

TOWN OF NEW PALTZ
STATE OF NEW YORK COUNTY OF ULSTER

-----X
In the Matter of

Laying out of "Waring Lane" and of "Lent Drive"
as Public Highways in the Town of New Paltz,
Ulster County, New York.

-----X

TOWN BOARD CONSENT

At a _____ meeting of the Town Board of the Town of New Paltz, Ulster County,
New York, held at the Town Hall, in New Paltz, New York, in said Town on the _____ day of
_____, 2013, at _____ o'clock P.M., Prevailing time.

The meeting was called to order by Supervisor Zimet, and upon roll being called, the
following roll was taken:

	<u>Present</u>	<u>Absent</u>
Supervisor Susan Zimet	_____	_____
Council Member Kristin Brown	_____	_____
Council Member Jeffrey Logan	_____	_____
Council Member Kevin Barry	_____	_____
Council Member Jean Gallucci	_____	_____

The following resolution was offered by Council Member _____ who
moved its adoption, seconded by Council Member _____, to wit:

WHEREAS, on April 1, 2005, there was filed in the Office of the Clerk of the County of
Ulster a map constituting a subdivision plat more particularly designated as "Subdivision
Prepared for David Lent," situate in the Town of New Paltz, County of Ulster and State of New

York filed in the Ulster County Clerk's Office as filed map #05-287 and 05-288, with portions later revised and shown on Filed Map # 12-101; and

WHEREAS, as a condition precedent to final subdivision approval of such plat by the Town of New Paltz Planning Board, the original subdivider (hereinafter referred to as "LENT") entered into a Subdivision Improvement Agreement, dated March 24, 2005 which provided in its pertinent parts that the original subdivider, LENT, would build and dedicate the new roadways shown on the filed subdivision map and designated as "Waring Lane" and as "Lent Drive," and;

WHEREAS, the roads to be constructed within such subdivision run generally northerly from the intersection of Waring Lane with the northerly side of Henry W. DuBois Drive in the Town of New Paltz and continue generally northerly to its intersection with the aforesaid Lent Drive which runs in a generally northerly direction to the division line of lands currently of Kingston Regional Senior Living Corp. (now or formerly "Lands of Erman"); and

WHEREAS, simultaneously with the delivery of the Subdivision Improvement Agreement, LENT delivered to the Town of New Paltz an Offer of Cession, dated March 24, 2005 wherein LENT, being the owner in fee simple of the lands situate in the bed of the streets and highways shown on the aforesaid subdivision plat, formerly offered to cede the title to said streets and highways to the Town of New Paltz for use as public highways, which such Offer of Cession was irrevocable by its express terms either by the subdivider or by any subsequent owners of such land without the written consent of the Town Board of the Town of New Paltz; and

WHEREAS, in addition to the aforesaid Offer of Cession, LENT also delivered to the Town of New Paltz a formal dedication, dated as of March 17, 2005 wherein LENT dedicated to the Town of New Paltz for highway purposes the lands previously described as "Waring Lane" and as "Lent Drive"; and

WHEREAS, LENT thereafter requested of the Town of New Paltz its' consent to the assignment by LENT of the Subdivision Improvement Agreement to LENT'S contract vendee, New Paltz Views, LLC (hereinafter referred to as "NEW PALTZ VIEWS"), such assignment to be conditioned upon the acceptance by NEW PALTZ VIEWS, LLC of performance of all of the terms and provisions of the aforesaid Subdivision Improvement Agreement; and

WHEREAS, by resolution duly adopted on October 6, 2005, the Town Board of the Town of New Paltz consented to the aforesaid assignment; and

WHEREAS, pursuant to the aforesaid resolution and consent, NEW PALTZ VIEWS, the successor in interest to the original subdivider, LENT, entered into an Escrow Agreement with the Town of New Paltz pursuant to which NEW PALTZ VIEWS deposited with the Town of New Paltz security in the sum of \$506,250.00; and

