

# This Indenture.

Made the 25th day of August Nineteen Hundred and Fifty-Nine

Between MC KOWN FARM REALTY CORPORATION

a corporation organized under the laws of the State of New York, and having its principal office at 1484 Western Avenue, Albany, New York,

party of the first part, and

WILBUR E. CRATSENBERG and MARY CRATSENBERG, his wife, of 16 Elmwood Street, McKownville, Town of Guilderland, County of Albany, State of New York,

parties of the second part,

Witnesseth, that the party of the first part, in consideration of

ONE and 00/100 ----- Dollar (\$1.00)

lawful money of the United States, and other good and valuable consideration paid by the parties of the second part, does hereby grant and release unto the parties of the second part,

their successors and assigns forever, all that tract, piece or parcel of land situate in the Town of Guilderland, County of Albany, State of New York, being the northerly 13 feet of lot 321 and lot 360 and the northerly 13 feet of a 15 feet alley owned by the party of the first party as shown on a revised map of Country Club Highlands, dated December 31, 1912 and filed in the office of the Clerk of Albany County as map 808 in Book 27, Drawer 27, said premises being more particularly described as follows:

Beginning at a point in the westerly line of Elmwood Street at the southeasterly corner of the parcel now owned by the parties of the second part thence westerly and at right angles with the westerly line of Elmwood Street along the southerly line of the aforesaid land of the parties of the second party for a distance of about 185 feet plus or minus to a point in the easterly line of Fuller Road, thence southerly and at an angle along the easterly line of Fuller Road, for a distance of about 13 feet to a point in the easterly line of Fuller

Road, thence easterly along a line parallel with the southerly line of the aforesaid land of the parties of the second part for a distance of about 188 feet plus or minus along the northerly boundary line a parcel now owned by Vincent J. Powers, 14 Elmwood Street, McKownville, to a point in the westerly line of Elmwood Street thence northerly along the westerly line of Elmwood Street for a distance of 13 feet to the point and place of beginning.

Said parcel sold subject to all rights of way granted to New York Telephone Company, Niagara Mohawk Power Corporation, and McKownville Water District.

That neither the parties of the second part nor their heirs, successors, or assigns shall, or will, erect or permit to be erected upon any portion or portions of the premises conveyed any building or structure of any type or nature whatsoever.

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**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 parties of the second part, their successors and assigns forever.

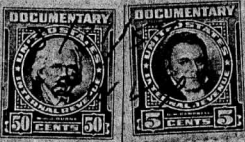
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**And** the party of the first part, covenants as follows:

**First** That the parties of the second part shall quietly enjoy the said premises.

**Second** That the party of the first part will forever **Warrant** the title to said premises.

**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 this 25<sup>th</sup> day of August Nineteen Hundred and Fifty-Nine.



In Presence of

MC KOWN FARM REALTY CORPORATION

By Anna R. Taylor  
President.

State of New York  
County of ALBANY

55.

of  
On this 25th day of August Nineteen Hundred and  
Fifty-Nine before me personally came Emma W. Van Loan  
to me personally known who, being by me duly sworn did depose and say  
that she resides in Albany County  
that she is the President of MC KOWN FARM REALTY CORPORATION  
the corporation described in and which executed the above Instrument; that she  
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.

*Edna Brougham*

EDNA BROUGHAM  
Notary Public, State of New York  
Residing in Albany County  
Commission Expires March 30, 1961

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OFFICE OF  
ALBANY COUNTY CLERK  
JUN 27 10 35 AM '60  
ALBANY, N. Y.

**Deed**  
CORPORATION WARRANTY

MC KOWN FARM REALTY  
CORPORATION

TO

WILBUR E. CRATSENBERG and  
MARY CRATSENBERG, his wife

Dated, AUGUST 19 1959.

STATE OF NEW YORK 55.

RECORDED  
ON THE

27 day of June A.D. 1960  
at 10:35 o'clock A.M.

in LIBER 1652 of DEEDS  
at PAGE 431 and examined.

*Edna Brougham*

CLERK

Return to -

COGAN AND COGAN  
ATTORNEYS AT LAW  
95 STATE ST.  
ALBANY 7, N. Y.