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This Indenture, Made the 15th day of September, Nineteen Hundred and forty four.
Between James S. Treaner, residing in the Town of Guilderland, Albany County N.Y. (no street
address), party of the first part, and Catherine M. Smith, residing in the Town of Guilder
land, Albany County N.Y., (NO street address). party of the second part.

Witnesseth that the party of the first part, in consideration of One dollar (\$1.00) law
ful moneys of the United States, paid by the party of the second part, does hereby grant and
release unto the party of the second part, her 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 described as Lot No 5, as 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 & Son, and on file in Albany
County Clerk's Office, Said lot is bounded and described as follows: Beginning at a point
at the most southerly corner of the lot to be described and in the line of lands of
Wm McKewen and runs from thence along the west line of Lot No 6, of said subdivision north
47 degrees thirty minutes east thirteen chains thence north forty two degrees thirty minu
tes west four chains two links to the most easterly corner of subdivision No 4, on said
Map, thence along the easterly line of said lot No. 5 south forty seven degrees thirty
minutes west thirteen chains to the lands of said Wm J. McKown, thence along the same
south forty two degrees thirty minutes east four chains two links to the place of beginn
ing, containing five and twenty three one hundredths acres of land' excepting and reserving
a strip of land of the width of twelve feet on the southerly end of said lot adjoining the
lands of said McKown for a road or highway for the benefit and use of subdivisions of Nos. 1
2, 3, 4, 5, 6, 7, and 8 of the whole lot of said Christian La Grange.

Being the same premises as were conveyed to James S. Treaner and Mary Treaner, his wife,
by deed dated the --- day of July 1912. recorded in Albany County Clerk's office on the
27th day of August, 1912, in Book 603 of Deeds, page 288.

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 party of the second part, her
heirs and assigns forever.

And the said James S. Treaner, does covenant as follows:

First. That the party of the second part shall lawfully enter the said premises

47 degrees thirty minutes east thirteen chains thence north forty two degrees thirty minutes west four chains two links to the most easterly corner of subdivision No 4, -on said Map, thence along the easterly line of said lot No. 5 south forty seven degrees thirty minutes west thirteen chains to the lands of said Wm J. McKown , thence along the same south forty two degrees thirty minutes east four chains two links to the place of beginning, containing five and twenty three one hundredths acres of land' excepting and reserving a strip of land of the width of twelve feet on the southerly end of said lot adjoining the lands of said McKown for a road or highway for the benefit and use of subdivisions of Nos. 1, 2, 3, 4, 5, 6, 7, and 8 of the whole lot of said Christian Ia Grange.

Being the same premises as were conveyed to James S. Treaner and Mary Treaner, his wife, by deed dated the --- day of July 1912. recorded in Albany County Clerk's office on the 27th day of August, 1912, in Book 603 of Deeds, page 288.

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 party of the second part, her heirs and assigns forever.

And the said James S. Treaner, does covenant as follows:

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

Second, That said James S. Treaner, will forever warrant the title to said premises.

Third, That 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 any improvement that has been commenced upon the premises and has not been completed at least four months before the making and recording of this deed and that the grantor will apply the same first to the payment of the cost of improvement before using any part of the total of the same for any other purposes.

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

In presence of
Frances E. Geddes

James S. Treaner L.S.

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

On this 15th day of September Nineteen Hundred and forty four, before me, the subscriber personally appeared James S Treaner to me personally known and known to me to be the same person described in and who executed the within Instrument and he duly acknowledged to me that he executed the same.

Frances E. Geddes
Notary Public, Renss. Co. N.Y.,

Cert. filed in Albany County.