

To all People to whom these Presents shall come.—Greeting:

Know Ye, That I, J. GEORGE NAJJAR

of the Town of Danbury County of Fairfield and State of Connecticut,
for the consideration of one dollar and other valuable consideration received to my full
satisfaction of LOUIS A. BALDWIN of said Danbury

Do give, grant, bargain, sell and confirm unto the said LOUIS A. BALDWIN

A certain piece or parcel of land in the Town of Bethel, County of Fairfield and State of Connecticut, and being known as Lot # 1 on a map of said property and bounded and described as follows:

Beginning at an iron pin in the center of an old barway on the Northern boundary of U.S. Route No. 6, which point is 133.8 feet west of the corner of Vail Road; thence westerly along the northerly boundary of said Route 6 a distance of 289.16 feet to a drill hole in a boulder; thence North 13°08' E. 354.9 feet more or less to an iron pipe; thence S 76°47' E 208.8 feet more or less to an iron pipe; thence S 14°09' W 333.8 feet more or less to the point of beginning.

Bounded on the North East and West by other land of the grantor and on the South by the highway. Designated as Lot #1 on a certain map entitled "Lapd of George Najjar, Stony Hill District, Bethel, Conn. Robert E. Ladd, Surveyor, June 1946."

No building hereon may be used for the manufacture or sale of intoxicating liquors, or restaurant, market, public garage or dog kennels.

There shall be no outside toilets and a septic tank shall be installed with each residence.

The foregoing restrictions shall not be binding upon the grantee unless it shall be binding upon all property holders in the development referred to by the aforesaid map.

It is not intended that any of the foregoing restrictions shall prevent the use of any premises by a physician for his general practice of medicine, however, nor portion shall be used for a hospital or sanatorium.
\$3.65 S. Rev. stamps affixed and cancelled.

To Have and to Hold the above-granted and bargained premises, with the privileges and appurtenances thereof, unto him the said Grantee his heirs and assigns forever, to him and their own proper use and behoof. And also, I the said Grantor do for my self my heirs, executors, and administrators, covenant with the said Grantee his heirs and assigns, that at and until the encasing of these presents I am well seized of the premises as a good indefeasible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and form as is above written; and that the same is free from all incumbrances whatsoever.

And Furthermore, I the said Grantor do by these presents bind my self and my heirs forever to WARRANT AND DEFEND the above-granted and bargained premises to him the said Grantee his heirs and assigns, against all claims and demands whatsoever.

In Witness Whereof, I

have hereunto set my hand and seal this 19th day of September A. D., 1946.

Signed, sealed and delivered in presence of

Louis George

J. George Najjar

[L. S.]

Catherine Borodenko

[L. S.]

[L. S.]

State of Connecticut, Fairfield County, ss. Danbury September 19

A. D. 19 46.

PERSONALLY APPEARED

J. George Najjar

his

signer and sealer of the foregoing instrument, and acknowledged the same to be free act and deed, before me.

Louis George

Notary Public.

Comm. of Superior Court for Fairfield County

Received for record,

Dec. 7

1946,

9 h. - m. A. M.

James H. Bailey

TOWN CLERK.

To all People to whom these Presents shall come, - Greeting:

I, ~~L. Knice Jr.~~ ~~Thos. J. J.~~ LOUIS A. BALDWIN

of the Town of Bethel County of Fairfield and State of Connecticut,
for the consideration of One dollar and other valuable consideration received to my full
satisfaction of FRANK HODSON and AGNES M. HODSON
OF Bridgeport, Fairfield County, State of Connecticut

Do give, grant, bargain, sell and confirm unto the said FRANK HODSON and AGNES HODSON
AND UNTO THE SURVIVOR OF THEM AND UNTO SUCH SURVIVOR'S HEIRS AND ASSIGNS FOREVER.

A certain place or parcel of land in the Town of Bethel, County of Fairfield and State
of Connecticut, and being known as Lot # 1 on a map of said property and bounded and
described as follows:

Beginning at an iron pipe in the center of an old barway on the Northern boundary of
U S Route #6, which point is 133 1/2 feet west of the corner of Vail Road; thence westerly
along the northerly boundary of said Route 6 a distance of 283.16 feet to a drill hole
in a boulder; thence N 13° 08' E 345.9 feet, more or less, to an iron pipe; thence S 76° 47'
E 288.8 feet, more or less, to an iron pipe; thence S 14° 09' W 333.8 feet, more or less
to the point of beginning.

Bounded on the North, East and West by other land of J. George Najjar and bounded on the
South by the Highway, Designated as Lot #1 on a certain map entitled "Land of George Najjar",
Najjar, Stony Hill District, Bethel, Conn. Robert E. Ladd, Surveyor, June, 1946."