WHEREAS, NEW PALTZ VIEWS thereafter entered upon the lands within the subdivision and has been constructing according to town specifications the major portion of the roadways designated on the aforesaid subdivision plat as Waring Lane and Lent Drive to a point at a temporary cul-de-sac shown upon the aforesaid subdivision plat as lying generally between Lot No. 19 and Lot No. 20; and

WHEREAS, on the 12th day of June 2007, the Planning Board of the incorporated Village of New Paltz, Ulster County, New York granted to the owners of Kingston Regional Senior living Corp. approval for the construction of a senior living community known as "Woodland Pond"; and

WHEREAS, one of the conditions of approval for the aforesaid project (Condition #28) provides that no Certificate of Occupancy shall be issued until all improvements are constructed in accordance with the approved site plan, including the construction of that portion of the aforesaid Lent Drive as it extends generally southerly from the southerly boundary of the lands of

Kingston Regional Senior Living Corp. to its intersection with the aforesaid cul-de-sac on Lent Drive; and

WHEREAS, an additional condition of the approval of the aforesaid Woodland Pond project was the installation of sewer and of water improvements along and contiguous with the improved and non-improved portions of the roadways within the subdivision so as to furnish municipal water and sewer to the senior living community known as Woodland Pond; and

WHEREAS, as the result of such approval and the planning with respect to such water and sewer improvements, the Town Board of the Town of New Paltz adopted on the 20th day of November, 2008 an Order Establishing Extension No. 3 of Town of New Paltz Sewer District No. 1 and authorized the construction of the required sewer improvements; and

WHEREAS, on or about the 20th day of November, 2008, the Town Board of the Town of New Paltz duly adopted an Order Establishing an Extension of Area B of Town of New Paltz Water District No. 1 and authorized the construction along and within such roadways of required water related improvements; and

WHEREAS, as the result of the planning for and final adoption of the orders for sewer and water improvements as aforesaid, the completion of the roadways offered to the town as shown on the filed subdivision map was necessarily extended owing to the necessity for the performance of work upon and within the paved and unpaved portions of the roadways, which said improvements have now been completed.

NOW, THEREFORE, based upon all of the foregoing recitals the Town Board of the Town of New Paltz finds and determines as follows:

Upon reading the Dedication, dated the 20th day of August, 2013 from NEW PALTZ VIEWS, LLC, a domestic New York corporation, with offices for the transaction of business located at 1333 60th Street, Brooklyn, New York 11219 (hereinafter collectively called

“DEVELOPER”), to the TOWN OF NEW PALTZ, a governmental subdivision of the State of New York with offices at 1 Veterans Drive, P.O. Box 550, New Paltz, Ulster County, New York 12561 (hereinafter “TOWN”) wherein the DEVELOPER has released the lands described therein to the Town of New Paltz and to its Highway Superintendent for highway purposes; and

The within offer of dedication additionally includes the conveyance to the Town of the the following easements affecting the following lots shown on the aforesaid filed maps:

1. Drainage Sight and Sidewalk Easement for Lot 8A and Lot 8B;
2. Drainage Easement for Lot 9;
3. Drainage Easement for Lot 11;
4. Drainage Easement for Lot 13;
5. Drainage Easement for Lot 14;
6. Drainage Easement for Lot 15;
7. Drainage Easement for Lot 17;
8. Revised Drainage Easement and Temporary Cul-de-sac Easement for Lot 19; and
9. Revised Drainage Easement and Temporary Cul-de-sac Easement for Lot 20.

NOW, THEREFORE, BE IT RESOLVED, that consent be and the same hereby is given to the Town Superintendent of Highways of the Town of New Paltz to make an Order laying out the lands described in said dedication for highway purposes, in accordance with the provisions of the Highway Law of the State of New York and other statutes applicable thereto; and it is further

RESOLVED that the Supervisor be and the same hereby is authorized to sign such documents as are necessary to accept the lands and easements offered with respect to this dedication so as to give full force and effect to this resolution.

