

## LEGAL DESCRIPTION

All that piece or parcel of real property lying and being Lot 42 of the Woodhull Tract, Town of Forestport, County of Oneida and State of New York and bounded and described as follows:

Beginning at a point in the center line of County Route 72 (Bellinger Town Road) at its intersection with the southerly boundary of a parcel conveyed by Elizabeth Quinn to Theodore Mills and Elizabeth Mills by deed dated November 23, 1942, and recorded in the Oneida County Clerk's office in Book 1033 of Deeds, at page 212; thence N. 49° 39'

04" W. 3.46 feet along said road center line to a point; thence N. 40° 20' 56" E. 24.75 feet to an iron pipe; thence continuing N. 40° 20' 56" E. 375.21 feet to an iron pipe; thence S. 49° 38' 00" E. 715.34 feet to an iron pipe set on the aforesaid southerly boundary line, said point also being on an old fence line; thence N. 78° 58' 00" W. along said boundary line and fence line 766.64 feet to an iron pipe; thence continuing N. 78°

58' 00" W. 49.79 feet along said boundary line to the point of beginning, being 3.300 acres of land.

All bearings on magnetic North as of August, 1970.

Being the same premises conveyed to Michael Garramone and Elizabeth Garamone, his wife, by Theodore Mills and Elizabeth Mills, by warranty deed dated August 26, 1970, and recorded in the Oneida County Clerk's office August 27, 1970 in Book of Deeds No. 1918 at page 214.

Together with an easement to lay and maintain pipes, and the right to use a boxed in spring, and with the same rights to Mulchy Brook, both of which are situate on premises adjoining those premises conveyed herein, and subject to an agreement between Elizabeth Quinn and Elizabeth Roscoe recorded in the Oneida County Clerk's office August 29, 1928 in Book of Deeds No. 885, at page 400.