

**Saratoga County
COUNTY CLERK'S RECORDING PAGE**

RECEIPT NO.: 305367

BOOK OF DEEDS

BOOK 01566 PAGE 00350

NO. PAGES 4

INDEXED BY: *Jem*

INSTRUMENT CODE: DED

SCANNED BY:

INSTRUMENT NO.: 200102314

RECORDING:

Cost Filing Fee (RCD Deed)	5.00
Cover Sheet Fee (Deed)	3.00
EA5217 Fee	25.00
Education Fee	5.00
TP584 Fee (Filing Fee)	5.00
Transfer Tax Fee	260.00
Markoffs	
Names	.00
Pages	12.00

TOTAL: 315.00

*****NOTICE: THIS IS NOT A BILL *****

STATE OF NEW YORK
SARATOGA COUNTY CLERK

TRANSFER TAX

RECORDED ON 11/13/2000 AT 11:30:00

Transfer Tax 260.00

IN BOOK OF DEEDS PAGE 00350 OF 01566

Transfer Tax# 200102314

Kathleen A. Marchione
SARATOGA COUNTY CLERK

THIS PAGE IS PART OF THE INSTRUMENT

N.Y. DEED-WARRANTY with lien Covenant

THIS INDENTURE

Made the 30th day of October,
In the Year Two Thousand

Between **NORTH BUILDERS, INC.**, with principal place of business at
1711 Harrington Hill Road, Warrensburg, New York,

a corporation organized under the laws of the State of New York,

party of the first part, and

GLENS FALLS LEHIGH CEMENT COMPANY, with principal place of business
at 313 Warren Street, Glens Falls, NY 12801, a general partnership,

party 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 party of the second part, does hereby grant
and release unto the party of the second part, their heirs, and assigns
forever, all THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, situate, lying
and being in the Town of Moreau, County of Saratoga, State of New York,
as shown on a map entitled "Map of a Subdivision to be known as South
Park", dated December 8, 1995, revised October 22, 1996, prepared by
David J. Bolster, LLS, which map was filed in the Saratoga County
Clerk's Office on October 29 1996, in File No. S-471 A-E, and is more
fully described in Schedule "A" annexed hereto and expressly made a part
of this instrument.

Being a portion of the premises conveyed by Warranty Deed from
Harry R. Baker to North Builders, Inc., dated November 13, 1996, and
recorded in the Saratoga County Clerk's Office on November 21, 1996, in
Book 1449 of Deeds at Page 685.

Also being a portion of the premises conveyed by Warranty Deed from
Harry R. Baker to North Builders, Inc. dated June 25, 1997, and recorded
in the Saratoga County Clerk's Office on July 21, 1997, in Book 1466 of
Deeds at Page 518.

Also being the same premises conveyed by Warranty Deed from Harry
R. Baker to North Builders, Inc., dated September 19, 1997, and recorded
in the Saratoga County Clerk's Office on January 13, 1998, in Book 1480
of Deeds at Page 29.

These premises are not in an agricultural district and that the
parcel is entirely owned by the transferor.

These premises do not constitute substantially all of the assets of
the grantor corporation, and is made in the regular course of business
with unanimous consent of its Board of Directors.

1566 0350

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, their heirs and assigns forever.

And said party of the first part covenants as follow:

First, That the party 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 grantors 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 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 the day of the date first above written.

In the Presence of

NORTH BUILDERS, INC.

By: [Signature]
JOSEPH P. AMMIRATI, PRESIDENT

STATE OF NEW YORK)
) :SS:
COUNTY OF WARREN)

On this 30th day of October, in the year 1999, before me, the undersigned, a Notary Public in and for said State, personally appeared Joseph P. Ammirati, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledge to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

R+R
Little & Connor
P.O. Box 858
G.F. J
N.Y. 12801

[Signature]
NOTARY PUBLIC

TIMOTHY J. ALDEN
Notary Public, State of New York
County of Saratoga No. 4762165
My Commission Expires Mar. 30, 2001

