

(165) northerly of the point of intersection of the northerly line of Western Avenue with the westerly line of Elmwood St and running westerly one hundred (100) feet along a line at an angle of 90 degrees with the westerly line of Elmwood St. thence northerly forty (40) feet along a line parallel with the westerly line of Elmwood St. thence easterly one hundred (100) feet along a line at an angle of 90 degrees with the westerly line of Elmwood St., thence southerly forty (40) feet along the westerly line of Elmwood St. to the point of beginning. Said lots in the aggregate forming a rectangular area of forty (40) feet by one hundred (100) feet of four thousand (4000) square feet.

The said premises are sold subject to the following restrictions, No building to be erected other than a one family dwelling house and appurtenances and at a cost of not less than eight hundred dollars (\$800) and not less than twenty (20) feet from the westerly line of Elmwood St., except a porch or stoop. No intoxicating liquors to be sold and no business or manufacturing carried on on said premises Said covenants as to restrictions are to be continuous and running with the land.

Being the same premises conveyed to William G. Kelms one of the parties of the first part hereto by Arthur F. Pitkin and others by deed dated April 19th 1916 and recorded in Albany County Clerk's office April 26th 1920, in Book 679 of Deeds at page 337.

Together with the appurtenances and all the estate and rights of the parties 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.

And said William G. Kelms one of the parties of the first part covenants as follows:

First, That the said parties of the first part are seized of the said premises in fee simple and have good right to convey the same.

Second, That the party of the second part shall quietly enjoy the said premises.

Third, That the said premises are free from incumbrances.

Fourth That the parties of the first part will execute or procure any further necessary assurances of the title to said premises

Fifth That the said parties of the first part will forever Warrant the title to said premises.

In Witness Whereof The parties of the first part have herunto set their hands and seals the day and year first above written.

In Presence of  
Robert Peckhamer  
U.S.R Stamp @.50 Cash.

William G. Kelms  
William G. Kelms L.S.  
Agnes C Kelms L.S.  
Agnes C Kelms

State of New York,

County of Albany, City of Albany ss:

On this eighth day of April in the year Nineteen Hundred and thirty five, before me, the subscriber personally appeared William G Kelms and Agnes C Kelms his wife to me known and known to me to be the same persons described in and who executed the within Instrument and they duly severally acknowledged that they executed the same.

Robert C. Peckhamer

Notary Public Albany County N.Y.

Rec Apr 9 3:08 P.M. 1935.

Clerk.

This Indenture, Made the sixth day of April in the year Nineteen Hundred and thirty five. Between Caroline L. Westbeck of the Town of Guilderland County of Albany State of New York, party of the first part and George H. Jovins of the Town of Guilderland, County of Albany, 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 (\$1.00) lawful money of the United States and other good and valuable considerations paid by the party of the second part do hereby grant and release unto the said party of the second part his heirs and assigns forever. All that tract or parcel of land situate in the Town of Guilderland County of Albany, State of New York, known and designated as the westerly portion of Lots 297 and 298 as shown on a certain map filed November 18, 1928 in the Albany County Clerk's office.

as "Revised Map of Country Club Highlands" bounded and described as follows:  
 Beginning at point in the southerly line of said Lot No. 297, one hundred (100) feet  
 westerly of the westerly line of Elmwood Street and one hundred and sixty five (165)  
 feet northerly of the northerly line of Western Avenue and running northerly forty (40)  
 feet parallel to said westerly line of Elmwood Street; thence westerly fifty (50) feet  
 at an angle of 80 degrees with said westerly line of Elmwood Street, thence southerly  
 forty (40) feet parallel with said westerly line of Elmwood Street, thence easterly  
 fifty (50) feet along said southerly line of said Lot No. 297 to the point of beginning.  
 Said parcel represents a rectangular area of 40 feet by 50 feet.

The said premises are sold subject to the restrictions contained in the deed to the  
 remainder of said lots numbers 297 and 298 with the said force and effect as if expressly  
 only decided.

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 above granted premises unto the said party of the second part  
 his heirs and assigns forever.

And the said Caroline L Witbeck party of the first part does covenant with the said  
 party of the second part as follows:

- First, That the party of the second part shall quietly enjoy the said premises.
- Second, That the said Caroline L. Witbeck party of the first part will forever warrant  
 the title to said premises.

In Witness Whereof the said party of the first part has hereunto set her hand and seal  
 the day and year first above written.

U.S.R Stamp \$.50 canc.

Caroline L Witbeck L.S.

State of New York,  
 County of Albany, State of New York, ss:

On this sixth day of April in the year Nineteen Hundred and thirty five before  
 me, the subscriber personally appeared Caroline E. Witbeck to me known and known to me  
 to be the same person described in and who executed the within Instrument and she  
 acknowledged to me that she executed the same.

A.R. McCarthy  
 Notary Public Albany Co. N.Y.,

Rec Apr 9 3:07 P.M. 1935.

Clerk, *[Signature]*

This Indenture made the 22nd, day of April in the year Nineteen Hundred and thirty five  
 Between Michaillo Kozoyt of Voorheesville, New York, party of the first part and Michael  
 le Kozoyt and Anna Kozoyt, his wife, as tenants in the entirety, Voorheesville, New York  
 parties of the second part.

WITNESSETH that the said party of the first party in consideration of One Dollar (\$1.00)  
 lawful money of the United States and other good and valuable considerations paid by the  
 parties of the second part, does hereby grant and release unto the said parties of the  
 second part, their heirs and assigns forever, All that certain lot piece or parcel of  
 land situate lying and being in the Town of Guildersland, County of Albany, N.Y. and  
 bounded and described as follows, viz; lying and being on the westerly side of the Public  
 highway leading south from the Cobble Stone Schoolhouse to the New Scotland town line  
 bounded and described as follows, viz; Beginning at a point in the center of said  
 highway at the intersection of the lands of the party of the first part and the lands  
 of Sebastian Halderoff, and running from thence a westerly direction along the lands  
 of said Sebastian Halderoff two hundred and seventy two (272) feet; thence a northerly  
 direction six hundred and fifty eight (658) feet to a ditch filled with stones; thence

COPIES  
 2 B  
 6 *[Signature]*