Dated: New Paltz, New York
_____, 2013

Town of Board of the Town of New Paltz,
County of Ulster, New York

By: _____
Susan Zimet, Supervisor

By: _____
Kristin Brown, Council Member

By: _____
Jeffrey Logan, Council Member

By: _____
Kevin Barry, Council Member

By: _____
Jean Gallucci, Council Member

The resolution was thereupon duly adopted.

STATE OF NEW YORK : COUNTY OF ULSTER
TOWN OF NEW PALTZ

-----X

In the Matter of

Laying Out WARING LANE and
of LENT DRIVE, as Public Highways in the
Town of New Paltz, Ulster County,

-----X

ORDER

An offer of Dedication, dated the 20th day of August, 2013, of NEW PALTZ VIEWS, LLC (hereinafter referred to as the "Subdivider") , having heretofore been executed wherein said Subdivider offered to dedicate certain lands described therein for highway purposes and lying within the Town of New Paltz, County of Ulster, State of New York; and

The Town Board of the Town of New Paltz having issued its written consent for the laying out of such highways within the Town of New Paltz and for the acceptance by the town of those several easements referred to in such consent;

NOW, THEREFORE, I, as Superintendent of Highways of the Town of New Paltz, Ulster County, do hereby:

ORDER that the lands hereinafter described in the description attached hereto and made a part hereof and marked "Schedule A" be and the same hereby are laid out and accepted as public highways of the Town of New Paltz, Ulster County, New York.

The said highways shall be known as "Waring Road" and "Lent Drive."

Dated in the Town of New Paltz, Ulster County, New York, this ___ day of _____, 2013.

Superintendent of Highways
of the Town of New Paltz
Ulster County, New York

SCHEDULE "A"

Dippel Land Surveyors
David Hale Dippel, PLS NYS #050677

Revised: December 6, 2012

Survey Description Prepared for: New Paltz Views, LLC
Refer to DLS File No. 3710 (comprehensive)

Survey Description

All that proposed roadway for public dedication know as "Waring Lane" and "Lent Drive" as shown on filed map #05-287 and filed map #05-288 with portions later revised and shown on filed map #12-101, situate in the Town of New Paltz, County of Ulster and State of New York and being more particularly bounded and described as follows:

Beginning at a point on the northeasterly side of Henry W. Dubois Drive, at the southeasterly corner of Lot 8 Rev. as shown on Filed Map #05-288 (* *recently re-subdivided; refer to the newly created "Lot 8 B" as shown on New Paltz Views Subdivision of Lot 8 Rev. c.2012*), and at the southwesterly corner of Waring Lane, thence running the westerly bounds of Waring Lane and along said Lot 8 Rev. (*) the following six (6) courses and distances; first on a curve to the left having a radius of 25.00 feet and an arc length of 39.27 feet, on a long chord of:

- (1) North 71-35-04 East 35.36 feet to point of tangency, thence
- (2) North 26-35-04 East 89.89 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 16.14 feet, on a long chord of:
- (3) North 21-57-39 East 16.12 feet to a point of tangency, thence
- (4) North 17-20-15 East 242.52 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 18.22 feet, on a long chord of:
- (5) North 12-07-03 East 18.20 feet to a point of tangency, thence
- (6) North 06-53-52 East 107.65 feet to a point at the northeasterly corner of Lot 8 Rev (*) and the southeasterly corner of Lot 12 as shown on Filed Map #05-288 (lands conveyed to the town of New Paltz, DL 4095 pg 230), thence continuing along the westerly bounds Waring Lane and along said Lot 12, lands of the Town of New Paltz the following three (3) courses and distances:
 - (7) North 06-53-52 East 117.98 feet, thence on a curve to the right having a radius of 272.50 feet and an arc length of 201.19 feet, on a long chord of:
 - (8) North 28-02-56 East 196.65 feet to a point of tangency, thence
 - (9) North 49-12-00 East 71.48 feet to a point at the northeasterly corner of Lot 12 and the southeasterly corner of Lot 14 as shown on Filed Map #05-288, thence continuing along the westerly bounds of Waring Lane and along said Lot 14 the following five (5) courses and distances:
 - (10) North 49-12-00 East 87.58 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 64.89 feet, on a long chord of:
 - (11) North 30-36-39 East 63.76 feet to a point of tangency, thence

