

QUIT CLAIM DEED

LIBER 2691 PAGE 830

THIS INDENTURE made the 28th day of September 2001 between

CHRISTOPHER WIKOFF and SUSAN ELIZABETH HOLT-HARRIS, parties of the first part, and SUSAN ELIZABETH HOLT-HARRIS and JOHN E. HOLT-HARRIS, III, parties of the second part,

WITNESSETH, that the parties of the first part, in consideration of One Dollar (\$1.00) lawful money of the United States and other good and valuable consideration paid by the parties of the second part, do hereby remise, release and quitclaim unto the parties of the second part, their heirs and assigns forever,

ALL express or implied easements for ingress and egress by pedestrians or by vehicles, or any other easement which may have been obtained by the parties of the first part or their predecessors in interest, by prescription or implication or otherwise, in favor of Lot No. 6, conveyed by Ann Holt-Harris, Executrix, to the parties of the first part, said Lot No. 6 being more fully described in the annexed Schedule A, over Lot No. 7, conveyed by Ann Holt-Harris, Executrix, to the parties of the second part, said Lot No. 7 being more fully described in the annexed Schedule B.

EXCEPTING therefrom any easements for utility line purposes.

To have and to hold the premises herein granted unto the parties of the second part, their heirs and assigns forever.

Subject to the trust fund provisions of Section Thirteen of the Lien Law.

IN WITNESS WHEREOF, the parties of the first part have duly executed this deed the day and year first above written.

Christopher Wikoff
CHRISTOPHER WIKOFF

Susan Elizabeth Holt-Harris
SUSAN ELIZABETH HOLT-HARRIS

R + R to

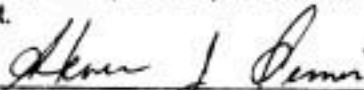
Isenan, Cunningham, Riester & Hyde, LLP
9 Thurlow Terrace
Albany, New York 12205

RECEIVED
\$ 800
REAL ESTATE
SEP 28 2001
TRANSFER TAX
ALBANY
COUNTY

ALBANY COUNTY CLERK
ALBANY, NY
2001 SEP 28 PM 1:00

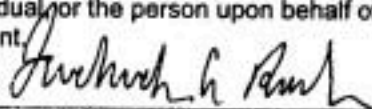
STATE OF NEW YORK)
)
 COUNTY OF Albany) ss:

On the 20th day of September in the year 2001 before me, the undersigned, a Notary Public in and for said state, personally appeared CHRISTOPHER WIKOFF, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.


 Notary Public
 Qualified in Albany County
 my Commission expires 4/30/2003

STATE OF NEW YORK)
)
 COUNTY OF Albany) ss:

On the 21st day of September in the year 2001 before me, the undersigned, a Notary Public in and for said state, personally appeared SUSAN ELIZABETH HOLT-HARRIS, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her capacity, and that by her signature on the instrument, the individual or the person upon behalf of which the individual acted, executed the instrument.


 Notary Public
 FREDERICK C. RIESTER 124523
 Notary Public, State of New York
 Qualified in Albany County
 No. 8575E45
 Commission Expires Dec. 31, 192001

Schedule A

Deed

Ann Holt-Harris, Executrix

To

Christopher Wikoff and
Susan Elizabeth Holt-Harris

ALL that tract or parcel of land, situate in the Town of Guilderland, County of Albany and State of New York, known and distinguished as lot No. six (6) as laid down and represented on a map of subdivision of property in Guilderland, Albany County, belonging to the heirs of Christian LaGrange, deceased, made by William H. Slingerland & Son, Surveyors, and on file in the Albany County Clerk's Office; said lot is bounded and described as follows, to wit:

BEGINNING at the most southerly corner of said Lot No. 6 in the line of land now or formerly of William Barnes, Jr., and runs thence along the west line of lot No. 7 north 47 degrees 30 minutes east thirteen chains; thence north 42 degrees and thirty minutes west four chains and two links to the most easterly corner of subdivision number five on said map; thence along the easterly line of said lot number five south 47 degrees and 30 minutes west thirteen chains to lands now or formerly of William J. McKown; thence along the same south 42 degrees and 30 minutes east four chains and two links to the place of beginning. Containing five and twenty-three one-hundredths acres of land, be the same more or less.

Excepting and reserving, however, a strip of land of the width of twelve feet on the southerly end of said lot adjoining the land now or formerly of McKown for a road or highway for the benefit and use of subdivision No. 7 and 8 said map.

BEING the same premises conveyed by Benjamin F. Witbeck and Caroline L. Witbeck to Charles Tracey and Isabel S. Tracey by deed dated December 15, 1923 and recorded in the Albany County Clerk's Office on December 17, 1923 in Liber 739 of Deeds at Page 53 and by deed dated December 15, 1923 and recorded in the Albany County Clerk's Office on December 17, 1923 in Liber 739 of Deeds at Page 50. **AND FURTHER BEING** the same premises devised to John E. Holt-Harris and Susan S. Holt-Harris under the Last Will and Testament and Codicils of Isabel S. Tracey who died a resident of Albany County, which Last Will and Testament and Codicils were admitted to probate in the Albany County Surrogate's Court on November 7, 1966.

