

LIBER 2221 PG 310

This Indenture, made the 30th day of April nineteen hundred and eighty-two

Between ST. LUKE'S HOSPITAL OF NEWBURGH, N.Y., a not-for-profit corporation organized under the laws of the State of New York with its principal office at No. 70 Dubois Street, City of Newburgh, Orange County, New York

party of the first part, and JOHN K. JOHN and LIZY JOHN, husband and wife, both residing at No. 28 Cantiague Lane, Westbury, Nassau County, New York

party of the second part,

Witnesseth, that the party of the first part, in consideration of Ten Dollars and other valuable consideration paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs 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 Newburgh, County of Orange, State of New York and described on the Tax Roll of the Town of Newburgh as follows:

Map 40, Section 2, Lots 1, 2, 4, 5, 6 and 7;
Map 40, Section 3, Lots 3, 5, 6, 7, 8, 9, 10 and 11;
Map 40, Section 4, Lot 1;
Map 40, Section 5, Lots 9 and 10

BEING the same premises which were conveyed by Sidney Mayer and Belle M. Zeck to St. Luke's Hospital of Newburgh, N.Y. by deed dated December 1, 1979 and recorded in Orange County Clerk's Office December 31, 1979 in Liber 2153 of Deeds at page 1049.

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 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, the heirs 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 encumbered in any way whatever, except as aforesaid.

And the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part 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 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.

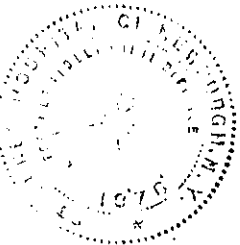
The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

In Witness Whereof, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

ST. LUKE'S HOSPITAL OF NEWBURGH, N.Y.

By William Kaplan L.S.
William Kaplan, President



STATE OF NEW YORK, COUNTY OF ORANGE ss:
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 ORANGE ss:
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 ORANGE ss:

On the 26th day of April 19 82, before me personally came WILLIAM KAPLAN
to me known, who, being by me duly sworn, did depose and say that he resides at No. 19 Rivers Edge, Town of Newburgh, Orange County, New York
that he is the President
of the Board of Directors

STATE OF NEW YORK, COUNTY OF ORANGE ss:

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.

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 corporation, and that he signed his name thereto by like order.

Dorothy J. Erey

DOROTHY J. EREY
Notary Public, State of New York
Qualified in Orange County
My Commission Expires March 30, 1984

Bargain and Sale Deed
With Covenant Against Grantor's Acts

This No. _____
ST. LUKE'S HOSPITAL OF NEWBURGH, N.Y.

SECTION _____
BLOCK _____
COUNTY CLERK & CLERK OF THE SUPREME COUNTY COURTS,
ORANGE COUNTY
COUNTY OR TOWN _____

TO
JOHN K. JOHN and LIZY JOHN,
husband and wife

Standard Form of New York
Board of Title Underwriters
Distributed by
US LIFE TITLE INSURANCE
Company of New York

Recorded at Request of
US LIFE TITLE INSURANCE
Company of New York
RETURN BY MAIL TO
Richard A. Howard, Esq.
21 Route 17X
Newburgh, N.Y. 12550
Zip No. _____

John K. John

RESERVE THIS SPACE FOR
USE OF RECORDING OFFICE

RECEIVED
\$ 6.60
REAL ESTATE
APR 30 1982
TRANSFER TAX
ORANGE COUNTY

Orange County Clerk's Office, n.s.
Recorded on the 30th day
of April 19 82 at 1:45
o'clock P.M. in Liber 2221
Meely at page 370
and Examined.

Marion S. Murphy

LIBER 2221 PG 371