

name Albert N. Dodge and Lucien W. Dodge and Phoebe A. Dodge wife to me known to be the persons described in and who executed the within instrument, and severally acknowledged that they executed the same.

Lucien W. Washburn.  
Clerk of Deeds.

Recd. Sept. 11, 1896.

At 4. <sup>30</sup> P. M.

J. M. Cortlandt Duke

**THIS INDENTURE**, Made this Fifth day of August in the year of our Lord one thousand eight hundred and ninety-six

**BETWEEN** Frederick S. Van Fleet of the City and County and State of New York, as Trustee under the last will and testament and codicil of Amos Dodge late of Albany, N. Y. deceased party of the first part, and Albert N. Dodge of the City and County of Albany and State of New York party of the second part.

**WITNESSETH**, that the said party of the first part, in consideration of the sum of One Dollar, Dollars to him in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has bargained, sold, remised and Quit-Claimed, and By these Presents does bargain, sell, remise and Quit-Claimed unto the said party of the second part and to his heirs and assigns forever,

**ALL** that certain piece or parcel of land situate, lying and being in the town of Guilderland, formerly the tenth ward of the City of Albany in the County of Albany and State of New York, on the south side of Madison Avenue and is bounded and described as follows: Beginning at a point of intersection of said Madison Avenue with the west line of land conveyed August 11, 1869, by Austin Artcher and wife to B. S. Kendrick's, thence southerly <sup>and</sup>

51  
parallel with the said Hendrickson's line  
twenty-three (23) chains thence westerly and  
parallel with Madison Avenue seventeen  
(17) chains and twenty-two (22) links;  
thence northerly and parallel with the  
said Hendrickson's line twenty-three (23)  
chains to Madison Avenue thence easterly  
along said Avenue, seventeen (17) chains  
twenty-two (22) links to the place of begin-  
ning and containing thirty-nine (39)  
acres and  $\frac{3}{4}$  of an acre of land, more  
or less being the same premises conveyed  
by Austin Abtcher and wife to Ezekiah  
Dodge August 28th, 1889 being the same  
premises conveyed by Ezekiah Dodge &  
wife to Amos Dodge by deed dated the  
seventeenth day of October, 1873 and recorde-  
d in Albany County Clerk's Office October  
21st, 1873 in Book No 263 of Deeds at page  
398 etc, and being the same premises de-  
vised in and by the last will and tes-  
tament and codicil of said Amos Dodge  
to said Frederick S. Van Hiel with other  
trust property, as Trustees for the benefit of  
Albert V. V. Dodge with power to convey to  
said Albert V. V. Dodge any part of said  
trust property as in the discretion of said  
Trustees might seem proper. The said Trustees  
in his discretion having deemed it proper  
to convey said above described premises to  
said Albert V. V. Dodge in pursuance of such  
power. **TOGETHER** with all and singular the  
benefits and appurtenances thereto belong-  
ing or in anywise appertaining, and the  
reversion and reversions, remainder and  
remainders rents issue and profits thereof,  
and all the estate, right, title, interest, claim  
and demand whatsoever of the said party of  
the first part either in law or equity, of,  
in and to the above bargained premises,  
with the said benefits and appurtenances,  
**TO HAVE AND TO HOLD** the said above descri-  
bed premises to the said party of the second part  
his heirs and assigns, to the sole and only  
proper benefit and behoof of the said party  
of the second part his heirs and assigns forever  
**IN WITNESS WHEREOF**, The party of the f

part has hereunto set his hand and seal the day and year first above written, sealed and delivered }  
In the Presence of } Fredk. G. Van Vleet (N.Y.)  
James W. Raynor } Justice etc.

State of New York } ss:  
City and County of New York }

On this sixth day of August in the year one thousand eight hundred and ninety six before me, the subscriber personal came Frederick G. Van Vleet to me known to be the person described in and who executed the within instrument, and he acknowledged that he executed the same.

James W. Raynor  
Notary Public  
Westchester County

(Seal)

State of New York } Certificate filed in New York Court  
City and County of New York } ss.

I Henry D. Purroy Clerk of the City and County of New York, and also Clerk of the Supreme Court for the said City and County, the same being a Court of Record, do hereby certify that James W. Raynor has filed in the Clerk's Office of the County of New York a certified copy of his appointment as Notary Public for the County of Westchester with his autograph signature and was at the time of taking the proof or acknowledgment of the annexed instrument duly authorized to take the same and further, that I am well acquainted with the handwriting of such Notary and verily believe the signature to the said certificate of proof or acknowledgment to be genuine.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed the seal of the said Court and County the 6 day of Aug. 1896.

Recd. Sept. 16, 1896. (Seal)  
at 4<sup>00</sup> P.M.

Henry D. Purroy Clerk

J. M. Barthwick Clerk