EXCEPTING from the above that parcel of land containing approximately 1.40 acres conveyed from John E. Holt-Harris, Jr. and Susan S. Holt-Harris to The Albany Collegiate Interfaith Center by deed dated April 1, 1987 and recorded in the Albany County Clerk's Office on April 2, 1987 in Book 2334 of Deeds at Page 529.

BEING part of the premises conveyed by John E. Holt-Harris, Jr. and Susan S. Holt-Harris to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by deed dated January 16, 1993 and recorded in the Albany County Clerk's Office on January 19, 1993 in Liber 2476 at Page 565.

Excepting from the above described premises that certain lot and parcel of land together with the easement for ingress and egress to and from the same conveyed by and more particularly described in a deed from John E. Holt-Harris, Jr. to John E. Holt-Harris, III dated June 7, 1999 and recorded in the Albany County Clerk's Office on June 8, 1999 in Liber 2637 at Page 1036.

Together with all of the rights, title and interest the said decedent had in and to an easement and right of way for ingress and egress to and from the premises described above to Norwood Street as shown on the map number 10710 hereinafter more particularly described.

Together with an easement over the premises conveyed this date to John E. Holt-Harris, III and Susan Elizabeth Holt-Harris by deed dated even date herewith and intended to be recorded in the Albany County Clerk's Office simultaneously herewith to maintain, repair, and replace the utility lines servicing the above described premises to the extent that such lines currently exist provided, however, that in the course of any such maintenance, repair and replacement any area disturbed shall be restored to their pre-existing condition, including the replacement of shrubs, lawn and pavement.

The premises herein intended to be conveyed are shown as Lot 6 on a map entitled Final Plot for Subdivision at Waverly Place End made by Hershberg & Hershberg dated July 6, 1998 and filed in the Albany County Clerk's Office on March 19, 1999 as Map #10710.

Susan S. Holt-Harris died a resident of Albany County on September 10, 1997 and her Last Will and Testament which was admitted to probate by the Albany County Surrogates Court on June 2, 1999 devised her entire estate to John E. Holt-Harris, Jr.

John E. Holt-Harris, Jr. died a resident of Albany County on August 25, 1999 his Last Will and Testament was admitted to probate by the Albany County Surrogates Court on January 3, 2001 and Ann Holt-Harris was duly appointed Executrix of his estate.

Schedule B.

Deed

from Ann Holt-Harris, Executrix

To

John E. Holt-Harris, III and

Susan Elizabeth Holt-Harris

ALL that certain piece or parcel of land situate in the Town of Guilderland, County of Albany and State of New York being part of a lot known and distinguished as lot number seven (7) on a map of subdivision of property in Guilderland, Albany County, belonging to the heirs of Christian LaGrange, deceased, made by William H. Slingerland & Son, Surveyors, and filed in the office of the Clerk of the County of Albany on the 4th day of April, 1881, in Book No. 8 of Maps, Map No. 146, and bounded and described as follows:

BEGINNING at a point marked by a stake and an iron pipe driven into the ground, which point marks the extreme southeasterly corner of Lot No. 7 and running thence on a magnetic bearing of the year 1881 on a course North 47° 30' East along the division line between Lot No. 7 and Lot No. 8 for a distance of 390.95 feet to a stake; thence and right angles to the last described line on a course North 42° 30' West for a distance of 265.32 feet to a stake in the east line of Lot No. 6; thence and at right angles to the last described line on a course South 47° 30' West and along the division line between Lot No. 7 and Lot No. 6 for a distance of 390.95 feet to a stake, which stake marks the extreme southwesterly corner of Lot No. 7; thence and at right angles to the last described line on a course South 42° 30' east along the south line of Lot No. 7 for a distance of 265.32 feet to the point and place of beginning, containing 2.381 acres of land; together with an easement or right of way over a strip of land of the width of twelve (12) feet adjoining and along the southerly end of the lot hereby conveyed.

BEING the same premises conveyed to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by Katharine L. Perkins by deed dated April 13, 1948 and recorded in the Albany County Clerk's Office on April 14, 1948 in Book 1112 of Deeds at Page 179.