\$4.40 U S Rev stamps affixed.

To Have and to Hold the above-granted and bargained premises, with the privileges and appurtenances thereof,
unto them the said Grantee s and unto the survivor of them and unto such survivor's

heirs and assigns forever, to them and their own proper use and behoof. And also, I the said Grantor
do for my self and my heirs, executors, and administrators, covenant with the
said Grantee s and with the s rvivor of them and with such survivor's

heirs and assigns, that at and until the enacting of these presents I am well seized of the
premises as a good indefeasible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and
form as is above written; and that the same is free from all incumbrances whatsoever.

And Furthermore, I the said Grantor do by these presents bind my self and my
heirs forever to WARRANT AND DEFEND the above-granted and bargained premises to them the said Grantee
and to the s rvivor of them and to such survivor's

heirs and assigns, against all claims and demands whatsoever.

In Witness Whereof, I

have hereunto set my hand and seal this 2 day of May A. D. 19 51.

Signed, sealed and delivered in the presence of

A. P. LaValla
Herbert B. Wanderer

Louis A. Baldwin [L. S.]
[L. S.]
[L. S.]

State of Connecticut, Fairfield County, ss.

Danbury May 2

A. D. 19 51.

PERSONALLY APPEARED

Louis A. Baldwin

signer and sealer of the foregoing instrument, and acknowledged the same to be his
free act and deed, before me.

Herbert B. Wanderer
Commissioner of Superior Court

My Comm. Expires

Received for record, May 3

1951, 6 h. 0 m. A. M.

TOWN CLERK.

To all People to whom these Presents shall come, - Greeting:

Know Ye, That WE, FRANK HODSON and AGNES M. HODSON

of the Town of Bethel County of Fairfield and State of Connecticut,

for the consideration of One Dollar and other valuable consideration received to our full satisfaction of ROBERT G. HODSON of the Town of Danbury, said County and State, and MAURICE W. DEANER of Bridgeport, Connecticut

Do give, grant, bargain, sell and confirm unto the said ROBERT G. HODSON and MAURICE W. DEANER All that certain piece, parcel or tract of land, together with the buildings and improvements thereon, situated in the Town of Bethel, bounded and described as follows:

NORTHERLY: 288.8 feet by land of the Foremost Electric Company, Inc. and by land of the State of Connecticut, each in part;

EASTERLY: 333.8 feet by land of Ebbie Thompson and by land of Emil and Ramo Garelli, each in part;

SOUTHERLY: 289.16 feet by Stony Hill Road;

WESTERLY: 354.9 feet by land of Foremost Electric Company, Inc., all of the distances and bounding owners mentioned herein being more or less and now or formerly respectively.

The above described premises are all of the same premises conveyed to Frank and Agnes M. Hodson by Louis A. Baldwin by Warranty Deed dated May 2, 1951 and recorded in Volume 52 at page 130 of the Bethel Land Records.

Said premises are subject to the following:

1. Any and all provisions of any ordinance, municipal regulations or public or private law.

2. Taxes to the Town of Bethel on the list of October 1, 1963.

3. Effect, if any, of restrictions set forth in a certain Warranty Deed from George Hajjar to Louis A. Baldwin dated September 19, 1946 and recorded in the Bethel Land Records in Volume 44 at page 540.

\$49.50 REVENUE STAMPS AFFIXED.

To Have and to Hold the above-granted and bargained premises, with the privileges and appurtenances thereof, unto them the said Grantees, their heirs successors

have and assigns forever, to them and their own proper use and behoof. And also, we the said Grantors do for ourselves & our heirs, executors, and administrators, covenant with the said Grantee & their successors,

heirs and assigns, that at and until the sealing of these presents we are well seized of the premises as a good indefeasible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and form as is above written; and that the same is free from all incumbrances whatsoever, except as hereinbefore mentioned.

And Furthermore, we the said Grantors do by these presents bind ourselves and our heirs, executors, administrators, and assigns to warrant and defend the above-granted and bargained premises to them the said Grantee & their successors,

heirs and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

In Witness Whereof, we

have herunto set our hands and seals this 19th day of March A. D. 1964

Signed, sealed and delivered in the presence of

James C. Driscoll, Jr.

Frank Hodson (L. S.)

Angeline Belardinelli

Agnes M. Hodson (L. S.)

(L. S.)

State of Connecticut, Fairfield County, ss. Bethel
On this the 19th day of March, 1964, before me, JAMES C. DRISCOLL, JR. the undersigned/
PERSONALLY APPEARED FRANK HODSON and AGNES M. HODSON known to me (or satisfactorily
proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same
for the purposes therein contained.

