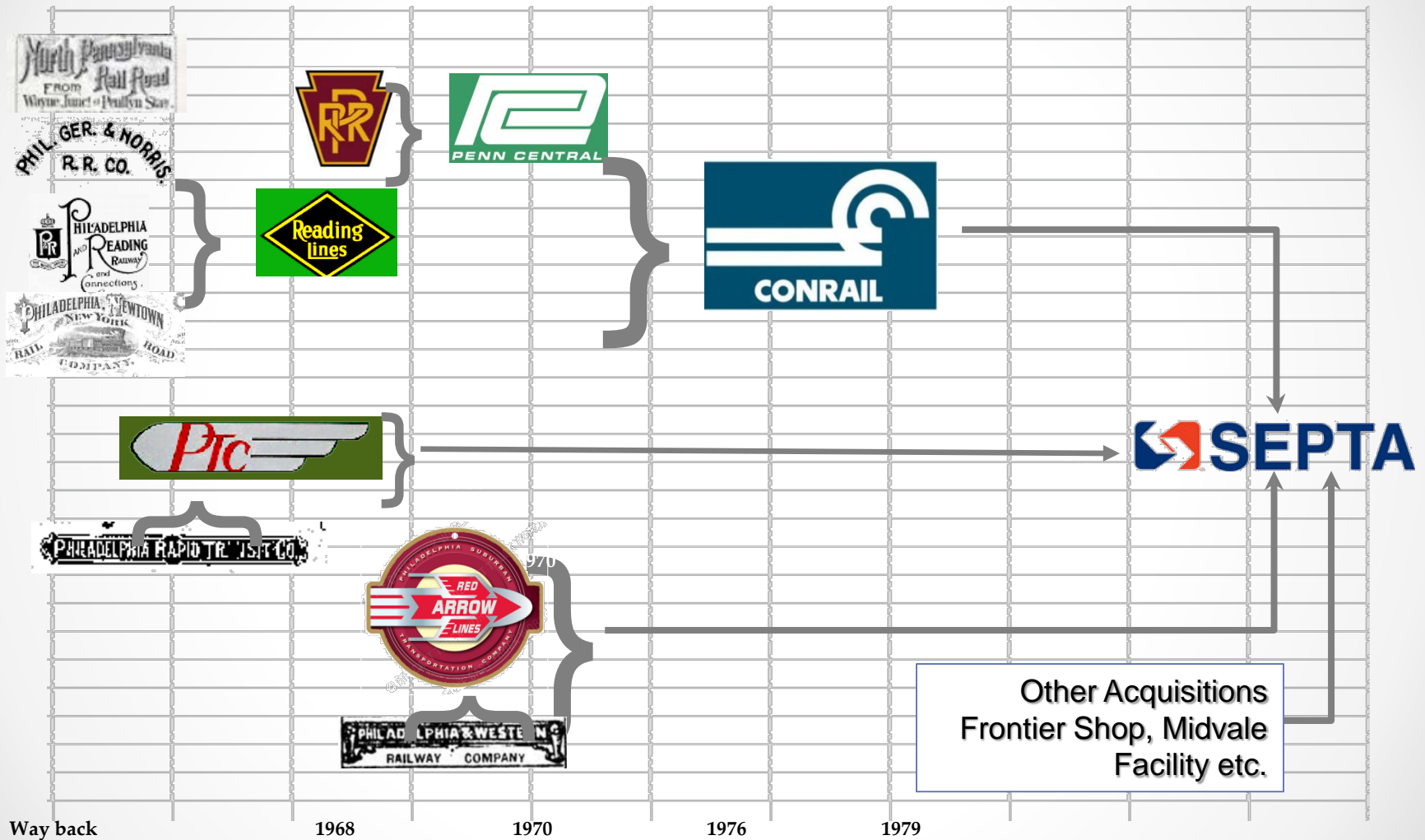


# Some SEPTA Real Estate Facts...

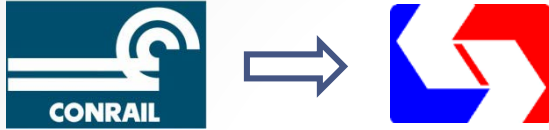
- ✔ In some locations, SEPTA operates on property owned by others (Amtrak, CSX)
- ✔ The Trenton-Wilmington (NEC) and Paoli-Thorndale lines are Amtrak branches
- ✔ SEPTA operates on 47 stations (most solely used) owned by Amtrak
- ✔ Not all SEPTA Real Estate has a legal description or tax parcel number
- ✔ Not all SEPTA Real Estate has a deeded street address – especially railroad
- ✔ There are railroad branches that are split ownership between SEPTA and others
- ✔ FTA holds a Federal interest in almost all SEPTA Railroad Real Estate