ALSO, ALL that piece and parcel of land situate in the Town of Guilderland, County of Albany, State of New York, beginning at a point marked by an iron stake set in the west line of Lot No. 7, as shown on a map of subdivision of property in Guilderland, Albany County, belonging to the heirs of Christian LaGrange, deceased, made by William H. Slingerland & Son, Surveyors, and filed in the Albany County Clerk's Office on the 4th day of April, 1881 in Book No. 8 of Maps, Map No. 146, said point being at the northwest corner of 2.381 acres of land conveyed by Katharine L. Perkins to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by deed April 14, 1948 and recorded in the Albany County Clerk's Office in Book of Deeds No. 1112 at Page 179, thence on a bearing of north 47° 30' east as the magnetic needle pointed in the year 1881, and running along the west line of said Lot No. 7 for a distance of 131 feet to a stake driven into the ground; thence 42° 30' east, 265.32 feet to a stake driven in the ground in the east line of the said Lot No. 7; thence south 47° 30' West 131 feet to a stake marking the northeast corner of the said 2.381 acres of land; thence north 42° 30' west and running along the north line of the said 2.381 acres of land 265.32 feet to the point or place of beginning, containing 0.798 of an acres of land.

BEING the same premises conveyed to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by Katharine L. Perkins by deed dated April 6, 1953 and recorded in the Albany County Clerk's Office on April 29, 1953 in Book 1354 of Deeds at Page 179.

ALSO, ALL that parcel of land situate in the Town of Guilderland, County of Albany, State of New York bounded and described as follows:

BEGINNING at an iron rod marking the northwest corner of a parcel of land conveyed by the Capital Area Council of Churches, Inc. to Albany Collegiate Interfaith Center by deed dated May 12, 1971 and recorded in the Office of the Clerk of Albany, County on June 9, 1971 in Book 2029 of Deeds at Page 30; thence easterly and running along the north line of a parcel of land conveyed by the Capital Area Council of Churches, Inc. to Albany Collegiate Interfaith Center by deed dated May 12, 1971 and recorded in the Office of the Clerk of Albany County on June 9, 1971 in Book 2029 of Deeds at Page 30, said line also being the south line of a parcel of land now or formerly of the State University of New York at Albany, 265.32 feet; thence southerly making an interior angle of 90 degrees 90 minutes 00 seconds with the last described course 336.05 feet to the northeast corner of a parcel of land now or formerly of John E. Holt-Harris, Jr. and Susan S. Holt-Harris, thence westerly making an interior angle of 90 degrees 00 minutes 00 seconds with the last described course and running along the north line of a parcel of land now or formerly of John E. Holt-Harris, Jr. and Susan S. Holt-Harris, 265.32 feet; thence northerly making an interior angle of 90 degrees 00 minutes 00 seconds with the last described course 336.05 feet to the point and place of beginning; the last described course making an interior angle of 90 degrees 00 minutes 00 seconds with the first course of the parcel herein described; **CONTAINING** 2.05 acres of land

BEING the same premises conveyed to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by the Albany Collegiate Interfaith Center by deed dated April 1, 1987 and recorded in the Albany County Clerk's Office on April 2, 1987 in Book 2334 of Deeds at Page 523.

BEING collectively part of the premises conveyed by John E. Holt-Harris, Jr. and Susan S. Holt-Harris to John E. Holt-Harris, Jr. and Susan S. Holt-Harris by deed dated January 16, 1993 and recorded in the Albany County Clerk's Office on January 19, 1993 in Liber 2476 at Page 565.

Excepting from the above described premises that certain lot and parcel of land together with the easement for ingress and egress to and from the same conveyed by and more particularly described in a deed from John E. Holt-Harris, Jr. to John E. Holt-Harris, III dated June 7, 1999 and recorded in the Albany County Clerk's Office on June 8, 1999 in Liber 2631 at Page 1036.

Together with an easement over the said premises conveyed to John E. Holt-Harris, III for the purpose of installing and maintaining a sewer line all as more particularly described in the said deed recorded in Liber 2631 at Page 1036.

Together with an easement over the premises conveyed this date to Christopher Wikoff and Susan Elizabeth Holt-Harris by deed dated even date herewith and intended to be recorded in the Albany County Clerk's Office simultaneously herewith to maintain, repair, and replace the utility lines servicing the above described premises to the extent that such lines currently exist

provided, however, that in the course of any such maintenance, repair and replacement any area disturbed shall be restored to their pre-existing condition, including the replacement of shrubs, lawn and pavement.

The premises herein intended to be conveyed are shown as Lot 7 on a map entitled Final Plot for Subdivision at Waverly Place End made by Hershberg & Hershberg dated July 6, 1998 and filed in the Albany County Clerk's Office on March 19, 1999 as Map #10710.

Susan S. Holt-Harris died a resident of Albany County on September 10, 1997 and her Last Will and Testament which was admitted to probate by the Albany County Surrogates Court on June 2, 1999 devised her entire estate to John E. Holt-Harris, Jr.

John E. Holt-Harris, Jr. died a resident of Albany County on August 25, 1999 his Last Will and Testament was admitted to probate by the Albany County Surrogates Court on January 3, 2001 and Ann Holt-Harris was duly appointed Executrix of his estate.

ALBANY)
Recorded in DEEDS
& Shown Hereon and
remained
THOMAS G. CLINGAN
ALBANY COUNTY CLERK