(12) North 12-01-18 East 185.09 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 132.64 feet, on a long chord of:
(13) North 25-58-36 West 123.13 feet to a point of tangency, thence
(14) North 63-58-29 West 25.25 feet to a point at the southeasterly corner of the existing public portion of Waring Lane, thence crossing the paved road;
(15) North 25-53-31 East 50.00 feet to a point at the southeasterly corner of the lands of O'Donnell, thence running along the westerly bounds of Lent Drive and along the easterly bounds of said lands of O'Donnell the following two (2) courses and distances:
(16) North 26-02-02 East 17.75 feet, thence
(17) North 25-32-31 East 192.30 feet to a point at the northeasterly corner of said lands of O'Donnell and at the southeasterly corner of Lot 17 as shown on Filed Map #05-288, thence running along the westerly bounds of Lent Drive and along the easterly bounds of said Lot 17; on a curve to the right having a radius of 150.00 feet and an arc length of 23.57 feet, on a long chord of:
(18) North 30-02-39 East 23.55 feet to a point of tangency, thence continuing along said Lot 17 and the westerly bounds of Lent Drive as recently adjusted for road extension to Woodland Ponds (refer to Filed Map #12-101) the following four (4) courses and distances:
(19) North 34-32-48 East 106.87 feet to a point at the southwesterly corner of the revised portion of Lent Drive depicted on filed map #12-101 thence continuing along the revised westerly bounds of Lent Drive the following five courses and distances; first being on a curve to the right having a radius of 139.00 feet and an arc length of 25.25 feet, on a long chord of:
(20) North 39-45-02 East 25.21 feet to a point of tangency, thence
(21) North 44-57-16 East 89.95 feet, thence on a curve to the left having a radius of 89.00 feet and an arc length of 13.97 feet, on a long chord of:
(22) North 40-27-25 East 13.96 feet to the revised northeasterly corner of Lot 17 and the revised southeasterly corner of Lot 19 (ref. Filed map #12-101), thence continuing along the westerly bounds of Lent Drive and the easterly bounds of Lot 19, as revised, the following three (3) courses and distances; first on a curve to the left having a radius of 89.00 feet and an arc length of 2.19 feet, on a long chord of:
(23) North 35-15-11 East 2.19 feet to a point of tangency, thence
(24) North 34-32-48 East 224.94 feet, thence on a curve to the left having a radius of 61.00 feet and an arc length of 27.65 feet, on a long chord of:
(25) North 21-33-47 East 27.41 feet to a point at the revised northeasterly corner of Lot 19, thence crossing Lent Drive (Revised) and running along the southerly bounds of the lands now or formerly of Stephen Erman, thence along said lands of Erman;
(26) South 64-03-58 East 51.28 feet to a rebar set at the revised northwesterly corner of Lot 20 (ref. Filed Map #12-101), thence running along the revised easterly bounds of Lent Drive and the revised westerly bounds of Lot 20 the following three (3) courses and distances; first on a curve to the right having a radius of 111.00 feet and an arc length of 34.96 feet, on a long chord of:

- (27) South 25-31-23 West 34.82 feet to a rebar set at a point of tangency, thence
- (28) South 34-32-48 West 222.94 feet, thence on a curve to the right having a radius of 139.00 feet and an arc length of 9.11 feet, on a long chord of:
- (29) South 36-25-25 West 9.11 feet to a rebar set at the revised southwesterly corner of Lot 20 and at the revised northwesterly corner of Lot 18, thence continuing along the revised easterly bounds of Lent Drive and the revised westerly bounds of Lot 18 the following four (4) courses and distances; first continuing along a curve to the right having a radius of 139.00 feet and an arc length of 16.14 feet, on a long chord of:
- (30) South 41-37-39 West 16.13 feet to a point of tangency, thence
- (31) South 44-57-16 West 89.95 feet, thence on a curve to the left having a radius of 89.00 feet and an arc length of 16.17 feet, on a long chord of:
- (32) South 39-45-02 West 16.14 feet to a point of tangency, thence
- (33) South 34-32-48 West 106.74 feet to the southeasterly corner of the revised portion of Lent Drive depicted on filed map #12-101, thence continuing along the easterly bounds of Lent Drive and the westerly bounds of Lot 18 as originally shown on Filed Map #05-288 (05-287) on a curve to the left having a radius of 100.00 feet and an arc length of 15.72 feet, on a long chord of:
- (34) South 30-02-39 West 15.70 feet to a point of tangency at the northwesterly corner of Lot 16 as shown on Filed Map #05-288 (05-287), thence continuing along the easterly bounds of Lent Drive and along Lot 16;
- (35) South 25-32-31 West 192.87 feet, thence on a curve to the left having a radius of 25.00 feet and an arc length of 31.87 feet, on a long chord of:
- (36) South 10-58-37 East 29.75 feet to a point of reverse curvature on the northeasterly bounds of Waring Lane, thence continuing along Lot 16 and along the northeasterly bounds of Waring Lane on a curve to the right having a radius of 150.00 feet and an arc length of 46.21 feet, on a long chord of:
- (37) South 38-40-10 East 46.03 feet to a point at the southwesterly corner of Lot 16 and at the northwesterly corner of Lot 15, thence continuing along the easterly bounds of Waring Lane and along said Lot 15 the following four (4) courses and distances; first on a curve to the right having a radius of 150.00 feet and an arc length of 109.60 feet, on a long chord of:
- (38) South 08-54-39 East 107.18 feet to a point of tangency, thence
- (39) South 12-01-18 West 185.09 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 97.33 feet, on a long chord of:
- (40) South 30-36-39 West 95.63 feet to a point of tangency, thence
- (41) South 49-12-00 West 111.19 feet to a point at the southwesterly corner of Lot 15 and at the northwesterly corner of Lot 13, thence continuing along the easterly bounds of Waring Lane and running along said Lot 13 the following three (3) courses and distances:
- (42) South 49-12-00 West 47.87 feet, thence on a curve to the left having a radius of 222.50 feet and an arc length of 164.27 feet, on a long chord of:
- (43) South 28-02-56 West 160.57 feet to a point of tangency, thence

- (44) South 06-53-52 West 138.88 feet to a point at the southwesterly corner of Lot 13 and at the northwesterly corner of Lot 11, thence continuing along the easterly bounds of Waring Lane and running along said Lot 11 the following three (3) courses and distances:
- (45) South 06-53-52 West 86.76 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 27.33 feet, on a long chord of:
- (46) South 12-07-03 West 27.29 feet to a point of tangency, thence
- (47) South 17-20-15 West 171.33 feet to a point at the southwesterly corner of Lot 11 and at the northwesterly corner of Lot 9, thence continuing along the easterly bounds of Waring Lane and along said Lot 9 the following four (4) courses and distances:
- (48) South 17-20-15 West 71.19 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 24.21 feet, on a long chord of:
- (49) South 21-57-39 West 24.18 feet to a point of tangency, thence
- (50) South 26-35-04 West 89.89 feet, thence on a curve to the left having a radius of 25.00 feet and an arc length of 39.27 feet, on a long chord of:
- (51) South 18-24-56 East 35.36 feet to a point on the northerly side of the aforementioned Henry W. Dubois Drive, thence along the northerly side of the same
- (52) North 63-24-56 West 100.00 feet to the point of beginning.

Page 4 of 4

TOWN OF NEW PALTZ
STATE OF NEW YORK COUNTY OF ULSTER

-----X
In the Matter of

Laying out of "Waring Lane" and of "Lent Drive"
as Public Highways in the Town of New Paltz,
Ulster County, New York.

-----X
DEDICATION

TO: The Superintendent of Highways
of the Town of New Paltz in the
County of Ulster.