- ✔ The City of Philadelphia owns the Broad Street and Market subway ROWs
- ✔ SEPTA has property as far north as Lehigh Valley & Northampton counties



# Where SEPTA Real Property came from ...



# Conrail Conveyance



## Multiple Railroad Rights of Way



To the Deed By and Between  
CONSOLIDATED RAIL CORPORATION

AND

SOUTHEASTERN PENNSYLVANIA TRANSPORTATION AUTHORITY

Description of Real Property

Located In

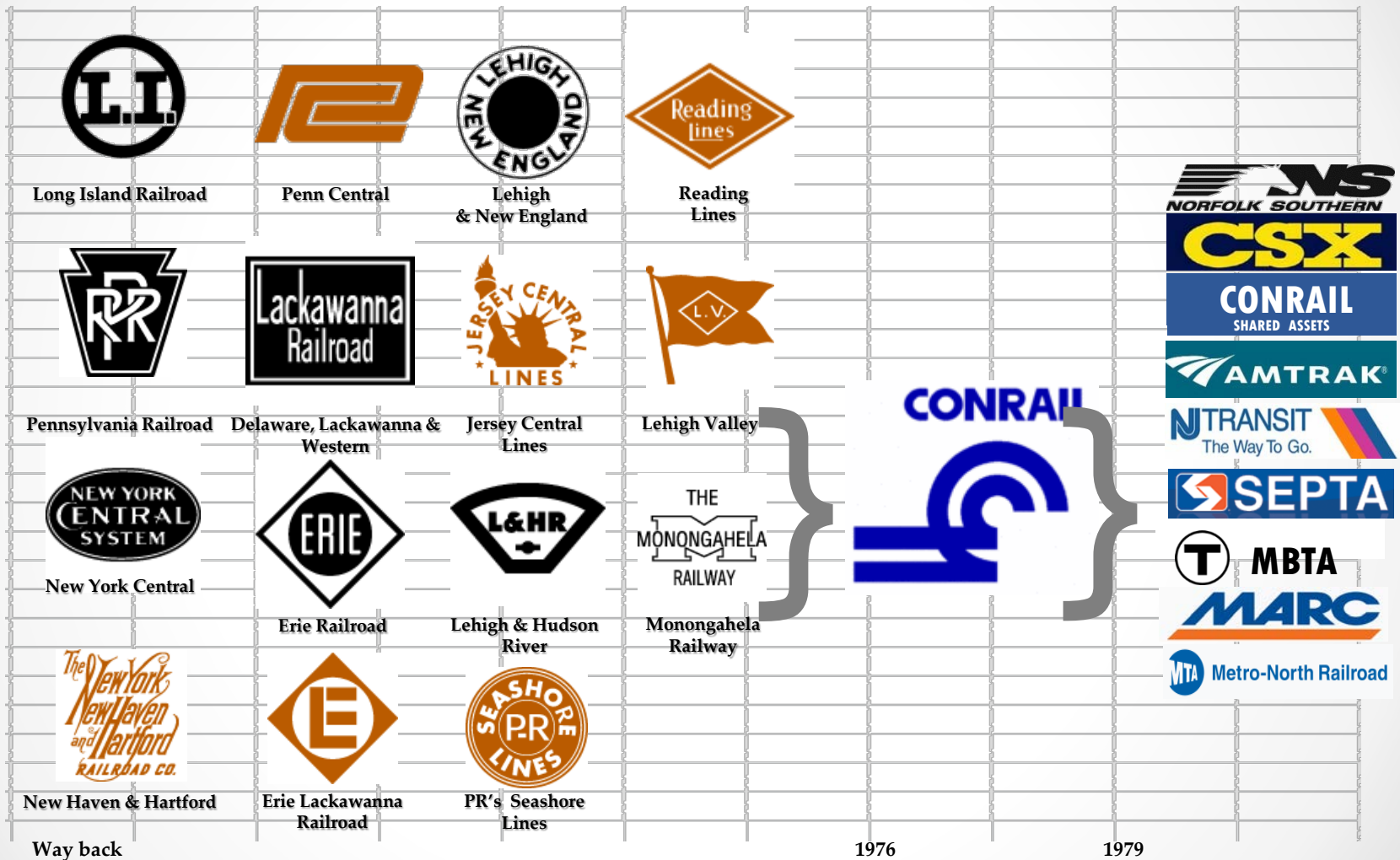
County of Bucks, Commonwealth of Pennsylvania  
County of Chester, Commonwealth of Pennsylvania  
County of Delaware, Commonwealth of Pennsylvania  
County of Montgomery, Commonwealth of Pennsylvania  
County of Philadelphia, Commonwealth of Pennsylvania

