

This Indenture made the 17th day of December, Nineteen Hundred and Ninety-three.

Between

LIBER 2499 PAGE 525

NORMAN ELLENBOGEN, residing at 104 Hampton Street, Delmar, New York 12054

grantor; and

DAVID ELLENBOGEN, residing at 13 Witte Road, Albany, New York, 12203

grantee;

Witnesseth, That the grantor, in consideration of Ten and no/100-----Dollars (\$10.00) lawful money of the United States, and other good and valuable consideration paid by the grantee, does hereby grant and release unto the grantee, his heirs and assigns forever,

ALL THAT TRACT, PIECE or PARCEL of vacant land situate, lying and being in the Town of Guilderland, County of Albany, State of New York, described in Schedule A annexed hereto and made part hereof.

Together with all of grantor's right, title and interest in and to any streets and roads abutting the premises described in Schedule A to the centerlines thereof.

BEING THE SAME PREMISES conveyed by ARMAND QUADRINI CONSTRUCTION, INC. to David Ellenbogen and Norman Ellenbogen, the grantor herein, by Deed dated March 9, 1990, and recorded in the Albany County Clerk's Office that same day in Book 2411 of Deeds at Page 239.

Together with the appurtenances and all the estate and rights of the grantor in and to said premises,

TO HAVE AND TO HOLD the premises herein granted unto the grantee, his heirs and assigns forever.

And grantor covenants as follows:

First, That the grantee shall quietly enjoy the said premises;

Second, That said grantor will forever Warrant the title to said premises. This deed is subject to the trust provisions of Section 13 of the Lien Law.

Handwritten initials "K/M/O" above a rectangular stamp containing the date "DEC 22 1993".

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first written above.

Norman Ellenbogen LS
Norman Ellenbogen

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On this 17th day of December, 1993, before me, the subscriber, personally appeared Norman Ellenbogen to me personally known and known to me to be the same person described in and who executed the within Instrument, and he acknowledged to me that he executed the same.

Joseph L. Kay
Notary Public
JOSEPH L. KAY
NOTARY PUBLIC, STATE OF NEW YORK
QUALIFIED IN ALBANY CO. #4613528
COMMISSION EXPIRES SEPT. 30, 1995

Please record & return to:
JOSEPH L. KAY, ESQ.
874 Albany-Shaker Road
Latham, New York 12110

ALL that tract or parcel of land situate in the Town of Guilderland, County of Albany and State of New York more particularly shown on a certain Map of Surveys, Properties on Western Turnpike, to be conveyed to Goldmark Leasing Co., Town of Guilderland, County-Albany, State-New York, dated December 20, 1972 made by Paul E. Hite, L.S., filed in Albany County Clerk's Office on August 1, 1973 as Map 4923 in Drawer 167, and more particularly bounded and described as follows:

BEGINNING at a point in the southerly right-of-way line of Western Turnpike (US Route 20), said point of beginning being 163.12 feet easterly measured along said southerly line of Western Turnpike (US Route 20) from its point of intersection with the division line between lands on the west formerly conveyed to Ellen J. Smith by deed dated May 1, 1922 and recorded in the office of the Albany County Clerk in Book of Deeds 705 page 191 and lands on the east conveyed to Regency Park Associates by deed dated September 3, 1971 and recorded as aforesaid in Book of Deeds 2033 page 583; thence running from said point of beginning S 70°30'36" East along said southerly right-of-way line of Western Turnpike (US Route 20) 324.00 feet to a point; thence S 51°29'43" West continuing along said right-of-way line of Western Turnpike (US Route 20) 9.43 feet to a point; thence S 67°30'01" East continuing along said southerly right-of-way line of Western

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Turnpike (U.S. Route 20) 92.06 feet to a point; thence S 53°40'45" West along the northwesterly line of lands formerly of Guilderland Barker Center, Inc. and lands formerly of Maple Manor Apartments Inc. 337.44 feet to a point; thence S 73°49'21" West continuing along lands formerly of Maple Manor Apartments Inc. 104.94 feet to a point; thence N 42°04'08" West along lands of Regency Park Associates 51.48 feet to a point; thence S 85°15'00" West along lands of Regency Park Associates 4.05 feet to a point in the easterly line of Devonshire Drive; thence in a general northerly direction along said easterly line of Devonshire Drive with a curve to the left having a radius of 293.50 feet a central angle of 08°57'42", an arc length of 45.91 feet, and whose chord bears N 09°22'25" West 45.86 feet to a point; thence N 13°51'16" West continuing along the easterly line of Devonshire Drive with a line tangent to the last mentioned curve 41.03 feet to a point; thence in a general northerly direction continuing along the easterly line of Devonshire Drive with a curve to the right tangent to the last mentioned line having a radius of 219.01 feet, a central angle of 18°06'56", an arc length of 69.24 feet and whose chord bears N 04°47'48" West 68.96 feet to a point; thence continuing in a general northerly direction along the easterly line of Devonshire Drive with a curve to the right

tangent to the last mentioned curve having a radius of 400.00 feet, a central angle of $15^{\circ}13'44''$, an arc length of 106.32 feet and whose chord bears $N 11^{\circ}52'32''$ East 106.00 feet to a point; thence $N 19^{\circ}29'24''$ East continuing along the easterly line of Devonshire Drive with a line tangent to the last mentioned curve 87.93 feet to the point of beginning.

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