The undersigned hereby dedicates to the Town of New Paltz, Ulster County, New York, for highway purposes, the lands hereinafter described now owned by them or in which they have or may have an interest, more particularly described in the description annexed hereto as fully as if set forth herein as "Schedule A."

The above parcel of land is herein dedicated for highway purposes and is more particularly and definitely shown on maps heretofore filed in the office of the Clerk of the County of Ulster as Filed Map #05-287 and Filed Map #05-288 with portions later revised and shown on Filed Map #12-101 in the Town of New Paltz, County of Ulster, State of New York.

The undersigned for \$1.00 and other good and valuable consideration, receipt whereof is hereby acknowledge, releases the Town of New Paltz, its officers or agents, from any and all claims by reason of the use of the foregoing lands for the construction or maintenance of highways on said lands.

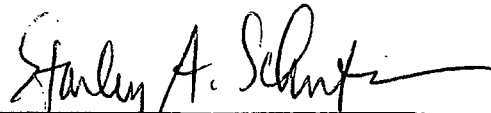
The undersigned hereby additionally offers to the Town of New Paltz, Ulster County, New York the following easements affecting the following lots shown on the aforesaid filed maps:

1. Drainage Sight and Sidewalk Easement for Lot 8A and Lot 8B;

2. Drainage Easement for Lot 9;
3. Drainage Easement for Lot 11;
4. Drainage Easement for Lot 13;
5. Drainage Easement for Lot 14;
6. Drainage Easement for Lot 15;
7. Drainage Easement for Lot 17;
8. Revised Drainage Easement and Temporary Cul-de-sac Easement for Lot 19; and
9. Revised Drainage Easement and Temporary Cul-de-sac Easement for Lot 20.

IN WITNESS WHEREOF the undersigned has hereunto set his hand and seal this 20
day of August, 2013.

NEW PALTZ VIEWS, LLC

By: 

Stanley A. Shutzman
Authorized Signator

SCHEDULE "A"

Dippel Land Surveyors
David Hale Dippel, PLS NYS #050677

Revised: December 6, 2012

Survey Description Prepared for: New Paltz Views, LLC
Refer to DLS File No. 3710 (comprehensive)

Survey Description

All that proposed roadway for public dedication know as "Waring Lane" and "Lent Drive" as shown on filed map #05-287 and filed map #05-288 with portions later revised and shown on filed map #12-101, situate in the Town of New Paltz, County of Ulster and State of New York and being more particularly bounded and described as follows:

Beginning at a point on the northeasterly side of Henry W. Dubois Drive, at the southeasterly corner of Lot 8 Rev. as shown on Filed Map #05-288 (* recently re-subdivided; refer to the newly created "Lot 8 B" as shown on New Paltz Views Subdivision of Lot 8 Rev. c.2012), and at the southwesterly corner of Waring Lane, thence running the westerly bounds of Waring Lane and along said Lot 8 Rev.(*) the following six (6) courses and distances; first on a curve to the left having a radius of 25.00 feet and an arc length of 39.27 feet, on a long chord of:

- (1) North 71-35-04 East 35.36 feet to point of tangency, thence
- (2) North 26-35-04 East 89.89 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 16.14 feet, on a long chord of:
- (3) North 21-57-39 East 16.12 feet to a point of tangency, thence
- (4) North 17-20-15 East 242.52 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 18.22 feet, on a long chord of:
- (5) North 12-07-03 East 18.20 feet to a point of tangency, thence
- (6) North 06-53-52 East 107.65 feet to a point at the northeasterly corner of Lot 8 Rev (*) and the southeasterly corner of Lot 12 as shown on Filed Map #05-288 (lands conveyed to the town of New Paltz, DL 4095 pg 230), thence continuing along the westerly bounds Waring Lane and along said Lot 12, lands of the Town of New Paltz the following three (3) courses and distances:
- (7) North 06-53-52 East 117.98 feet, thence on a curve to the right having a radius of 272.50 feet and an arc length of 201.19 feet, on a long chord of:
- (8) North 28-02-56 East 196.65 feet to a point of tangency, thence
- (9) North 49-12-00 East 71.48 feet to a point at the northeasterly corner of Lot 12 and the southeasterly corner of Lot 14 as shown on Filed Map #05-288, thence continuing along the westerly bounds of Waring Lane and along said Lot 14 the following five (5) courses and distances:
- (10) North 49-12-00 East 87.58 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 64.89 feet, on a long chord of:
- (11) North 30-36-39 East 63.76 feet to a point of tangency, thence