This Exhibit consists of Pages A-1 through A-24, inclusive.

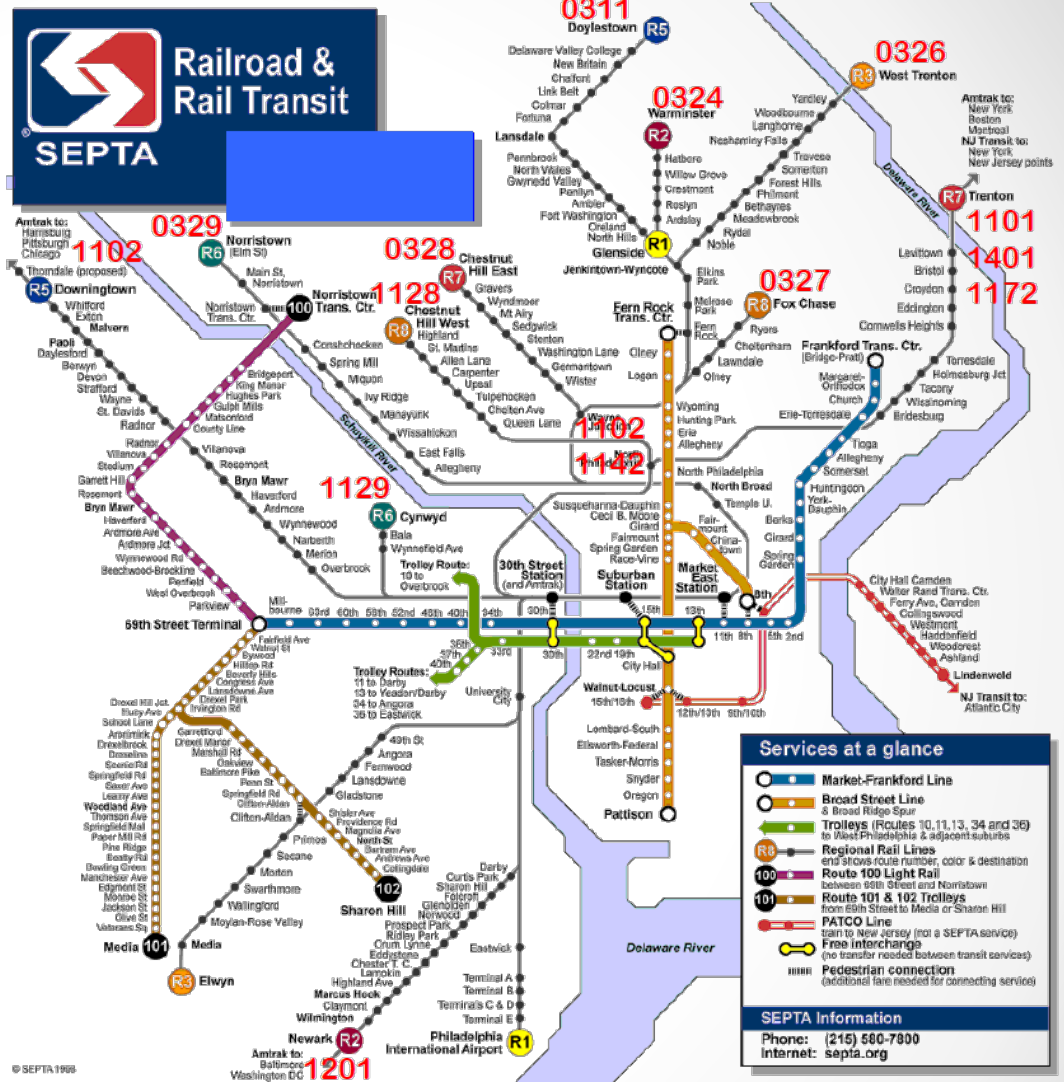
D2386- 150



# Railroad Predecessors...



Reading Branches					
1/4 Mile Maps					
Bethlehem	5.25	13	0301	4	1
Bethlehem	13.25	23.2	0301	4	2
Bethlehem	23.2	29.7	0301	4	3
Bethlehem	29.7	45.5	0301	4	4
Bethlehem	45.5	56.75	0301	5	1
CHE	5.75	6.75	0308	5	2
Doylestown	0	10.1	0308	5	3
Warrminster			0324	5	4
Newtown	8.75	17.75	0325-0327	6	1
Newtown	18.0	26.5	0325	6	2
New York	11.0	24.25	0326	6	3
W. Trenton	21.25	33.25	0326	6	3
9th Street	0	6.75	0328-0308	7	1
Norristown	3.0	17.26	0330		
Norristown & Main	17.25	18.0	330		
Stoney Creek					
1/2 Mile Maps					
Bethlehem	4.5	7.0	0301	8	2
Bethlehem	25.7	45.5	0301	8	3
CHE	5.75	10.75	0308	8	4
Doylestown			0311	9	1
Warrminster			0324	9	2
Newtown	7.27	26.25	0325	9	3
New York	10.9	21.25	0326	9	4
Norristown Jct.					
Norristown	3.0	17.25	0329	10	2
Norristown & Main			0330	10	3
Stoney Creek			0345	10	4
Shaded Property Maps					
Bethlehem			0301		
CHE			0308		
Newtown			0325		
New York SL			0326		
9th Street			0328		
Norristown			0239		
PRR Branches					
1 Mile Maps					
Suburban Line			1102-1142	1	1
CHW			1128	1	2
Chester Creek			1245	2	1
Octorora			1253	2	2
Octorora Prints			1253	2	3
PSTC				1	3
West Chester		27.5	1130	3	2
Schuylkill Ivy Ridge			1129	3	1
Pottsville			03226	12	3
Pottsville			03226	12	2
Paoli-Downingtown			1102-1172	13	1
Paoli-Downingtown			1102-1172	13	2
Trenton			1101-1401-1172	13	4
Marcus Hook Amtrak			1201	14	1
Trenton Amtrak				14	2
AHSL	9.45			14	1
Center City Commuter			0328		
Newtown/NY Short	7.25	14.35		14	3
NHSL Rt. 100				15	4



