

**PROPERTY TRANSFER AND DEDICATION AGREEMENT FOR
CITY OF HARRISONBURG
ROCKTOWN HIGH SCHOOL PROJECT**

THIS PROPERTY DEDICATION AGREEMENT is entered into this _____ day of _____, 2022 by and between the William J. Long, Jr. Revocable Trust, (“Long”), and the CITY OF HARRISONBURG, a Virginia municipal corporation (“City”).

RECITALS:

1. The City intends to construct a new roadway along the existing Boxwood Drive right of way that will connect South Main Street to the new Rocktown High School (the “Project”);
2. The Project requires that certain easements be obtained from Long for both drainage and temporary construction purposes. The City has negotiated with Long to obtain these required easements and as part of those negotiations has agreed to convey adjoining property to Long as detailed below, following the final completion of the Project.

NOW, THEREFORE, the City and Long agree as follows:

PARCEL CONVEYANCE

1. Following final acceptance and completion of the Project, the City will prepare the necessary plats and deeds to convey, in fee simple with Special Warranty, a portion of City Tax Map parcel 1-E-5 to Long following a public hearing by the Harrisonburg City Council as required by Virginia law. The portion of the parcel to be convey is outlined in the attached Exhibit titled “ROW Dedication Sketch”. This conveyed property may be encumbered by new or existing easements for the benefit of the City, or its utility providers as required by development of the Project. The City shall convey the property to Long at no cost.

WITNESS the following signatures and seals:

_____(SEAL)
For the City of Harrisonburg
By: Ande Banks, Interim City Manager

STATE OF VIRGINIA

COMMONWEALTH AT LARGE,
CITY OF HARRISONBURG, to-wit:

The foregoing instrument was acknowledged before me in the aforesaid jurisdiction
this _____ day of _____, 2____, by _____.

My commission expires: _____

Notary Public

_____(SEAL)

For James Madison University

By: Towana H. Moore, Associate Vice President Business Affairs

STATE OF VIRGINIA
COMMONWEALTH AT LARGE,
CITY OF HARRISONBURG, to-wit:

The foregoing instrument was acknowledged before me in the aforesaid jurisdiction
this _____ day of _____, 2____, by _____.

My commission expires: _____

Notary Public