10/31/01

1566 0351

PROPERTY DESCRIPTION

PEACHTREE LANE

BEGINNING at a point in the easterly bounds of Sisson Road at the northwesterly corner of lot 23, as shown on said map of South Park; running thence from said point of beginning North 19 degrees, 34 minutes and 10 seconds East, along the easterly bounds of Sisson Road a distance of 75.00 feet to a point; thence North 20 degrees, 42 minutes and 33 seconds East, still along the easterly bounds of Sisson Road a distance of 45.60 feet to a point; thence southeasterly along a curve to the left having a radius of 30.00 feet, for a distance of 47.72 feet to a point; thence South 70 degrees, 25 minutes and 50 seconds East, a distance of 413.54 feet to a point; thence northeasterly along a curve to the left, having a radius of 30.00 feet, a distance of 46.84 feet to a point; thence South 20 degrees, 06 minutes and 10 seconds West, a distance of 120.00 feet to a point, thence northwesterly along a curve to the left having a radius of 30.00 feet, a distance of 47.40 feet to a point, thence North 70 degrees, 25 minutes and 50 seconds West, a distance of 413.32 feet to a point; thence along a curve to the left having a radius of 30.00 feet, a distance of 47.12 feet to the point and place of beginning.

Also conveying all that piece or parcel of land lying and being in the town of Moreau, County of Saratoga, and State of New York, bounded and described as follows: Beginning at a point in the easterly bounds of Apple Tree Lane, said Point being the southwest corner of Lot #37 as shown on map entitled "Map of a Subdivision to be known as South Park", dated December 8, 1995, revised October 22, 1996, prepared by David J. Bolster, LLS, which map was filed in the Saratoga County Clerk's Office on October 29, 1996, in File No. S-471 A-E: running thence from said point of beginning South 69 degrees, 53 minutes, 50 seconds East, a distance of 180 feet to a point; thence South 20 degrees, 06 minutes, 10 seconds West a distance of 134.63 feet to a point; running thence South 86 degrees, 48 minutes, 10 seconds West a distance of 181.83 feet to a point; running thence North 20 degrees, 06 minutes, 10 seconds East a distance of 71.54 feet to the boundary of a cul-de-sac; running thence easterly along a curve to the left having a radius of 70 feet to a point of the reverse curvature; running thence northerly along a curve to the right having a radius of 40 feet for a distance of 35.24 feet to the point and place of beginning.

SCHEDULE **A**
PROPERTY DESCRIPTION

ALL THAT CERTAIN PIECE OR PARCEL OF LAND, situate in the Town of Moreau, County of Saratoga and State of New York being Lots 28, 29 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45 and 46 Appletree Lane and Peachtree Lane as shown on a map entitled "Map of a Subdivision to be known as South Park" dated December 8, 1995, revised October 22, 1996, prepared by David J. Bolster, LLS which map was filed in the Saratoga County clerk's Office on October 29, 1996 as Map S-471-A-E. Appletree & Peachtree Lanes are more particularly bounded and described as follows:

APPLETREE LANE

BEGINNING at a point in the easterly bounds of Sisson Road at the southwesterly corner of lot 48, as shown on said map of South Park. Said point being located South 20 degrees, 42 minutes and 33 seconds West, a distance of 265.28 from the intersection of the easterly bounds of Sisson Road with the southerly bounds of Harrison Avenue Extension; running thence from said point of beginning southeasterly along a curve to the left having a radius of 30.00 feet, a distance of 47.12 feet to a point; thence South 69 degrees, 17 minutes and 32 seconds East, a distance of 343.99 feet to a point; thence southeasterly along a curve to the right, having a radius of 155.00 feet, a distance of 241.83 feet to a point; thence South 20 degrees, 06 minutes and 10 seconds West, a distance of 662.61 feet; thence southeasterly along a curve to the left having a radius of 40.00 feet, a distance of 35.24 feet to a point; thence along a curve to the right being a cul-de-sac having a radius of 70.00 feet, a distance of 343.25 feet to a point; thence northwesterly along a curve to the left having a radius of 40.00 feet, a distance of 35.24 feet to a point, thence North 20 degrees, 06 minutes and 10 seconds East, a distance of 662.61 feet to a point; thence northwesterly along a curve to the left having a radius of 95.00 feet, a distance of 148.22 feet to a point; thence North 69 degrees, 17 minutes and 32 seconds West, a distance of 343.99 feet to a point; thence southwesterly along a curve to the left, having a radius of 30 feet, a distance of 47.12 feet to a point in an easterly bounds of said Sisson Road; thence North 20 degrees, 42 minutes and 33 seconds East, along the easterly bounds of Sisson Road a distance of 120.00 feet to the point and place of beginning.

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