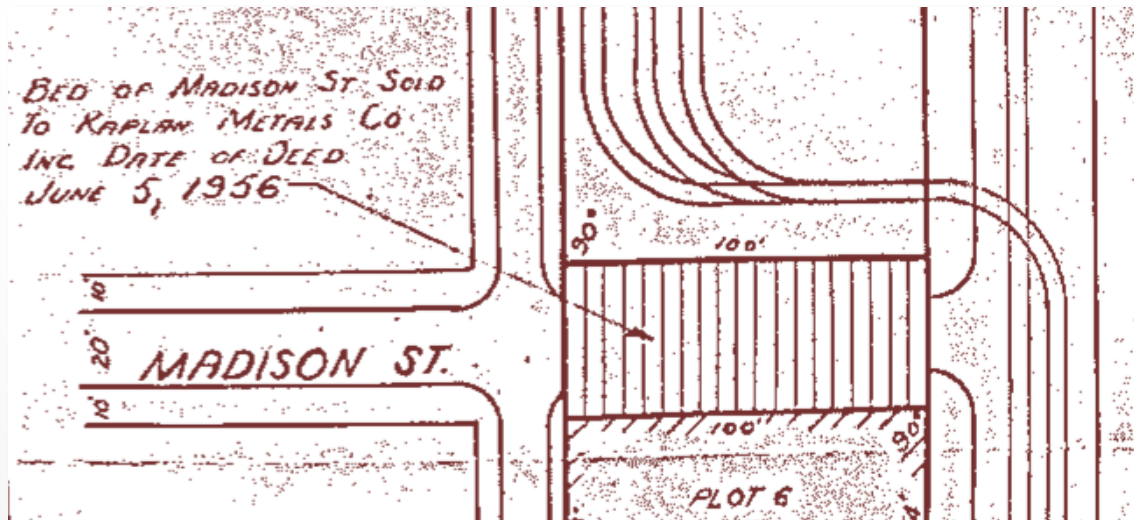
# Common issues with railroad property...

- ✓ Limited legal descriptions
- ✓ No deeded street address for stations
- ✓ No Assessor's Parcel Number (APN) on ROW
- ✓ No individual deeds for stations or right of way – deeds are by branches
- ✓ Reversionary language related to railroad use
- ✓ Obligations of original deeds notated on conveyances
- ✓ No indication on tax parcel maps of right-of-way
- ✓ Property sometimes conveyed as a right of way rather than fee simple
- ✓ Unusual ROW forms, such as a “Volumetric Easement”



# Common issues with Philadelphia Transit Company (PTC) properties...

- ✓ No deeded addresses
- ✓ No City Assessor's Parcel Numbers
- ✓ No individual deeds for each property
- ✓ Separate deeds for individual counties
- ✓ City sell-off's notated on separate plot plans or not notated at all





