

All that plot, piece or parcel of land, situated in the City of Rochester, County of Monroe, and State of New York, and being more particularly described as follows:

Commencing on the southerly right of way of Eastman Avenue, (66' row), with it intersection with the Easterly right of way of Goodwill Street, (50' row), thence, North 89°49'25" East, along the southerly line of the former Eastman Avenue, a distance of 663.05 feet to a point; thence South 05°35'16" East, a distance of 339.76 feet to the point of beginning; thence,

1. South 05°35'16" East, a distance of 83.70 feet to a point; thence,
2. South 06°11'29" East, a distance of 189.57 feet to a point; thence,
3. South 10°00'38" East, a distance of 15.06 feet to a point; thence,
4. North 83°56'48" East, a distance of 6.86 feet to a point; thence,
5. South 06°03'12" East, a distance of 109.73 feet to a point; thence,
6. South 36°59'08" East, a distance of 11.15 feet to a point; thence,
7. North 83°47'26" East, a distance of 87.38 feet to a point; thence,
8. South 06°04'58" East, a distance of 50.41 feet to a point; thence,
9. North 83°48'15" East, a distance of 10.07 feet to a point; thence,
10. South 06°29'28" East, a distance of 6.02 feet to a point; thence,
11. North 83°47'26" East, a distance of 13.51 feet to a point; thence,
12. North 06°26'27" West, a distance of 5.99 feet to a point; thence,
13. North 83°38'09" East, a distance of 17.83 feet to a point; thence,
14. South 07°08'32" East, a distance of 16.42 feet to a point; thence,
15. North 83°59'23" East, a distance of 44.77 feet to a point; thence,
16. North 06°08'50" West, a distance of 34.52 feet to a point; thence,
17. North 81°41'38" East, a distance of 4.56 feet to a point; thence,
18. North 06°12'34" West, a distance of 32.28 feet to a point; thence,
19. North 83°47'26" East, a distance of 31.49 feet to a point; thence,
20. North 06°11'50" West, a distance of 39.97 feet to a point; thence,
21. North 83°48'10" East, a distance of 14.21 feet to a point; thence,
22. North 06°09'17" West, a distance of 39.15 feet to a point; thence,
23. South 83°48'10" West, a distance of 14.23 feet to a point; thence,
24. North 06°01'22" West, a distance of 162.63 feet to a point; thence,
25. North 85°00'50" East, a distance of 8.39 feet to a point; thence,
26. North 08°12'43" West, a distance of 24.27 feet to a point; thence,
27. North 83°15'28" East, a distance of 10.70 feet to a point; thence,
28. North 06°50'32" West, a distance of 12.90 feet to a point; thence,
29. South 83°15'28" West, a distance of 10.67 feet to a point; thence,
30. North 06°44'32" West, a distance of 46.49 feet to a point; thence,
31. South 85°54'52" West, a distance of 9.00 feet to a point; thence,
32. North 04°05'08" West, a distance of 9.32 feet to a point; thence,
33. South 85°54'52" West, a distance of 36.78 feet to a point; thence,

34. South 04°05'08" East, a distance of 9.32 feet to a point; thence,
35. South 85°54'52" West, a distance of 34.16 feet to a point; thence,
36. North 04°05'08" West, a distance of 14.12 feet to a point; thence,
37. North 20°48'34" West, a distance of 74.49 feet to a point; thence,
38. South 69°45'32" West, a distance of 28.96 feet to a point; thence,
39. South 85°11'38" West, a distance of 21.19 feet to a point; thence,
40. North 06°14'58" West, a distance of 1.35 feet to a point; thence,
41. South 82°40'41" West, a distance of 82.25 feet to the point of beginning, encompassing 2.08 acres of land, more or less.