Legal Description
Lot 2

All that certain plot, piece or parcel together with the buildings and improvements thereon erected, situate, lying and being in the Town of New Windsor, County of Orange and State of New York, being shown as Lot 2 on a plan to be filed in the Orange County Clerk's office entitled: "Subdivision Plan, Stewart Terrace, New York State Route 207, Town of New Windsor, Orange County, New York, Project Number: 0216", Scale: 1"=150'; Dated: October 2, 2002 and prepared by BL Companies, being more particularly bounded and described as follows:

Commencing at a point in the westerly line of lands now or formerly Metropolitan Transportation Authority as conveyed in a deed recorded in Liber 1896 Page 319 of the Office of the Clerk of Orange County, said point being North 02 degrees 03 minutes 14 seconds West a distance of 528.58 feet from the northerly side of New York State Highway Route No. 207,

Thence running along lands of Metropolitan Transportation Authority the following course and distance:

(1) South 85 degrees 42 minutes 23 seconds West a distance of 253.10 feet to the **TRUE** point and place of beginning, said point also being the southeasterly corner of the herein described parcel of land;

Thence continuing along lands of Metropolitan Transportation Authority the following courses and distances:

(2) South 85 degrees 42 minutes 23 seconds West a distance of 629.55 feet to a point;

(3) North 63 degrees 15 minutes 49 seconds West a distance of 1,709.43 feet to a point;

(4) North 15 degrees 15 minutes 49 seconds East a distance of 605.00 feet to a chisel mark;

(5) North 75 degrees 54 minutes 50 seconds East a distance of 964.95 feet to a point;

Thence running along Lot 1 as shown on said plan the following courses and distances:

(6) South 27 degrees 34 minutes 53 seconds East a distance of 708.57 feet to a point;

(7) South 78 degrees 31 minutes 38 seconds East a distance of 184.23 feet to a point;

(8) South 58 degrees 11 minutes 58 seconds East a distance of 394.98 feet to a point;

(9) North 75 degrees 55 minutes 10 seconds East a distance of 28.01 feet to a point;

(10) Along a curve to the right having a radius of 50.00 feet, central angle of 81 degrees 37 minutes 54 seconds, length of 78.36 feet and a chord bearing of South 63 degrees 15 minutes 54 seconds East a distance of 71.90 feet to a point;

(11) Along a curve to the right having a radius of 600.00 feet, central angle of 17 degrees 40 minutes 36 seconds, length of 185.11 feet and a chord bearing of South 13 degrees 36 minutes 41 seconds East a distance of 184.38 feet to a point;

(12) South 04 degrees 46 minutes 20 seconds East a distance of 262.26 feet to a point;

(13) North 85 degrees 13 minutes 40 seconds East a distance of 41.37 feet to a point;

(14) South 04 degrees 46 minutes 20 seconds East a distance of 205.67 feet to the point and place of beginning.

Containing 1,919,203 square feet or 44.059 acres.