

This Indenture,

Made the First day of October Nineteen Hundred and
Forty-Two.

Between GEORGE E. HOFFMAN and ELEINOR G. HOFFMAN, his wife,
residing at No. 467 North Main Street in the City of
Canandaigua, County of Ontario and State of New York,

parties of the first part, and
OTIS GRAY residing in the Village of North Rose,
County of Wayne and State of New York,

party of the second part,
Witnesseth, that the parties of the first part, in consideration of
ONE ----- Dollar
(\$ 1.00) lawful money of the United States, and other good and
valuable consideration paid by the party of the second part,
do hereby grant and release unto the party of the second part,
his heirs and assigns forever, all THAT TRACT OR PARCEL OF LAND,
situated in the County of Onondaga and State of New York, being Lot
Number Two (2) in Block Five (5) of the Everingham Tract, according to
a map of said Tract, made by Morrison and Farrington, C. E., dated
March 4, 1911 and filed in the Onondaga County Clerk's office May 1,
1911, said lot having a frontage of fifty (50) feet on the North side
of Ruhamah Avenue, same in rear and being one hundred and sixty-five
(165) feet deep. It is further understood and agreed between the
parties hereto, that the said second party, his heirs, executors,
administrators or assigns, or their successors or successors in interest,
shall not, for a period of ninety-nine (99) years from this date
(August 4, 1925) sell any intoxicating liquors on said premises or use
said premises or any part thereof for any business or manufacturing
purposes or build or maintain any dwelling house within twenty (20)
feet of the street line or build or maintain any house, barn or other
building on said premises less than three (3) feet from any of the
other boundary lines of said lot, and any dwelling hereafter, built on

said premises shall cost at least twenty-five hundred dollars (\$2500.00) and no barn shall be built or maintained on said premises, less than seventy-five (75) feet of the street line, it being agreed and understood that said premises are to be used for residence purposes only, and cannot be sold to Negroes, Italians, foreigners that might have a tendency to decrease the valuation of adjoining properties. It is herein expressly agreed, that all the foregoing restrictions and conditions are and shall be covenants running with the land, and the same and each of them shall be valid and binding on said second party, his heirs, executors and administrators and assigns, grantees and the owner or owners of said premises for the full term of said ninety-nine (99) years from this date (August 4, 1925) and all the foregoing stipulations and covenants are to apply to and bind the heirs, executors, administrators and assigns of said second party.

Being the same premises conveyed to George E. Hoffman and Eleinor G. Hoffman, his wife, by deed dated August 15, 1927 and recorded in Onondaga County Clerk's office on August 17, 1927 in Liber 582 of Deeds at page 424.

Together with the appurtenances and all the estate and rights of the parties 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, his heirs and assigns forever.

And said GEORGE E. HOFFMAN and ELEINOR G. HOFFMAN, his wife, covenant as follows:

First. That the party of the second part shall quietly enjoy the said premises;

Second. That said GEORGE E. HOFFMAN and ELEINOR G. HOFFMAN, his wife, will forever warrant the title to said premises.

In Witness Whereof, the parties of the first part have hereunto set their hands and seals the day and year first above written.

In Presence of

George Hoffman

L.S.

Eleanor G. Hoffman

L.S.

L.S.

L.S.

BOOK 1031 PAGE 498]

State of New York
County of Ontario } ss..
City of ~~Canandaigua~~

On this 1st

day of ~~October~~

Nineteen Hundred and
Forty-Two before me, the subscriber, personally appeared

GEORGE E. HOFFMAN and ELEINOR G. HOFFMAN, his wife,

to me personally known and known to me to be the same person described in and who executed the within Instrument, and they severally acknowledged to me that they executed the same

J. Gordon Lewis

Notary Public

STATE OF NEW YORK, } ss.:
County of Ontario,

I, FRED M. BELL, Clerk of the County of ~~Ontario~~, and also Clerk of the County Court of said County and of the Supreme Court, both being Courts of Record, having a common seal do hereby certify that

whose name is subscribed to the certificate of proof, acknowledgment or affidavit of the annexed instrument in writing, was, at the time of taking such proof, acknowledgment or affidavit, a

NOTARY PUBLIC

in and for said County, duly Commissioned and sworn and authorized to take and Certify the same; and authorized by the Laws of said State to take the acknowledgments and proofs of deeds or conveyances for land, tenements or hereditaments in said State of New York; and further, that I am well acquainted with the handwriting of such Notary Public and verily believe the signature to the said certificate of proof, acknowledgment or affidavit is genuine.

In Witness Whereof, I have hereunto set my hand and affixed the seal of said County and Courts at ~~Canandaigua~~, N. Y., the 1st day of ~~October~~

1942

Fred M. Bell, Clerk
Deputy

Recorded this 23rd day of October 1942

at 1:29 P. M. *M. Goldfarb, Clerk*