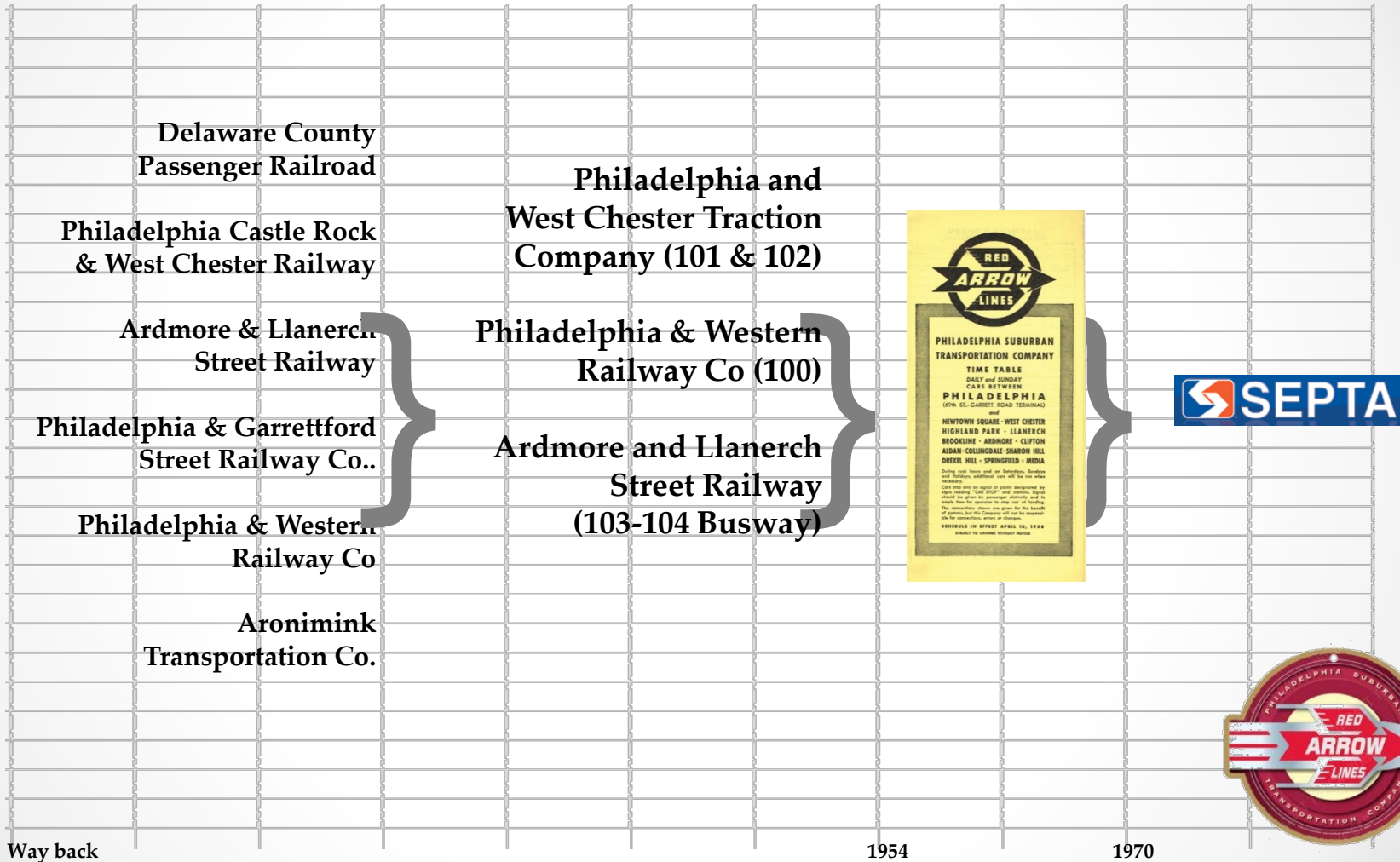
# Philadelphia Suburban Transportation Co.

**DEED**

THIS INDENTURE made this *29th* day of January, in the year of our Lord, one thousand nine hundred and seventy, between PHILADELPHIA SUBURBAN TRANSPORTATION COMPANY, a corporation organized and existing under the laws of the Commonwealth of Pennsylvania (hereinafter called the "Grantor"), and SOUTHEASTERN PENNSYLVANIA TRANSPORTATION AUTHORITY, a body corporate and politic created and existing under the laws of the Commonwealth of Pennsylvania, to wit, the Metropolitan Transportation Authorities Act of 1963, as amended (hereinafter called the "Grantee").



# PSTC Predecessors...



# Common issues with PSTC property...

- ✓ No tax parcels or legal descriptions
- ✓ No street address
- ✓ No Assessor's Parcel Numbers (APN)
- ✓ No individual deeds for stations or right of way
- ✓ Reversionary language
- ✓ Language on original deeds rarely carried forward
- ✓ Property conveyed as right of way or Fee Simple