- (12) North 12-01-18 East 185.09 feet, thence on a curve to the left having a radius of 100.00 feet and an arc length of 132.64 feet, on a long chord of:
- (13) North 25-58-36 West 123.13 feet to a point of tangency, thence
- (14) North 63-58-29 West 25.25 feet to a point at the southeasterly corner of the existing public portion of Waring Lane, thence crossing the paved road;
- (15) North 25-53-31 East 50.00 feet to a point at the southeasterly corner of the lands of O'Donnell, thence running along the westerly bounds of Lent Drive and along the easterly bounds of said lands of O'Donnell the following two (2) courses and distances:
- (16) North 26-02-02 East 17.75 feet, thence
- (17) North 25-32-31 East 192.30 feet to a point at the northeasterly corner of said lands of O'Donnell and at the southeasterly corner of Lot 17 as shown on Filed Map #05-288, thence running along the westerly bounds of Lent Drive and along the easterly bounds of said Lot 17; on a curve to the right having a radius of 150.00 feet and an arc length of 23.57 feet, on a long chord of:
- (18) North 30-02-39 East 23.55 feet to a point of tangency, thence continuing along said Lot 17 and the westerly bounds of Lent Drive as recently adjusted for road extension to Woodland Ponds (refer to Filed Map #12-101) the following four (4) courses and distances:
- (19) North 34-32-48 East 106.87 feet to a point at the southwesterly corner of the revised portion of Lent Drive depicted on filed map #12-101 thence continuing along the revised westerly bounds of Lent Drive the following five courses and distances; first being on a curve to the right having a radius of 139.00 feet and an arc length of 25.25 feet, on a long chord of:
- (20) North 39-45-02 East 25.21 feet to a point of tangency, thence
- (21) North 44-57-16 East 89.95 feet, thence on a curve to the left having a radius of 89.00 feet and an arc length of 13.97 feet, on a long chord of:
- (22) North 40-27-25 East 13.96 feet to the revised northeasterly corner of Lot 17 and the revised southeasterly corner of Lot 19 (ref. Filed map #12-101), thence continuing along the westerly bounds of Lent Drive and the easterly bounds of Lot 19, as revised, the following three (3) courses and distances; first on a curve to the left having a radius of 89.00 feet and an arc length of 2.19 feet, on a long chord of:
- (23) North 35-15-11 East 2.19 feet to a point of tangency, thence
- (24) North 34-32-48 East 224.94 feet, thence on a curve to the left having a radius of 61.00 feet and an arc length of 27.65 feet, on a long chord of:
- (25) North 21-33-47 East 27.41 feet to a point at the revised northeasterly corner of Lot 19, thence crossing Lent Drive (Revised) and running along the southerly bounds of the lands now or formerly of Stephen Erman, thence along said lands of Erman;
- (26) South 64-03-58 East 51.28 feet to a rebar set at the revised northwesterly corner of Lot 20 (ref. Filed Map #12-101), thence running along the revised easterly bounds of Lent Drive and the revised westerly bounds of Lot 20 the following three (3) courses and distances; first on a curve to the right having a radius of 111.00 feet and an arc length of 34.96 feet, on a long chord of:

