

No. 35

740 Deeds, Pg. 106

Robert L. Bowman and
Doris I. Bowman, husband
and wife, ind. and as tenants
by the entirety

Donna L. Nedrow, a Married
Person

Donna L. Nedrow

: WARRANTY DEED Dated Nov. 28, 1994

: ACK. Nov. 28, 1994

: REC. Nov. 28, 1994 at 4:33 PM

: CON. \$1.00 etc.

: T.T. STAMPS \$330.00

:

X

CONVEYS....." situate in the Town of Lansing, County
of Tompkins, and State of New York, and more particularly bounded and described
as follows:

COMMENCING at a point in the centerline of Dublin Road 767.1 feet
northeasterly from the intersection of the center lines of Dublin Road and Davis
Road (formerly known as Belltown Road); running thence N 43° 15' 21" E a distance
of 319.93 feet along the center line of Dublin Road to a point in the center line
of Dublin Road; running thence S 24° 02' 27" E a distance of 346.36 feet to a
set iron pin and cap, passing through a set iron pin and cap at 28.29 feet and
passing through an existing iron pipe at 130.21 feet; running thence S 34° 55'
57" E a distance of 256.08 feet to a point marked by an existing iron pin;
running thence S 82° 34' 14" W a distance of 319.44 feet to a point marked by
a set iron pin and cap, passing through a set iron pin and cap at 307.15 feet;
running thence N 29° 37' 17" W a distance of 384.85 feet to a point in the center
line of Dublin Road, the point or place of beginning, passing through a set iron
pin and cap at 358.69 feet.

The premises are more particularly described on a survey map entitled
"Survey for Robert L. and Doris I. Bowman, Lot 62, Town of Lansing, County of
Tompkins, State of New York, Tax Map No. 16-1-50, Deed L. 335/P. 50", dated
9/28/94, by Manzari & Reagan, Land Surveyors, which map is filed concurrently
with this deed.

SUBJECT, however, to the following:

1. Easement to New York State Electric and Gas Corporation, recorded
in the Tompkins County Clerk's Office on March 29, 1946, in Liber 285 of Deeds
at page 542.

2. Easement to New York State Electric & Gas Corporation, recorded in
the Tompkins County Clerk's Office on November 1, 1954, in Liber 372 of Deeds
at page 524.

3. Rights of the public to that portion of the premises which lie within
the bounds of the public highway.

BRING THE SAME PREMISES conveyed to the Grantors herein by Joseph J. Burun
and Anna A. Burun, by deed dated September 1, 1950, and recorded in the Tompkins
County Clerk's Office in Liber 335 of Deeds, at page 50.

Tax Parcel No.: Town of Lansing. 16-1-50 "