

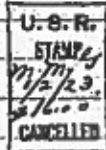
nearest than 12 feet to the northerly line thereof; this restriction shall apply to all lots in said tract, excepting Lots No 9 & No 18, & built upon Park Avenue where no wall or walls of any building or buildings except garages shall be placed than 6 feet to the northerly line thereof; that said premises shall be so graded when built upon that, no part be parallel with "it 50 feet distant from the street line of Douglas Road said premises shall not be less than two feet nor more than three feet above the level of the sidewalk on said Douglas Road and that for the period of 50 years from the first day of January 1922 no house shall be erected upon said premises arranged or planned to be occupied by more than one family and that for such period no apartment house or building arranged for the use of two or more families shall be erected thereon and that for such period no house shall be erected on a lot narrower than 49 feet.

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, his heirs and assigns forever. And said Minnie M. Blaser covenants as follows:

First: That the party of the second part shall quietly enjoy the said premises. Second: That said Minnie M. Blaser will forever guarantee the title to said premises.

In witness whereof the party of the first part has hereunto set her hand and seal this day and year first above written.

In presence of



Minnie M. Blaser (d/s)

State of New York }
County of Monroe, } ss
City of Rochester }

On this 12th day of October A.D. 1923 and Twenty-Two, before me the subscribed personally appeared Minnie M. Blaser to me personally known and known to me to be the same person described in and who executed this within instrument and she duly acknowledged to me that she executed the same.

Richard D. Whitely
Clerk of the Court

Attest: copy of the original and
January 3rd 1923 at 11:00 A.M. and

James L. Hotchkiss

Blair B. Husband

University of Rochester

Witnessed

Blair B. Husband, Mayor, the 12th day of

James B. Mustard, of the City of Rochester, Monroe County, State of New York, party of the first part and University of Rochester an Educational Corporation with its principal office at 400 University Avenue of the City of Rochester, County of Monroe, State of New York, party of the second part.

Witnesseth. That the said party of the first part, for and in consideration of the sum of One dollar and several good and valuable considerations (a. i. e.) lawful money of the United States paid by the said party of the second part does hereby grant and release unto the said party of the second part its successors and assigns forever a one half interest in All that tract or parcel of land situated partly in the Town of Brighton and partly in the City of Rochester, County of Monroe and State of New York known as part of lots 26 and 27 in the third division of lot 1 and the south one half of lot one (1) in a subdivision of lot 73 in the second division of lots in township 13 in the seventh range of townships being all of the lots of Castleton as shown upon a certain subdivision map recorded in Monroe County Clerk's office on the first day of June 1916, in Liber 31 of maps at page 34 to which reference is hereby had, excepting however lots 53, 54, 55, 56, 57, 161, 162, 164, 169 and 170 hereby intending to convey to the said University of Rochester, full of the above tract known as Castleton, excepting the above enumerated lots, also hereby intending to convey to the said University of Rochester, all the right title and interest of the party of the first part in and to all streets included within said tract.

Excepting also so much of said tract known as Castleton as lies west of said lot one (1) in said subdivision of said town lot 73 and south of the south line of said town lot 27.

The premises hereby conveyed are further described as being bounded on the north by land of the New York State Railway and by the center line of Grand Avenue, on the east by land of the Ellwanger and Barry Realty Company, by land formerly owned, possessed and being now known as Spotted Park and by land now or formerly owned by Scitiller located back on the north by land now or formerly owned by A. W. H. H. and by the Brighton Turnpike called also the west by land of the Erie High Valley Railroad Company and by land of said New York State Railway.

This conveyance however is made and accepted subject to the interest of the Rochester Railway Company as appears by deed dated May 1916 and recorded in...

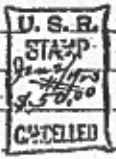
Page 171 and subject to the agreement made and entered into between the Rochester Railway Company and John Harrant, settler and Clarissa H. Harrant, which said agreement is recorded in said Clerk's office in Liber 74 of Deeds at Page 370. subject also to the terms of two deeds by John Harrant settler and others to Fred D. Gorey both dated October 9, 1906 and recorded in said Clerk's office in Liber 74 of Deeds at Page 453 and in Liber 74 of Deeds at Page 2.

That conveyance is further made and accepted subject to the rights if any there be of the Rochester Telephone Corporation to maintain a telephone system on the tract. The party of the first part hereby sells, assigns and transfers to the party of the second part all of her rights under the deed to and the agreement with the Rochester Railway Company, above described and under this deed to said Fred D. Gorey, above described. City and Brighton

Together with the appurtenances and all the estate and rights of the said party of the first part in and to said premises in State and to stand the above granted premises unto the said party of the second part its successors and assigns forever. And the said Clara B. Hubbard, does covenant with the said party of the second part as follows, to wit: That the party of the second part shall quietly enjoy said premises. That the said Clara B. Hubbard will forever warrant the title to said premises.

In Witness Whereof, the said party of the first part has hereunto set her hand and seal the day and year first above written.

In Presence of,
State of New York
County of Monroe, S.S.
City of Rochester



Clara B. Hubbard (S)

On this 2 day of November in and to the year one thousand nine hundred and twenty three before me the subscriber personally appeared Clara B. Hubbard to me personally known to be the same person described and who executed the foregoing instrument and she duly acknowledged to me that she executed the same.

Harry H. Lewis
Notary Public

A true copy of the original filed
January 3rd 1924 at 11:10 P.M. and E.S.

James L. H. ...

J. Harrant settler (By Exec)
The University of Rochester
The ...

Executor's Seal

The ... made this thirtieth day of November in the year one thousand nine hundred and twenty three