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THIS INDENTURE, made the 10th day of October, nineteen hundred and forty-three between BROADWAY-ANN STREET CORPORATION,

a corporation organized under the laws of the State of New York, having its principal office at 383 Madison Avenue, Borough of Manhattan, City, County and State of New York

and THE CHASE SAFE DEPOSIT COMPANY, a corporation organized under the laws of the State of New York, having its principal office at 19 Pine Street, Borough of Manhattan, City, County and State of New York

WITNESSETH, that the party of the first part, in consideration of

One Hundred (\$100.00) dollars,

lawful money of the United States, and other good and valuable considerations paid by the party of the second part, does hereby grant and release unto the party of the second part, its successors and assigns forever.

ALL those two certain lots or parcels of ground situate, lying and being in the Borough of Manhattan, City of New York, and on the southeasterly side of and fronting on Broadway, and on the southeasterly side of and fronting on Ann Street and Park Row, which said lots are bounded and contain as follows, that is to say; COMMENCING at a corner formed by the intersection of the south side of Ann Street with the east side of Park Row; thence in a southwesterly direction to the corner formed by the intersection of the easterly line of Broadway, with the easterly line of Park Row, thirty nine feet eight inches, thence southerly along the easterly line of Broadway, twenty nine feet seven inches, thence easterly at right angles with Broadway, one hundred three feet six inches; thence northerly parallel with Broadway, fifty four feet five inches to the southerly line of Ann Street; thence westerly and along the said southerly line of Ann Street eighty two feet nine inches to the point or place of beginning. SAID dimensions being more or less.

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TOGETHER with all the right, title and interest of the party of the first part in and to any strips and gores adjoining said premises.

SUBJECT to state of facts shown on survey made by J. George Hollerith, dated September 6, 1938, and redated March 26, 1943.

SUBJECT to existing leases and tenancies.

SUBJECT to lack of or defect in the right to maintain vaults, if there be any, in the streets.

BEING the same premises which were conveyed by Horace Havemeyer and Doris L. Havemeyer, his wife, and Horace Havemeyer and Electra H. Webb as surviving Trustees of the trusts created under the last will and testament of Henry O. Havemeyer, deceased, for the benefit of Adaline H. Frelinghuysen and Horace Havemeyer and Adaline H. Frelinghuysen as surviving Trustees of the trusts created under said will for the benefit of Electra H. Webb to the party of the first part, by deed dated July 9, 1936, and recorded in the office of the Register of New York County on July 23, 1936, in Liber 3928 of Conveyances, Page 443.



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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, and assigns forever.

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The party of the first part, in compliance with Section 13 of the Lien Law, covenants that it will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and that it will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

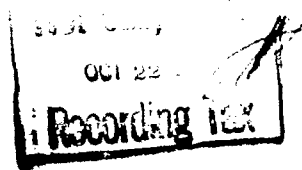
IN WITNESS WHEREOF, the party of the first part has caused its corporate seal to be hereunto affixed and these presents to be signed by its duly authorized officer the day and year first above written.

In presence of
Maurice Bertram

SHOWELL-LEWIS STREET CORPORATION

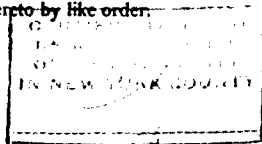


Charles L. Lurie
Vice-President



STATE OF NEW YORK }
COUNTY OF NEW YORK } ss.:

On the 20th day of October, one thousand nine hundred and forty-three, before me came G. CHARLES LURIE, to me known, who, being by me duly sworn, did depose and say that he resides at 48 Prospect Avenue, Archmont, Eastchester County, N.Y.; that he is the Vice-President of SHOWELL-LEWIS STREET CORPORATION 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.



Sol S. Singer

SOL S. SINGER
Notary Public, N.Y. Co. No. 273, Reg. No. 96-9-5
Cert. filed in Bronx Co. No. 27, Reg. No. 128-8-5
Cert. filed in Kings Co. No. 8, Reg. No. 153-5-5
Cert. filed in Queens Co. No. 1420, Reg. No. 92-5-5
Certificate filed in Westchester Co.
Commission expires March 30, 1945

No. 612107
C/7014012243
CORPORATION

To

RECORDS SECTION

D E E D

THE LAND AFFECTED BY THE WITHIN
INSTRUMENT LIES IN BLOCK 89
IN SECTION 1 ON THE LAND MAP
OF THE COUNTY OF New York

RECORDED IN NEW YORK
141
LAWYERS OFFICE CORPORATION
OF NEW YORK
120 EAST 45TH STREET, NEW YORK
6 EAST 45TH STREET, NEW YORK
300 EAST 149TH STREET, BROOKLYN
RIVER PLAZA NORTH, L. I. CITY
56 BAY STREET, ST. GEORGE, S. I.
MINEOLA, LONG ISLAND
RIVERHEAD, LONG ISLAND
WHITE PLAINS, NEW YORK

RESERVE THIS SPACE
FOR USE OF RECORDING OFFICE

recorded in the Office of the Recorder of Deeds
In the County of New York on 6/24/22
at 12:40 P.M. in Lib 4237 280
Conveyances and indexed under Book 89
On the "Land Map" of the County of New York
I, [Signature] Recorder of Deeds
do hereby certify that the above described instrument is a true and correct copy of the original as the same appears from the records of this Office.

REC'D
6/24/22
RECORDED
6/24/22

COMPARED	
LINER	
PAGE	

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