- (27) South 25-31-23 West 34.82 feet to a rebar set at a point of tangency, thence
- (28) South 34-32-48 West 222.94 feet, thence on a curve to the right having a radius of 139.00 feet and an arc length of 9.11 feet, on a long chord of:
- (29) South 36-25-25 West 9.11 feet to a rebar set at the revised southwesterly corner of Lot 20 and at the revised northwesterly corner of Lot 18, thence continuing along the revised easterly bounds of Lent Drive and the revised westerly bounds of Lot 18 the following four (4) courses and distances; first continuing along a curve to the right having a radius of 139.00 feet and an arc length of 16.14 feet, on a long chord of:
- (30) South 41-37-39 West 16.13 feet to a point of tangency, thence
- (31) South 44-57-16 West 89.95 feet, thence on a curve to the left having a radius of 89.00 feet and an arc length of 16.17 feet, on a long chord of:
- (32) South 39-45-02 West 16.14 feet to a point of tangency, thence
- (33) South 34-32-48 West 106.74 feet to the southeasterly corner of the revised portion of Lent Drive depicted on filed map #12-101, thence continuing along the easterly bounds of Lent Drive and the westerly bounds of Lot 18 as originally shown on Filed Map #05-288 (05-287) on a curve to the left having a radius of 100.00 feet and an arc length of 15.72 feet, on a long chord of:
- (34) South 30-02-39 West 15.70 feet to a point of tangency at the northwesterly corner of Lot 16 as shown on Filed Map #05-288 (05-287); thence continuing along the easterly bounds of Lent Drive and along Lot 16;
- (35) South 25-32-31 West 192.87 feet, thence on a curve to the left having a radius of 25.00 feet and an arc length of 31.87 feet, on a long chord of:
- (36) South 10-58-37 East 29.75 feet to a point of reverse curvature on the northeasterly bounds of Waring Lane, thence continuing along Lot 16 and along the northeasterly bounds of Waring Lane on a curve to the right having a radius of 150.00 feet and an arc length of 46.21 feet, on a long chord of:
- (37) South 38-40-10 East 46.03 feet to a point at the southwesterly corner of Lot 16 and at the northwesterly corner of Lot 15, thence continuing along the easterly bounds of Waring Lane and along said Lot 15 the following four (4) courses and distances; first on a curve to the right having a radius of 150.00 feet and an arc length of 109.60 feet, on a long chord of:
- (38) South 08-54-39 East 107.18 feet to a point of tangency, thence
- (39) South 12-01-18 West 185.09 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 97.33 feet, on a long chord of:
- (40) South 30-36-39 West 95.63 feet to a point of tangency, thence
- (41) South 49-12-00 West 111.19 feet to a point at the southwesterly corner of Lot 15 and at the northwesterly corner of Lot 13, thence continuing along the easterly bounds of Waring Lane and running along said Lot 13 the following three (3) courses and distances:
- (42) South 49-12-00 West 47.87 feet, thence on a curve to the left having a radius of 222.50 feet and an arc length of 164.27 feet, on a long chord of:
- (43) South 28-02-56 West 160.57 feet to a point of tangency, thence

- (44) South 06-53-52 West 138.88 feet to a point at the southwesterly corner of Lot 13 and at the northwesterly corner of Lot 11, thence continuing along the easterly bounds of Waring Lane and running along said Lot 11 the following three (3) courses and distances:
- (45) South 06-53-52 West 86.76 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 27.33 feet, on a long chord of:
- (46) South 12-07-03 West 27.29 feet to a point of tangency, thence
- (47) South 17-20-15 West 171.33 feet to a point at the southwesterly corner of Lot 11 and at the northwesterly corner of Lot 9, thence continuing along the easterly bounds of Waring Lane and along said Lot 9 the following four (4) courses and distances:
- (48) South 17-20-15 West 71.19 feet, thence on a curve to the right having a radius of 150.00 feet and an arc length of 24.21 feet, on a long chord of:
- (49) South 21-57-39 West 24.18 feet to a point of tangency, thence
- (50) South 26-35-04 West 89.89 feet, thence on a curve to the left having a radius of 25.00 feet and an arc length of 39.27 feet, on a long chord of:
- (51) South 18-24-56 East 35.36 feet to a point on the northerly side of the aforementioned Henry W. Dubois Drive, thence along the northerly side of the same
- (52) North 63-24-56 West 100.00 feet to the point of beginning.

Page 4 of 4