

This Indenture

Made the 17TH day of APRIL
Nineteen Hundred and Sixty-Eight

State of New York
County of Albany

Recorded on the 17 day
of Jan. 1968 at
3:30 o'clock P. M. in Liber
1937 of DEEDS at page 367
and examined.

John L. Bartlett, Jr. Clerk

Between EMMA W. VAN LOAN, residing at 35 Aspenwell Road, Loudonville, County of Albany, New York; MARY W. CHARLIN, residing at 40 Upper Loudon Road, Loudonville, County of Albany, New York; LOUISE W. FERRY, residing at 9410 Riggs Road, Overland Park, Kansas; and RUTH W. SNOWDEN, residing at 5th Ross Street, Prescott, Arizona.

LIBR 1937 PAGE 363

parties of the first part, and

MARTIN LEVY and MARY LEVY, his wife, residing at 619 Providence Street, County of Albany, New York

APR 17-68 40.22 215 30 ***** 1.00

Witnesseth that the part 188 of the first part, in consideration of the sum of One Hundred and 00/100 Dollars (\$1.00) lawful money of the United States, paid by the part 188 of the second part, do hereby grant and release unto the part 188 of the second part, their heirs and assigns forever, all

THAT tract and parcel of land, situate, lying and being in the Town of Guilderland, County of Albany, State of New York, known and designated as lots numbered 353, 354, 355, and the southerly ten feet (10') of lot 356 as shown on a certain plan of lots entitled "Country Club Highlands" surveyed for Arthur P. Pitman and Benjamin F. Wibock by Leslie Allen, Surveyor, and filed in the office of the County Clerk of Albany County, New York, on 31, 1912, in the office of the County Clerk of Albany County, New York, as Revised Map of "Country Club Highlands" bounded and described as follows:

Beginning at a point at the easterly line of Fuller Road at the junction of the northwest corner of lot number 352 and southwest corner of lot number 353; thence easterly along the northerly line of lot 352 a distance of 51 feet 9 inches; thence northerly and at a right angle a distance of 70 feet; thence westerly and along a line parallel to the said northerly line of lot number 352 a distance of 38 feet 2 inches to the easterly line of Fuller Road; thence southerly along the easterly line of Fuller Road a distance of 71 feet 9 inches to the point of beginning.

Excepting therefrom, however, all that parcel of land designated as Parcel No. 6 on Map No. 2 prepared by New York State Department of Public Works re the improvement of a highway known as "Fuller Road-County Road P.A.S.S. No. 156" bounded and described as follows:

Beginning at a point on the southeasterly boundary of the existing Fuller Road Highway, at the intersection of the said boundary with the division line between the property of Roger H. and Olga H. Briggs (reputed owners) on the south and the property of McKown Farm Realty Corporation (reputed owner) on the north, said point being 361 feet distant southeasterly measured at right angles from Station 10439+ of the hereinafter described survey baseline for the construction of the Fuller Road P.A.S.S. No. 156; thence easterly along said division line 12+ feet to a point 48 feet distant southeasterly measured at right angles from Station 10441+ of the said baseline; thence north 33°-33' east 71+ feet to a point on the division line between the property of McKown Farm Realty Corporation (reputed owner) on the south and the property of Vincent J. Powers (reputed owner) on the north, the last mentioned point being 48 feet distant

southeasterly measured at right angles from Station 11+12+ of the said base line; thence westerly along said division line 11+ feet at its intersection with the southeasterly boundary of said existing highway, the last mentioned point being 37+ feet distant southeasterly measured at right angles from Station 11+10+ of the said base line; thence southwesterly along the last mentioned southeasterly boundary of said existing highway 71+ feet to the point of beginning, being 0.019 acres more or less.

The above mentioned survey base line is a portion of the 1959 survey base line for the Fuller Road and is described as follows:

Beginning at Station 5+00, thence north 33°-33' east 800 feet to Station 13+00.

All bearings referred to True North.

Being the same premises conveyed to the parties of the first part by McKown Farm Realty Corporation by deed dated April 17, 1961, and recorded in the Albany County Clerk's Office on April 18, 1961, in Book 1680 of Deeds at Page 47.

Together with the appurtenances and all the estate and rights of the part ies of the first part in and to said premises,
To have and to hold the premises herein granted unto the part ies of the second part, and assigns forever.

And said parties covenant as follows:
First, That the parties of the second part shall quietly enjoy the said premises;

Second, That said parties will forever Warrant the title to said premises.

Third, That, in Compliance with Sec. 13 of the Lien Law, the grantors will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

In Witness Whereof, the part ies of the first part ha ve hereunto set their hands and seals the day and year first above written.

In Presence of

Emma W. Van Loan
Mary W. Chaplin
Luise M. Fordy
by Emma W. Van Loan Atty. in Fact
Luise M. Fordy
by Emma W. Van Loan Atty. in Fact

State of New York)
County of ALBANY) ss.

On this 17TH day of APRIL
Nineteen Hundred and Sixty-Eight

before me, the subscriber, personally appeared
EMMA W. VAN LOAN and MARY W. CHAPLIN

to me personally known and known to me to be the same person described in and who executed the within instrument, and they acknowledged to me that they executed the same.

John Knapp

State of New York)
County of) ss.

On this _____ day of _____
Nineteen Hundred and _____

before me, the subscriber, personally appeared

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.