

LIBERO 007 FOLIO 518
COUNTY COUNCIL

OF

DORCHESTER COUNTY, MARYLAND

2021 Legislative Session,
Legislative Day No. 16

Introduced By: County Council

BILL NO. 2021-15

AN ACT OF THE COUNTY COUNCIL OF DORCHESTER COUNTY, MARYLAND DECLARING THAT A CERTAIN PARCEL OF LAND SITUATE ON MIDDLE STREET, CONTAINING 35,773 SQUARE FEET OF LAND, MORE OR LESS, IN THE TOWN OF VIENNA, VIENNA ELECTION DISTRICT OF DORCHESTER COUNTY, MARYLAND, IS NO LONGER NEEDED FOR PUBLIC USE BY THE COUNTY AND PROVIDING FOR THE SALE OF THE PROPERTY TO THE COMMISSIONERS OF VIENNA, A MUNICIPAL CORPORATION OF THE STATE OF MARYLAND, AT AND FOR THE PURCHASE PRICE OF ZERO DOLLARS AND WITHOUT A REVERTER CLAUSE.

Introduced, read first time, ordered posted on the official bulletin board of County, County Office Building, 501 Court Lane, Cambridge, Maryland 21613.

Ordered publication for once a week for three (3) successive weeks, and public hearing scheduled on Tuesday, October 5, 2021, Room 110, County Office Building, 501 Court Lane, Cambridge, Maryland at 6:02 p.m.

By order:


Jay L. Newcomb

President of the County Council
of Dorchester County, Maryland

Jul.21
MiddleStreet.Pub/mlh

**COUNTY COUNCIL
OF
DORCHESTER COUNTY, MARYLAND**

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SECTION ONE: Acting under Section 10-312 and Section 12-407(b)(1) of the Local Government Article of the Annotated Code of Maryland (The “Acts”) be it ENACTED and ORDAINED by the County Council of Dorchester County, Maryland that the following described land and property is no longer needed for public use by the County; to wit:

ALL that lot or parcel of land situate, lying and being on Middle Street in the Town of Vienna, in the Vienna Election District of Dorchester County, Maryland and being “Parcel No. Four” of the land conveyed unto Dorchester County, Maryland (the “County”) by deed dated July 11, 1972 and recorded among the Land Records of Dorchester County, Maryland in Liber 175, folio 695, and is therein and likewise herein described as follows:

“PARCEL NO. FOUR”

“Lot No. 1: ALL of that lot, piece or parcel of land situate, lying and being in the Town of Vienna and being more particularly all of that lot of land conveyed unto The Board of County School Commissioners of Dorchester County from William A. Percy by Deed dated August 21, 1912 and recorded among the Land Records of Dorchester County in Liber WLR No. 5, Folio 30 and according to which said Deed the land and property is therein and herein more particularly described as follows:

“BEGINNING for the outlines of the same at a stone planted on the division line between the lot or parcel of land hereby conveyed and the land of William J. Layton, 120 feet in a Northwesterly direction from the Southwest corner of the Vienna Academy lot, and from the said stone running in a Southeasterly direction and binding with the said William J. Layton’s said land, 120 feet to the aforesaid Southwest corner of said Vienna Academy lot, thence in a Northeasterly direction with the division line between the lot of land hereby conveyed and the said Vienna Academy Lot, and binding with said division line, 168 feet and 6 inches; thence in a Northwesterly direction running and binding with the dividing line and the old fence thereon between the lot hereby conveyed and the home property of Harriet Hughes, late of Dorchester County, deceased, 120 feet to a stone planted on the said dividing line, thence in a Southwesterly

direction by a straight line to the stone at the place of beginning, containing whatever quantity of land it may.”

“Lot No. 2: ALL of that lot, piece or parcel of land situate, lying and being in the Town of Vienna and being more particularly all of that lot of land conveyed unto The Board of Education of Dorchester County, Maryland from E. Pauline Riall by Deed dated September 21, 1946 and recorded among the Land Records of said Dorchester County in Liber RSM No. 59, Folio 533, and according to which said Deed the land and property is therein and herein more particularly described as follows:

“BEGINNING for the outlines of the same at a stone planted in and along the second course of parcel “Second” as described in a deed to E. Pauline Riall, aforesaid, from Frederick W.C. Webb and V. Calvin Trice, Assignees, etc., said deed being dated February 28th, 1941 and now recorded in Liber R.S.M. No. 42, fol. 400, etc. of the Land Record Books of Dorchester County, Maryland, and distant 115.67 feet measured from the place of beginning of said second course, and at the North corner of a lot or parcel of land owned by The Board of Education of Dorchester County, and from the said beginning running thence (all courses are figured from the True Meridian) binding with the Northwest property line of the said Board of Education lot or parcel of land (1) South 46 degrees 38 minutes West, 138 feet to an iron pipe; from thence (2) North 43 degrees 22 minutes West, 40 feet to a fence corner (3) South 53 degrees 15 minutes West, 40 feet to an iron pipe and to other lands owned by The Board of Education of Dorchester County; from thence running and binding with said last mentioned Board of Education lands (4) North 44 degrees 27 minutes West, 90 feet to a fence corner; from thence (5) North 54 degrees 03 minutes East, 80 feet to a fence corner and to the end of the second course of parcel “Third”, as described in the above mentioned deed to E. Pauline Riall from Frederick W.C. Webb and V. Calvin Trice, Assignees, etc.; from thence running with the middle of a small drain or ditch following the line of the third course of the said parcel “Third”, and binding with the said lot or parcel of land (6) North 48 degrees 52 minutes East, 104 feet to an iron pipe and to the end of said third course; from thence running with a part of the third course, reversed, of parcel “First”, described in the said deed to E. Pauline Riall from Frederick W.C. Webb and V. Calvin Trice, Assignees, etc., and on in a continued straight line running with a part of the second course reversed, of parcel “Second”, described in the said E. Pauline Riall deed from Frederick W.C. Webb and V. Calvin Trice, Assignees, etc., and binding with parts of both lots or parcels of land (7) South 40 degrees 00 minutes East, 117.81 feet to the place of beginning, containing 20902.00 square feet of land; being the same lot or parcel of land, and all thereof, mentioned and described as “Fourth” in the above mentioned deed from Frederick W.C. Webb and V. Calvin Trice, Assignees, etc., to E. Pauline Riall, dated February 28th, 1944, and recorded in Liber R.S.M. No. 50, fol. 644, etc., of the Land Record Books of Dorchester County, Maryland, as aforesaid. The said land and property above mentioned and described, and intended hereby to be conveyed, is conveyed subject to a right of way to the graveyard adjoining the same at its southeast corner, no place being designated for said right of way but the same to be where most convenient for the owner or owners of said land intended hereby to be conveyed, and also most convenient for those going to or from said graveyard, such right of way to be fifteen feet in width. The said land and property above mentioned and described, and intended hereby to be conveyed, hereby is conveyed together with a right of way over and across, for purposes of ingress and egress, the land and property which was conveyed by E. Pauline Riall, aforesaid, unto George Carl Gibbons and Lola Beatrice Gibbons, his wife, by deed dated November 22nd, 1944, and recorded in Liber

R.S.M. No. 50, fol. 644, etc., of the aforesaid Land Records, as above set forth, said right of way being located on the eastward side of said Gibbons lot, and being twenty (20) feet in width throughout its entire length and running from the land hereby conveyed to Market Street, in said town of Vienna, the same to be used by the grantee herein named jointly with others having a similar right.”

AND BEING “Parcel No. Four” conveyed unto the County (as the “County Commissioners of Dorchester County”) by deed dated July 11, 1972 and recorded among the Land Records of Dorchester County, Maryland in Liber 175, folio 695 (the “Property”).

SECTION TWO: Pursuant to the Act be it further ENACTED and ORDAINED by the County Council of Dorchester County, Maryland that the Property be sold, granted and conveyed to The Commissioners of Vienna, a municipal corporation of the State of Maryland, at and for the purchase price of Zero Dollars and without a reverter clause.

SECTION THREE: Be it further ENACTED and ORDAINED by the County Council of Dorchester County, Maryland that the President of the County Council be and he is hereby authorized and empowered on behalf of Dorchester County, Maryland to execute a deed for the Property to The Commissioners of Vienna.

SECTION FOUR: Be it further ENACTED and ORDAINED by the County Council of Dorchester County, Maryland that the President of the County Council be and he hereby is authorized and empowered, to determine the form and substance of any instruments or documents to be executed and/or delivered by the same, and to take such other or further action in furtherance of the foregoing transactions, as he shall deem necessary or appropriate, the execution and delivery of any such document or instrument to be conclusive evidence of the authorization thereof by the County Council.

SECTION FIVE: Be it further ENACTED, pursuant to Section 308 of the Charter of Dorchester County, Maryland that promptly after enactment of this Act, the County Manager shall cause a fair summary of this Act to be published at least once in a newspaper of general circulation in Dorchester County, Maryland.

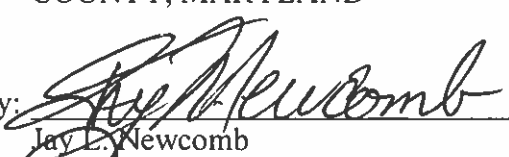
SECTION SIX: Be it further ENACTED and ORDAINED by the County Council of Dorchester County, Maryland that this Bill shall be known as Bill No. 2021-15 of Dorchester County, Maryland and shall take effect sixty (60) days after its final passage.

PASSED this 5th day of October, 2021.

ATTEST:

COUNTY COUNCIL OF DORCHESTER
COUNTY, MARYLAND

By: 
Donna F. Lane
Acting County Manager

By: 
Jay E. Newcomb
President

LIBERO 007 FOLIO 522

APPROVED this 5th day of October, 2021.

ATTEST:


COUNTY COUNCIL OF DORCHESTER
COUNTY, MARYLAND

By:



Donna F. Lane
Acting County Manager

By:



Jay L. Newcomb
President

Nichols - *aye*
Nagel - *aye*
Newcomb - *aye*
Pfeffer - *aye*
Travers - *aye*

Jul.21
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