

CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT - THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY

THIS INDENTURE, made the 7th day of November, nineteen hundred and ninety-one
BETWEEN EDNA A. HARTLEY (as surviving tenant by the entirety of
Wilfred Hartley who died May 21, 1969 as a resident of
Westchester County)
residing at
74 Old Post Road
Mamaroneck, New York 10543

party of the first part, and

EDNA A. HARTLEY, residing at 74 Old Post Road, Mamaroneck, NY
AND

LEONARD F. CLAPP, JR., residing at 232 Bedford Road,
Pleasantville, New York
as Joint Tenants with Right of Survivorship

party of the second part,

WITNESSETH, that the party of the first part, in consideration of Ten Dollars and other valuable consideration
paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs
or successors and assigns of the party of the second part forever,

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate,
lying and being in the Town of Berlin, County of Rensselaer, and State of New York,
formerly known as the Hemlocks (near Center Berlin), bounded and described as
follows: Bounded on the north by J. Dennison Farm, east by Rutland Railroad,
south by H. D. Tanner place, and west by Amaziah Hill, containing eleven acres
of land, more or less, being the same premises conveyed by Byron W. Hull and
DeEtte Hull, his wife, to Fred M. Hill and Maude M. Hill, his wife, by deed
dated September 15, 1916, and recorded in Rensselaer County Clerk's Office
in Book 367 of Deeds at Page 289 on September 20, 1916.

ALSO, ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Berlin,
County of Rensselaer, and State of New York, and described as follows: Being
the south half of a certain lot of land conveyed by James Kidd and Others to
Hezekiah Hull by indenture of deed bearing date the 7th day of October 1847 and
generally known as Blackacre Lot; the part of said lot hereby intended to be
conveyed is bounded on the west and north by lands formerly owned by Hezekiah P.
Hull, on the east by lands formerly owned by Harvey Hull, and on the south by
lands formerly owned by Ebenezer Hull, containing about forty (40) acres of
land, be the same more or less, being the same premises conveyed by Amzi Hill
to Frederick N. Hill by deed dated January 12, 1916, and recorded in Renssel-
aer County Clerk's Office in Book 363 of Deeds at Page 225 on January 18, 1916.

ALSO all buildings and improvements on said premises or any part thereof.

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and
roads abutting the above described premises to the center lines thereof; 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, the heirs or successors and assigns of the party of
the second part forever.

in Book 367 of Deeds at Page 289 on September 20, 1916.

ALSO, AND THAT TRACT OR PARCEL OF LAND situate in the Town of Berlin, County of Rensselaer, and State of New York, and described as follows: Being the south half of a certain lot of land conveyed by James Kidd and Others to Hezekiah Hull by indenture of deed bearing date the 7th day of October 1847 and generally known as Blackacre Lot; the part of said lot hereby intended to be conveyed is bounded on the west and north by lands formerly owned by Hezekiah P. Hull, on the east by lands formerly owned by Harvey Hull, and on the south by lands formerly owned by Ebenezer Hull, containing about forty (40) acres of land, be the same more or less, being the same premises conveyed by Amzi Hill to Frederick N. Hill by deed dated January 12, 1916, and recorded in Rensselaer County Clerk's Office in Book 363 of Deeds at Page 225 on January 18, 1916.

ALSO all buildings and improvements on said premises or any part thereof.

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof; 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, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part 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. The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

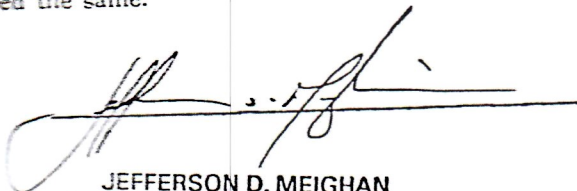
Edna A. Hartley
EDNA A. HARTLEY

STATE OF NEW YORK, COUNTY OF WESTCHESTER ss:

On the 27th day of November 1991, before me personally came

EDNA A. HARTLEY

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that she executed the same.



JEFFERSON D. MEIGHAN
Notary Public, State of New York
No. 2650326
Qualified in Westchester County
Commission Expires Feb. 28, 1992

STATE OF NEW YORK, COUNTY OF

ss:

On the day of 19 , before me personally came to me known, who, being by me duly sworn, did depose and say that he resides at No. ;

that he is the of

the corporation described in and which executed the foregoing instrument; that he 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.

Bargain and Sale Deed

WITH COVENANT AGAINST GRANTOR'S ACTS

RE No.

EDNA A. HARTLEY (as surviving tenant by the entirety of Wilfred Hartley who died May 21, 1969)

TO

EDNA A. HARTLEY and
LEONARD F. CLAPP, JR., as Joint
Tenants with Right of Survivorship

STATE OF NEW YORK, COUNTY OF

ss:

On the day of 19 , before me personally came

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that he executed the same.

STATE OF NEW YORK, COUNTY OF

ss:

On the day of 19 , before me personally came the subscribing witness to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he resides at No. ; that he knows

to be the individual described in and who executed the foregoing instrument; that he, said subscribing witness, was present and saw execute the same; and that he, said witness, at the same time subscribed his name as witness thereto.

SECTION 1
Block 1
LOT 2

COUNTY OF TOWN of Berlin

RETURN BY MAIL TO:

JEFFERSON D. MEIGHAN, ESQ.
Meighan & Necarsulmer
100 Mamaroneck Avenue
Mamaroneck, NY 10543

Zip No.