

Book 805

1927, in favor of the plaintiff and by the terms of which judgment the party of the first part is directed to specifically perform on behalf of his testator and to convey to the party of the second part the premises herein described, and in pursuance of which judgment and its terms this conveyance is made by the party of the first part as personal representatives of his decedent, Charles T. Quackenbush.

TOGETHER with the appurtenances, and also all the estate which the said Testator had at the time of his decease, in said premises, and also the estate therein, which the party of the first part has or had power to convey or dispose of, whether individually, or by virtue of said Will or otherwise. TO HAVE AND TO HOLD the premises here in granted unto the party of the second part, his heirs and assigns forever.

AND the party of the first part covenants, that he has not done or suffered anything whereby the said premises have been incumbered in any way whatever.

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand and seal the day and year first above written.

In Presence of
Wm. C. Maynard

Ellsworth H. Cohen L. S.
As Executor of Estate of
Chas T. Quackenbush

STATE OF NEW YORK COUNTY OF SCHENECTADY CITY OF SCHENECTADY SS: On this 3rd day of January, Nineteen Hundred and twenty-eight, before me, the subscriber, personally appeared ELLSWORTH H. COHEN, the Executor of the last Will and Testament of CHARLES T. QUACKENBUSH, Deceased, to me personally known and known to me to be the same person described in, and who executed the within Instrument, and he duly acknowledged to me that he executed the same as such Executor as aforesaid for the purpose therein mentioned.

C. Bertram Pace,
Notary Public, Albany Co, Cert filed in Schenectady.

Rec Jan 3, 1928, 3:16 P. M.

George R. Moran Clerk.

THIS INDENTURE, made the seventh day of December Nineteen Hundred and twenty-seven.

BETWEEN UNITED TRACTION COMPANY, a corporation organized under the laws of the State of New York, having its principal office at Albany, N. Y., party of the first part, and MATTHEW P. ZOFF, of the Town of Guilderland, County of Albany and State of New York, party of the second part;

WITNESSETH, that the party of the first part, in consideration of Sixty dollars (\$60.00) lawful money of the United States, paid by the party of the second part, does hereby remise, release and quitclaim unto the party of the second part, his heirs and assigns forever,

ALL that certain piece or parcel of land situate, lying and being in the Town of Guilderland, County of Albany and State of New York, bounded and described as follows, to wit: Beginning at a point in the division line between lands of the parties hereto, said point being also in the division line between lands of the party of the second part and lands now or formerly of Edward Olenhouse; thence Northwest erly along the first mentioned division line Four hundred Seventy-four (474) feet, or thereabouts, to a corner in the division line between lands of the party of the second part hereto and Irving Smith; thence Northeasterly along the extension Northeasterly of the division line between lands of the said party of the second part and Irving Smith to a corner distant Southwesterly Seventeen (17) feet measured at right angles from the center line of construction of the State Highway thence southeasterly parallel with said center line of construction and distant Southwesterly Seventeen (17) feet measured at right angles therefrom Five Hundred Twenty-seven (527) feet, or thereabouts, to a corner in the extension Northeasterly of the second mentioned division line and thence wouthwesterly along the last mentioned extension of the division line to the place of beginning AND it being hereby intended to convey all the lands owned or claimed by the party of the first part lying in front of the land of the party of the second part and between the said last mentioned lands and the said State Highway.

Being a portion of the same premises conveyed to the party of the first part hereto by Abel I. Culver and Lizzie V. P. Culver, his wife by deed dated August 1, 1906, and recorded in the office of the Clerk of Albany County, N. Y., October 31, 1907, in Book 589 of deeds at page 145 and all the premises conveyed by John Newman and Sarah P. Newman, his wife by deed dated February 8, 1912 and recorded in the office aforesaid July 24, 1912 in Book 603 of Deeds at page 241.

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises.

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, his heirs and assigns forever.

IN WITNESS WHEREOF, The party of the first part has caused its corporate seal to be hereunto affixed, and these presents to be signed by its duly authorized officer the day and year first above written.

Attest

J. W. Coon,
Secretary

(SEAL)

UNITED TRACTION COMPANY

W. H. Williams
Vice President.

Approved as to form
W. S. Warden
Attorney

STATE OF NEW YORK COUNTY OF NEW YORK CITY OF NEW YORK SS: On this tenth day of December, Nineteen Hundred and twenty-seven, before me personally came W. H. Williams to me personally known who, being by me duly sworn did depose and say that he resides in Hyon Mountain, Clinton County, N. Y., that he is the Vice President of United Traction Company the corporation described in and which executed the above instrument, that he knows the seal of said corporation; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said corporation, and that he signed his name thereto by like order.

Celia Sache
Notary Public N. Y. Co No. 6, NYReg No. 8-6
Com exp Mar 30, 1928.

STATE OF NEW YORK COUNTY OF NEW YORK SS: I, WILLIAM T. COLLINS, Clerk of the County of New York, and also Clerk of the Supreme Court for the said County, the same being a Court of Record, having a seal, Do Hereby Certify, That Celia Sache whose name is subscribed to the deposition or certificate of the proof or acknowledgement of the annexed instrument, and thereon written, was, at the time of taking such deposition, or proof and acknowledgement, a Notary Public in and for such County, duly commissioned and sworn, and authorized by the laws of said State, to take depositions and to administer oaths to be used in any Court of said State and for general purposes; and also to take acknowledgements and proofs of deeds, of conveyances for land, tenements or hereditaments in said State of New York. And further, that I am well acquainted with the handwriting of such Notary Public, and verily believe that the signature to said deposition or certificate of proof or acknowledgement is genuine.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of the said Court and County, the 13 day of Dec. 1927.

Wm. T. Collins, Clerk (SEAL)

Rec Jan 3, 1928, 1:59 P. M.

George R. Hoff Clerk.

[Handwritten signature]