

452
THIS INDENTURE, Made the thirteen day of February, in the year nineteen hundred and twenty three.

BETWEEN, JOHANNA BLOOMINGDALE, residing At the town of Guilderland, Albany county N. Y., party of the first part, and ELIAS BLOOMINGDALE, residing At the same place, and John. H. Bloomingdale of the city of Albany, county of Albany, N. Y., party of the second part.

WITNESSETH, that the said party of the first part, in consideration of one dollar (\$1.00) lawful money of the United states, and other good and valuable consideration paid by the party of the second part, does 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, known and distinguished as lot No. 1, laid down and represented on a map of subdivision of property in Guilderland, Albany county, belonging to the heirs of Christian La Grange, deceased, made by William H. Slingerland and son, surveyors and on file in the Albany county clerk's office; said lot is bounded and described as follows, to wit:

BEGINNING at a point at the most southerly corner of the lot to be described and in the lands of William J. McKown, and runs thence along the west line of lot No. 2, of said subdivision, north 47° and 30' east, thirteen chains; thence north 42° 30' west, four chains and two links to the most westerly corner of subdivision No. 1, on said map and on the line of the highway; thence along the easterly line of said highway south 47° 30' west, thirteen chains to the lands of William J. McKown; thence along the same south 42° 30' east, four chains and two links to the place of beginning, containing five acres and twenty three one hundredths of an acre of land, excepting and reserving a strip of land of width of twelve feet on the southerly end of said lot adjoining the lands of said William J. McKown, for a road or highway for the use and benefit of lots Nos. 2, 3, 4, 5, 6, 7, and 8, subdivisions of the whole lot of Christian La Grange, deceased.

Excepting and reserving from the above premises, the several lots or parcels conveyed therefrom by Johanna Bloomingdale to William D. Aker, Frank R. Fuglein and Michael A. McGrath as by reference to the several deeds thereof will more fully appear. The original tract, being the same premises conveyed by Julia Ann La Grange to Johanna Bloomingdale by deed dated August 12th, 1890, and recorded in Albany county clerk's office August 13th, 1890, in Book 418 of deeds at page 361.

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to the 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 JOHANNA BLOOMINGDALE 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 JOHANNA BLOOMINGDALE 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.

Johanna Bloomingdale, L. S.

(\$3.00 stamps cancelled).