

This Indenture,

Nineteen Hundred and Sixty-five

Made this 21st day of October
between THE CITY OF ROCHESTER,

a municipal corporation, created by and under the Laws of the State of New York, having its principal office for the transaction of business at City Hall, Broad and Fitzhugh Streets, Rochester, New York, party of the first part, and

THE UNIVERSITY OF ROCHESTER, a domestic education corporation, having its principal office at *River Boulevard* party

of the second part.

Witnesseth, That the said party of the first part, in consideration of

Sixty-four Thousand, Two Hundred and 00/100---Dollars \$64,200.00. lawful money of the United States, paid by the party of the second part, does hereby remise, release and forever quit-claim unto the said party of the second part, its successors heirs and assigns forever.

All That Tract or Parcel of Land, situate in the City of Rochester, County of Monroe, and State of New York, bounded and described as follows: Beginning

at an iron pin in a northwesterly corner of land conveyed by the City of Rochester to the University of Rochester in the southerly line of land of the Lehigh Valley Railroad and said point of beginning also being S 59° 45' 13" W of and 40.00 feet as measured along the southerly line of the Lehigh Valley Railroad from an iron pin marking the intersection of the southerly line of said Railroad and the westerly line of River Boulevard; and running thence from the point of beginning S 34° 44' 01" E along the westerly line of land of the University of Rochester 274.00 feet to an iron pin; thence the following courses and distances along land of the City of Rochester (Mt. Hope Cemetery) N 86° 44' 30" W 20.13 feet to an iron pin, S 64° 35' W 376.31 feet to an iron pin, S 31° 05' W 230.68 feet to an iron pin N 66° 06' 54" W 274.02 feet to an iron pin and N 30° 14' 47" W 116.00 feet to an iron pin in the southerly line of the aforementioned Lehigh Valley Railroad; thence N 59° 45' 13" E along the southerly line of the said Railroad 733.51 feet to the point and place of beginning, comprising an area of 186,452 square feet or 4.280 acres according to a survey made by Harnish and Lookup Associates on May 21, 1965.

Being part of the same premises conveyed to the City of Rochester by A. W. Wolcott et al. by Warranty Deed filed in Monroe County Clerk's Office on May 1, 1865 in Liber 193, page 254, reserving to the City two permanent easements including the right of ingress and egress for the construction, reconstruction, maintenance, repair, addition, enlargement, alteration and operation of sewers over, under, across and upon a lot or parcel of land situate in the City of Rochester, County of Monroe and the State of New York described as follows:

Easement No. 1

Beginning at a point in the southeasterly right of way line of the Lehigh Valley Railroad; said point being 50 feet more or less southwesterly from the southerly line of River Blvd.; thence (1) southeasterly along the center line of a 21 inch stormwater sewer at approximately right angles to the aforementioned right of way line, 20 feet more or less to a manhole; thence (2) southerly along the center line of a 18 inch stormwater sewer, deflecting to the right 40 degrees, more or less, 200 feet more or less to a manhole; thence (3) southwesterly along the center line of a 18 inch stormwater sewer, deflecting to the right 27 degrees more or less, to southeasterly line of the aforementioned parcel.

Easement No. 2

Beginning at a manhole, said manhole being the beginning of course (2) of Easement No. 1; thence (1) southeasterly along the center line of a 12 inch stormwater sewer, deflecting to the left 5 degrees, 30 seconds, more or less, from course (1) of Easement No. 1, 182 feet more or less to a manhole; thence (2) southeasterly along the center line of a 12 inch stormwater sewer, deflecting to the left 5 degrees, more or less, to the southeasterly line of the aforementioned parcel.

It being the intention to reserve a 20 ft. permanent easement 10 ft. on both sides of the above described center lines.

Excepting and reserving all the right, title and interest of the grantor in and to any and all streets upon which the premises abut.

Subject to covenants, easements and restrictions of record if any in Monroe County Clerk's Office.

This conveyance is made pursuant to the provisions of Ordinance No. 65-239 and Approval of Price Ordinance No. 65-285 adopted by the Council of the City of Rochester on August 26, 1965 and September 28, 1965 respectively.

This conveyance is made and accepted subject to the following covenant which

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shall run with the land: This conveyance to the grantee herein is made upon the express condition that within one year from the date of the transfer of title the grantee shall commence to erect or cause to be erected a structure on the premises, which structure shall be completely erected within four years from the date of transfer and the grantee shall devote the above described premises to the furtherance of higher educational purposes for a period of fifteen years from the date of transfer. (October 29, 1965)

The City of Rochester agrees that the sewer line above described may be re-located upon a substitute right of way and easement within 9 months of receipt of grantee's written notice to so relocate. The cost of the relocation shall be borne by the grantee. The City of Rochester shall not be required to relocate unless suitable substitute relocation is approved by the City Engineer.



Together with the appurtenances; and all the estate and rights of the said party of the first part in and to said premises.

To Have and to Hold the above granted premises unto the said party of the second part, its successors heirs and assigns forever.

In Witness Whereof, The said City of Rochester has caused its corporate seal to be hereunto affixed, and this Indenture to be subscribed by its City Manager, the day and year first above written, and the said THE UNIVERSITY OF ROCHESTER has caused its corporate seal to be hereunto affixed, and this Indenture to be subscribed by its ~~City Manager~~ the day and year first above written.

By Keith M. Lusk
City Manager.
THE UNIVERSITY OF ROCHESTER

State of New York,
County of Monroe,
City of Rochester.



By Arthur B. Curran, Jr.

On the 25th day of October Nineteen Hundred and Sixty-five, before me, personally came ARTHUR B. CURRAN, JR. to me known, who being by me duly sworn, did depose and say: That he resides in the City of Rochester; that he is the City Manager of the City of Rochester, the corporation described in and which executed the above instrument; that he knows the seal of said corporation; that the seal affixed to such instrument is such corporate seal; that it was so affixed by virtue of the Statutes of the State of New York and Local Laws of the City of Rochester in such case made and provided, and that he signed his name thereto by virtue of said Statutes and Laws.

Elizabeth C. Brown
Commissioner of Deeds

STATE OF NEW YORK
COUNTY OF MONROE
CITY OF ROCHESTER

On the 25th day of October, 1965, before me, the subscriber, personally came Arthur B. Curran, Jr. to me known, who being by me duly sworn, did depose and say that he resides in the City of Rochester, N.Y.; that he is the ~~City Manager~~ Commissioner of Deeds of the UNIVERSITY OF ROCHESTER, the corporation described in and which executed the foregoing instrument; that he knows the seal of said corporation; that the seal affixed to said instrument is such corporate seal; that it was so affixed by Order of the Board of Directors of said corporation, and that he signed his name thereto by like order.

Keith M. Lusk
NOTARY PUBLIC, State of N.Y., in and for the County of Monroe, N.Y.

Box 30
FT 4 Deed
RECORDED
THE CITY OF ROCHESTER
1965 OCT 29 AM 11 44
MONROE COUNTY
THE UNIVERSITY OF ROCHESTER
OFFICE
Dated 1965

STATE OF NEW YORK
Monroe County, SS.
Recorded on the 29th day of October 1965, at 11:44 o'clock A.M., in Book No. 3657 of Deeds, at page 24 and exhibits.
Arthur B. Curran, Jr.
Monroe County, SS.
Recorded on the _____ of _____ 1965 at _____ of _____ at page _____
Arthur B. Curran, Jr.