

This Indenture

Made the 18th day of December
Nineteen Hundred and sixty-seven

State of New York } ss.
County of Albany

Recorded on the 8 day
of Dec D., 1967 at
2:07 o'clock P. M. in liber
1928 of DEEDS at page 195
and examined.

Between ANTHONY J. DE GAETANO, residing at 89 Columbia Street,
City and County of Albany, State of New York, ~~Albany County, N. Y.~~

[Signature] Clerk

ALBANY COUNTY
DEC 18 2 07 PM '67
ALBANY, N. Y.

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part v of the first part, and
CONZALO TORRENTE-BALLESTER and MARIA FERNANDA de TORRENTE-BALLESTER, 5.50
husband and wife, residing at 1 Parkwood Street, McKownville, New
York.

Witnesseth that the part v 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 parties of the second part, do es hereby grant and release unto the
parties of the second part, their heirs and assigns forever, all

All that tract, piece or parcel of land with the improvements
thereon and appurtenances thereto situated in the Town of
Guilderland, County of Albany, State of New York, known and dis-
tinguished as all of Lot No. 18 A and the southerly portion of
Lot No. 20 represented on a map of said property prepared by La
Roy S. Rickard dated July 9, 1961 and annexed to that certain
deed, recorded in the Albany County Clerk's Office in Book 1741

All that tract, piece or parcel of land with the improvements thereon and appurtenances thereto situated in the Town of Guilderland, County of Albany, State of New York, known and distinguished as all of Lot No. 18 A and the southerly portion of Lot No. 20 represented on a map of said property prepared by Le Roy S. Rickard dated July 8, 1961 and annexed to that certain deed, recorded in the Albany County Clerk's Office in Book 1741 of Deeds at page 240, said lot being more particularly bounded and described as follows:

Beginning at a pipe marking the westerly corner of the premises herein described, said point being also the southeasterly corner of the so-called Parkwood Homes subdivision as shown on that certain map filed in the Albany County Clerk's Office in Paper 157 as Map No. 3279 said point of beginning being in the northeasterly line of the subdivision known as County Club Highlands and in the south westerly line of a 12 foot right of way shown on said map (now abandoned and discontinued), and running thence northeasterly along said Parkwood Homes subdivision a distance of 173.6 feet to a point; thence southeasterly with an interior angle of $23^{\circ}14'$ a distance 135.43 feet to the northwesterly side of Glenwood Street; thence southwesterly along the northwesterly side of Glenwood Street with an interior angle of $29^{\circ}45'$ a distance of 25.3 to a point of curvature; thence southwesterly on the arc of a circle having an interior angle of $11^{\circ}35'$ with a radius of 310.35 feet, a distance of 21.16 feet to a pipe marking the point of tangency; thence northwesterly with an interior angle of $75^{\circ}22'$ to the tangent, a distance of 145.79 feet to the point and place of beginning, the last course making an interior angle of $23^{\circ}04'$ with the first course hereinbefore described.

Subject to all enforceable conditions, covenants, easements and restrictions of record, and to any state of facts an accurate survey may show.

Being all of the premises described in the deed to Anthony J. De Caetano and Ethel De Caetano, his wife, recorded in the Albany County Clerks office in Book 1760 of Deeds at page 135, and a

southwesterly portion of the premises described in the deed to the said Anthony J. De Gaetano and Ethel De Gaetano, his wife recorded in the Albany County Clerk's Office in Book 1768 of Deeds at page 138; being also the same premises conveyed by Anthony J. De Gaetano and Ethel De Gaetano, his wife to Anthony J. De Gaetano by Deed dated August , 1967 and recorded in the Albany County Clerk's office on August 18 , 1967 in Book of Deeds 1915 at page 135 and a portion of the premises conveyed by Anthony J. DeGaetano and Ethel Degaetano, his wife to Anthony J. DeGaetano by deed dated August , 1967 and recorded in the Albany County Clerk's office on August 18, 1967 in Book 1915 of Deeds at page 87.

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State of New York
County of Albany
On this _____ day of _____
1967
I, _____
Clerk of the County of Albany



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Together with the appurtenances and all the estate and rights of the part y of the first part in and to said premises,

To have and to hold the premises herein granted unto the part 1cs of the second part, their heirs and assigns forever.

And said party of the first part

covenant s as follows:

First, That the part 1cs of the second part shall quietly enjoy the said premises;

Second, That said party of the first part

will forever Warrant the title to said premises.

Third, That, in Compliance with Sec. 13 of the Lien Law, the grantor 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 y of the first part has hereunto set his hand and seal the day and year first above written

In Presence of


Anthony J. De Facto

State of New York
County of Sullivan } ss.

On this 18th day of October
Nineteen Hundred and six-seven.

ANTHONY J. DE FACTO

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.

State of New York
County of Sullivan } ss.

On this _____ day of _____ 1969
before me, the subscriber, personally appeared