

ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Ashland, County of Chemung and State of New York bounded and described as follows: commencing at a point where the southerly line of the Elmira-Wellsburg State Highway intersects the westerly line of lands of Charles McHenry and running thence westerly along the southerly line of said State Highway a distance of 180 feet; thence southerly and parallel with the westerly line of the lands of said Charles McHenry to the southerly line of the lands now or formerly of Floyd H. Benedict and Fannie E. Benedict; thence easterly along said southerly line 180 feet to a point; thence northerly and along the westerly line of the lands of said Charles McHenry to the place of beginning.

SUBJECT to utility easements and rights of way of record in an much as the same may now apply.

BEING the same premises conveyed to grantors herein by Warranty Deed from John A. and Dwella M. McHenry dated September 15, 1993 and filed In the Chemung County Clerk's Office in Fiche 413 of Deeds at 030.

ALSO ALL THAT TRACT OR PARCEL OF LAND situate In the town of Ashland, County of Chemung and State of New York bounded and described as follows: commencing at a point where the southerly line of the Elmira-Wellsburg State Highway intersect the present westerly line of lands now or formerly of John A. McHenry and wife, (Liber 584 of Deeds at page 427) and running thence westerly along the southerly boundary of said Elmira-Wellsburg State Highway to the westerly line of lands now or formerly of Floyd Benedict and Fannie Benedict; thence southerly along said westerly line of the Benedict lands to the southerly corner thereof; thence easterly along the southerly line of the said Benedict lands to the southwest corner of the said McHenry lands (Liber 584 of Deeds at page 427); thence northerly along the westerly line of the said McHenry lands to the said Elmira-Wellsburg State Highway, the place of beginning. It being the intention herein to convey the remaining portion of the Benedict farm lying south of said State Highway.

EXCEPTING, RESERVING AND SUBJECT to the easements of record, as well as that portion heretofore conveyed to the State of New York for highway purposes.

BEING THE SAME PREMISES conveyed to grantors herein by Warranty Deed from John A. and Duella M. McHenry dated September 22, 1998 and filed in the Chemung County Clerk's Office in Fiche 934 of Deeds at Page 67 Code D.