



ULSTER COUNTY CLERK  
RECORDING PAGE

270

Type of Document: DEED Recorded: 1/12/1994  
 Recording Charge: \$ 17.00 At: 12:59 PM  
 Location: marlboro In Liber: 2362  
 Of: DEED  
 Control No: 9401120177 On Page: 0078

**EXAMINED AND CHARGED AS FOLLOWS:**

| Transfer<br>Amount:         | .00          | Mortgage<br>Amount:             | .00 |
|-----------------------------|--------------|---------------------------------|-----|
| Received Tax on Above Deed: |              | Received Tax on Above Mortgage: |     |
|                             |              | Exempt                          |     |
|                             |              | Basic: .00                      | NO  |
|                             |              | Additional: .00                 | NO  |
|                             |              | Special: .00                    | NO  |
| Total: .00                  | Exempt<br>NO | Total: .00                      |     |
| TT No. 00002714             |              | MT No.                          |     |

**(THIS PAGE IS A PART OF THE INSTRUMENT)**

Party 1: MAHAN, WALLACE H III BY ADMIN

Party 2: MAHAN, MARILYN L

*Albert Spada*  
ALBERT SPADA  
ULSTER COUNTY CLERK

Drake Sommers & Ors  
i Corwin Court  
Newburgh, N. Y. 12550  
ATTN: Glen Heller

**CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT-THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY.**

**THIS INDENTURE**, made the 22nd day of October, nineteen hundred and ninety-three  
**BETWEEN** Wallace H. Mahan, Jr., residing at South Road, Marlboro, Ulster County, New York 12542

*# 108,003-2-64.*

Administrator  
as executor of the Estate of  
**intestate** Wallace H. Mahan III  
Ulster County  
who died on the 4th day of September, nineteen hundred and ninety-one  
party of the first part, and Marilyn Louise Mahan, residing at South Road, Marlboro, Ulster County, New York 12542

~~the last will and testament of~~  
~~, late of~~

party of the second part,

**WITNESSETH**, that the party of the first part, to whom Administration letters  
~~testamentary~~ were issued by the Surrogate's Court, Ulster County, New York  
on 11/22/91 and by virtue of the power and authority given in and by ~~intestacy will~~  
~~testamentary will~~ Article 11 of the Estates, Powers and Trusts Law, and in consideration of **None**

*(0.00)* ————— dollars,  
paid by the party of the second part, does hereby grant and release unto the party of the second part, the distributees or successors and assigns of the party of the second part forever,

**ALL** that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town of Marlborough, County of Ulster and State of New York, bounded and described as follows:

Beginning at a point in a stone wall, said point being on the southerly line of Kusmierz (formerly L'Episcapo) and the corner of a partially improved right-of-way owned by Charles Alonge and the northwest corner of the herein described parcel; thence along the southerly line of Kusmierz South 88° 52' 40" East 256.31 feet; thence along the westerly side of a right-of-way owned by Kevin Casey through the following three courses: (1) S 16° 08' 40" West 154.11'; (2) S 30° 25' 00" West 278'; and (3) S 44° 28' 30" West 223.92 feet to a corner in said right-of-way with a right-of-way owned by Charles Alonge; thence N 08° 39' 50" East 558.94' along the right-of-way owned by Charles Alonge to the point or place of beginning. Contains 2.11± acres.

Being the same premises conveyed in a certain deed from Wallace H. Mahan, Jr. and Marilyn Louise Mahan dated 5/12/89 to Wallace H. Mahan, III and recorded in the office of the Ulster County Clerk on 8/30/89 in Liber 1947 at page 114.

This transfer is an intestate distribution under Section 4-1.1 of the Estates, Powers and Trusts Law.

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof; TOGETHER with the appurtenances, and also all the estate which the said decedent had at the time of decedent's death in said premises, and also the estate therein, which the party of the first part has or has power to convey or dispose of, whether individually, or by virtue of said will or otherwise; TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the distributees or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been incumbered in any way whatever, except as aforesaid. Subject to the trust fund provisions of section thirteen of the Lien Law.

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

**IN WITNESS WHEREOF**, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

Estate of Wallace H. Mahan, III

*Wallace H. Mahan*  
Wallace H. Mahan, Jr.,  
Administrator

On the day of 19, before me  
personally came

to me known to be the individual described in and who  
executed the foregoing instrument, and acknowledged that  
executed the same.

ss: STATE OF NEW YORK, COUNTY OF

On the day of 19, before me  
personally came

to me known to be the individual described in and who  
executed the foregoing instrument, and acknowledged that  
executed the same.

STATE OF NEW YORK, COUNTY OF

On the day of 19, before me  
personally came

to me known, who, being by me duly sworn, did depose and  
say that he resides at No.

that he is the  
of

, 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 corpora-  
tion, and that he signed his name thereto by like order.

ss: STATE OF NEW YORK, COUNTY OF

On the day of 19, before me  
personally came

the subscribing witness to the foregoing instrument, with  
whom I am personally acquainted, who, being by me duly  
sworn, did depose and say that he resides at No.

; that he knows

to be the individual  
described in and who executed the foregoing instrument;  
that he, said subscribing witness, was present and saw  
execute the same; and that he, said witness,  
at the same time subscribed his name as witness thereto.

**Administrator's  
Executor's Deed**

TITLE NO.

Wallace H. Mahan, Jr., Administrator  
of the Estate of Wallace H. Mahan, III

TO

Marilyn Louise Mahan

|                |                 |
|----------------|-----------------|
| SECTION        | 108.003         |
| BLOCK          | 2               |
| LOT            | 64              |
| COUNTY OR TOWN | Ulster/Marlboro |
| STREET ADDRESS |                 |

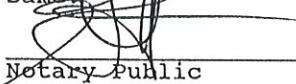
RETURN BY MAIL TO:

✓ Drake, Sommers, et al  
One Corwin Court  
Newburgh, NY 12550  
Attn: Glen Heller, Esq.

Zip No.

State of New York, County of Orange) ss:

On this 22nd day of October, 1993, before me personally came Wallace H. Mahan, Jr., to me known to be the person described and appointed Administrator of the Estate of Wallace H. Mahan, III, late of Ulster County, deceased; and known to me to be the person described in and who executed the foregoing instrument and acknowledged to me that he executed the same.

  
Notary Public

GLEN L. HELLER  
NOTARY PUBLIC, State of New York  
No. 4859682  
Qualified in Orange County  
Commission Expires 4/21/99