

Legal Authority
for
Huntington Hills Inc
Board of Directors

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In the Matter

Of

Huntington Hills, Inc.

Certificate of Incorporation

Filed March 7, 1922 ✓

Monroe County Clerk's Office
Box No. 101

Purposes: To acquire by purchase, lease or otherwise, improve and develop real property; to let, use, repair, grade, pave and dedicate roads, streets, highways, courts, paths, walks, parks and playgrounds; to buy, sell, mortgage, exchange, lease, let, hold for investment or otherwise, use and operate in real estate and any right or interest therein, etc.

Duration: Perpetual.

Notice of Dissolution filed in Monroe County Clerk's Office September 14, 1949.

In the Matter

Of

Huntington Hills, Inc.
a membership corporation

Certificate of Incorporation

Filed September 20, 1949 ✓
Monroe County Clerk's Office
Box No. 232

Recites: Forming a membership corporation pursuant to the Membership Corporations Law of the State of New York. Purposes for which formed, among other things - to take, receive, maintain and hold title to real property, including but not being limited to roadways and lands designated as "Commons" as shown on maps filed in Monroe County Clerk's Office and any and all appurtenances thereto located wholly or partly within the so-called Huntington Hills Subdivision as laid down upon any maps heretofore filed in said Monroe County Clerk's Office, which subdivision is situate in the Town of Irondequoit, Monroe County, New York; and to take or to receive title to said real property or any personal property by virtue of any purchase, conveyance, gift, devise or bequest, and to maintain and hold the same in its name but for the exclusive use and benefit of its members; and generally to foster and maintain attractive, healthful and pleasant living conditions for the benefit of the residents of said tract or subdivision; not, however to include engaging in business in any form for profit.

Huntington Hills, Inc.
a domestic stock
Corporation

-TO-

Huntington Hills, Inc.

EXPLANATORY

Deed

Covenant Against Grantor's Acts

Dated April 6, 1949

Ack. April 6, 1949

April 9, 1949

Rec. September 7, 1950 ✓

Liber 2635 of Deeds, page 99

Conveys: All that tract or parcel of land situate in the Town of Irondequoit, Monroe County, New York, shown on a map of Huntington Hills Subdivision as filed in Monroe County Clerk's Office in Liber 49 of Maps, page 16 and 17, as roadways, pathways and commons and any other lands not denoted on said maps as residential or garden plots, reference being made to Deed from E. Maurice Trimble and wife to Huntington Hills, Inc., dated March 15, 1922 and recorded in Monroe County Clerk's Office in Liber 1164 of Deeds, page 38 for a more particular description of the premises hereby intended to be conveyed.

First party does also hereby release, grant and convey any and all other rights whatsoever which it may have in and to any premises within the confines of the Huntington Hills, Inc. Subdivision as said subdivision may be shown upon any resubdivision map of said subdivision or upon any supplemental maps or maps amendatory to the map above referred to which may have heretofore been filed in Monroe County Clerk's Office.

First party does also hereby release, assign, grant and convey to second party any and all rights which it may have by reason in any instrument of record to which the first party may have been a party, including but without limitation to any power to approve plans and location of residences and garages upon residential lots in said subdivision, the right and power to exercise control and dominion over the so-called commons, roadways and parthways and any other premises within

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the confines of the Huntington Hills Subdivision over which it had any power or control to the same effect and to the same extent as if second party were a party to all instruments, deeds or otherwise heretofore executed by or delivered to first party.

Subject to: Any and all public utility easements of record which may affect the premises herein conveyed, and subject to the restrictions which now bind the premises herein conveyed, and further subject to the easements which owners of residential lots have in common with each other to use the commons, roadways, pathways and other premises within the confines of Huntington Hills Subdivision.

This conveyance is made by reason of dissolution of first party as a domestic stock corporation and by reason of creation of second party as a membership corporation, the membership of which corporation is limited to persons who are residents in or owners of lots in the Huntington Hills Subdivision, subject, however, to approval membership pursuant to the by-laws of second party.

This conveyance is made pursuant to consent of stockholders at the regular annual meeting of first party on January 10, 1949 and pursuant to resolution of Board of Directors at a special meeting of said Board of _____.

This instrument is also executed by second party as evidence of its assumption of the rights, powers and duties transferred and delegated herein.

Contains "Lien Fund" Clause.

NOTE: Second party also executes and acknowledges this instrument.
