

LEGAL DESCRIPTION:

ALL THAT TRACT OR PARCEL OF LAND, together with the improvements thereon, situate in the Town of Guilderland, County of Albany, State of New York, known and designated as lots numbered 304, 305, 206 and the northerly portion of lot number 303 on a certain plan of lots entitled "Country Club Highlands" situate in the Town of Guilderland, County of Albany, State of New York, surveyed for Arthur F. Pitkin and Benjamin F. Witbeck by Leslie Allen, surveyor, and filed November 21st, 1928 in the office of the County Clerk of Albany County, State of New York as Second Revised Map of "Country Club Highlands", bounded and described as follows:

Beginning at a point in the westerly line of Elmwood Street 300 feet northerly of the point of intersection of said westerly line of Elmwood Street with the northerly line of Western Avenue and running westerly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence northerly 65 feet parallel with said westerly line of Elmwood Street; thence easterly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence southerly 65 feet along said westerly line of Elmwood Street to the point of beginning. Said parcel represents a rectangular area 65 feet by 150 feet or 9,750 square feet.

Also, all that tract or parcel of land situate in the Town of Guilderland, County of Albany, State of New York, known and designated as lots Nos. 343, 344, 345 and the northerly part of 342 on a certain plan of lots entitled "Country Club Highlands" and filed on November 21, 1928 in the office of the County Clerk of Albany County, State of New York, as Revised Map of Elmwood Street, bounded and described as follows: Beginning at a point in the easterly line of Fuller Road three hundred feet (300 ft.) northerly of the northerly line of Western Avenue and running easterly ninety-one feet eight inches (91 ft. 8 in.) along a line at an angle of 90 degrees with the westerly line of Elmwood Street; thence northerly sixty-five feet (65 ft.) parallel with said westerly line of Elmwood Street; thence westerly seventy-nine feet (79 ft.) at an angle of 90 degrees with said westerly line of Elmwood Street to said easterly line of Fuller Road; thence southerly sixty-six and twenty-one one-hundredths feet (66.21 ft.) along said line of Fuller Road to the point and place of beginning. Containing about fifty-five hundred forty-six square feet.

Excepting therefrom the premises conveyed by August Lux and Marie Lux, his wife (also known as Mary Lux) to the County of Albany by deed dated March 4, 1961 and recorded in the Albany County Clerk's Office on August 11, 1961 in Book 1692 of Deeds at Page 349 and being a strip of land approximately 15 feet in depth and approximately 66 feet in width along Fuller Road.

SCHEDULE A

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All that tract or parcel of land, together with the improvements thereon, situate in the Town of Guilderland, County of Albany, State of New York, known and designated as lots numbered 304, 305, 306 and the northerly portion of lot number 303 on a certain plan of lots entitled "Country Club Highlands" situate in the Town of Guilderland, County of Albany, State of New York, surveyed for Arthur F. Pitkin and Benjamin F. Witbeck by Leslie Allen, surveyor, and filed November 21st, 1928 in the office of the County Clerk of Albany County, State of New York as Second Revised Map of "Country Club Highlands", bounded and described as follows:

Beginning at a point in the westerly line of Elmwood Street 300 feet northerly of the point of intersection of said westerly line of Elmwood Street with the northerly line of Western Avenue and running westerly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence northerly 65 feet parallel with said westerly line of Elmwood Street; thence easterly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence southerly 65 feet along said westerly line of Elmwood Street to the point of beginning. Said parcel represents a rectangular area 65 feet by 150 feet or 9,750 square feet.

BEING THE SAME PREMISES conveyed to Mortgagors by deed dated November 16, 1979, and recorded in the Albany County Clerk's Office on December 12, 1979, in Book Number 2180 of Deeds at Page 431.

✶ The Real Property is improved by a one or two family residence or dwelling only. Request for exemption is made pursuant to §253 (2) of the Tax Law.

All that tract or parcel of land, together with the improvements thereon, situate in the town of Guilderland, County of Albany, State of New York, known and designated as lots numbered 304, 305, 306 and the northerly portion of lot number 301 on a certain plan of lots entitled "Country Club Highlands" situate in the town of Guilderland, County of Albany, State of New York, surveyed for Arthur F. Picken and Benjamin F. Titus by Leslie Allen, surveyor, and filed November 21st, 1928 in the office of the County Clerk of Albany County, State of New York as Second Revised Map of "Country Club Highlands", bounded and described as follows:

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Beginning at a point in the westerly line of Elmwood Street 300 feet northerly of the point of intersection of said westerly line of Elmwood Street with the northerly line of Western Avenue and running westerly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence northerly 65 feet parallel with said westerly line of Elmwood Street; thence easterly 150 feet along a line at an angle of 90 degrees with said westerly line of Elmwood Street; thence southerly 65 feet along said westerly line of Elmwood Street to the point of beginning. Said parcel represents a rectangular area 65 feet by 150 feet or 9,750 square feet.

Also, all that tract or parcel of land situate in the town of Guilderland, County of Albany, State of New York, known and designated as lots Nos. 343, 344, 345 and the northerly part of 342 on a certain plan of lots entitled "Country Club Highlands" and filed on November 21, 1928 in the office of the County Clerk of Albany County, State of New York, as Revised Map of Elmwood Street, bounded and described as follows: Beginning at a point in the easterly line of Fuller Road three hundred feet (300 ft) northerly of the northerly line of Western Avenue and running easterly one-hundred and eight inches (91.8 in.) along a line at an angle of 90 degrees with the westerly line of Elmwood Street; thence northerly sixty-five feet (65 ft) parallel with said westerly line of Elmwood Street; thence westerly seventy-nine feet (79 ft) at an angle of 90 degrees with said westerly line of Elmwood Street to said easterly line of Fuller Road; thence southerly sixty-six and twenty-one one-hundredths feet (66.21 ft) along said line of Fuller Road to the point and place of beginning. Contains about eighty-five hundred forty-six square feet.

Excepting therefrom the premises conveyed by August Lutz and Katie Lutz, his wife (also known as Kay Lutz) to the County of Albany by deed dated March 14, 1961 and recorded in the Albany County Clerk's Office on August 11, 1961 in Book 1692 of Deeds at Page 149 and being a strip of land approximately 15 feet in depth and approximately 150 feet in width along Fuller Road.

This conveyance is made subject to all easements, covenants, conditions and restrictions of record and any unpaid installment or street and improvement assessments payable after the date of transfer of title to the premises and any rate or facts which an inspection and/or an accurate survey may disclose.

BEING THE SAME PREMISES conveyed to Mortgagees by deed(s) dated November 16, 1979 and recorded in the Albany County Clerk's Office on December 10, 1979 in Book Number 2180 of Deeds at Page 331.

The Real Property is improved by a one or two family residence or dwelling