IN WITNESS WHEREOF, I herunto set my hand and official seal.
James C. Driscoll, Jr. Commissioner of the Superior Court

Received for record, March 20, 1964, 3 h. 1 m. P. M.

Carl J. Thompson
TOWN CLERK.

QUIT CLAIM DEED

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, That I, ROBERT G. HODSON of the Town of Danbury, County of Fairfield and State of Connecticut, for the consideration of One Dollar and other valuable considerations received to my full satisfaction of MAURICE W. DEANER of the City of Bridgeport, County of Fairfield and State of Connecticut, do remise, release and forever QUIT-CLAIM unto the said MAURICE W. DEANER, his heirs and assigns forever, all the right, title, interest, claim and demand whatsoever as I the said Releasor have or ought to have in or to all that certain piece or parcel of land, with the buildings thereon, situated in the Town of Bethel, County of Fairfield and State of Connecticut, bounded and described as follows:

NORTHERLY: 288.8 feet by land of the Foredom Electric Company, Inc. and by land of the State of Connecticut, each in part;

EASTERLY: 333.8 feet by land of Ebbie Thompson and by land of Emil and Nemo Garella, each in part;

SOUTHERLY: 289.16 feet by Stony Hill Road;

WESTERLY: 354.9 feet by land of Foredom Electric Company, Inc. all of the distances and bounding owners mentioned herein being now or formerly and more or less.

The above described premises are all of the same premises conveyed to Frank and Agnes M. Hodson by Louise A. Baldwin by Warranty Deed dated May 2, 1951 and recorded in Volume 52 at page 130 of the Bethel Land Records.

Said premises are subject to the following:

1. Any and all provisions of any ordinance, municipal regulations or public or private law.

2. Taxes to the Town of Bethel on the list of October 1, 1963.

3. A mortgage to The Connecticut National Bank dated March 19, 1964.

\$5.50 REVENUE STAMPS AFFIXED.

TO HAVE AND TO HOLD the premises, with all the appurtenances, unto the said Releasee his heirs and assigns forever, so that neither I the Releasor nor my heirs nor any other person under me or them shall hereafter have any claim, right or title in or to the premises, or any part thereof, but therefrom I and they are by these presents forever barred and excluded.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 6th day of July A. D. 1964.

Signed, sealed and delivered in presence of

Angeline Belardinelli

Flossie Armstrong

Robert G. Hodson (LS)

STATE OF CONNECTICUT

COUNTY OF FAIRFIELD ss. Bethel

On this the 6th day of July, 1964, before me, ANGELINE BELARDINELLI the undersigned officer, personally appeared ROBERT G. HODSON known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Angeline Belardinelli, Notary Public

Received for record on July 6, 1964 at 3.30 P. M.

Emil J. Schumann
Town Clerk

MORTGAGE DEED

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, That I, JOHN H. LENT of the Town of Bethel in the County of Fairfield and State of Connecticut, for the consideration of TWELVE THOUSAND (12,000.00) Dollars received to my full satisfaction of the SAVINGS BANK OF DANBURY, a specially chartered corporation of the State of Connecticut, located in the Town of Danbury, County of Fairfield and State of Connecticut, do give, grant, bargain, sell and confirm unto the said SAVINGS BANK OF DANBURY, its successors and assigns forever, the following described tract of land with the buildings thereon, situate in said Bethel, known and designated as Lot #2 on a certain Map entitled "Subdivision, Property of Ann and Harry E. Lent, Old Hawleyville Road, Stony Hill District, Bethel, Conn., Scale 1"=40", dated June 3, 1964", certified substantially correct by Douglas Watson, P.E. and L.S., which map is on file or to be filed in the office of the Town Clerk of said Bethel and to which Map reference is hereby had for a more particular description of said premises.

Said premises are further bounded and described as follows: Beginning at a point in a stone wall on the Easterly boundary line of Old Hawleyville Road, so-called, which point lies S 16° 00' East, 156.00 feet as measured along said stone wall from land now or formerly of Walter Lehner; thence running from said beginning point along other land now or formerly of Harry E. Lent and Ann Lent, N 74° 00' East, 270 feet; S 16° 04' East, 75.53 feet; thence continuing along other land now or formerly now or formerly of the said Lents being a passway, S 57° 04' West, 280.08 feet to a stone wall being the Easterly boundary line of Old Hawleyville Road; thence running North 16° 00' West 156.53 feet to the point or place of beginning.

TOGETHER with the right to pass and repass over and across said passway contiguous with and adjacent to the Southerly boundary line of the hereinbefore described premises.

Together with all improvements including all screens, awnings, plumbing, heating, gas and electrical fixtures and other equipment necessary or incidental to the proper use thereof, now located on or hereafter placed upon said premises, all of which are declared to be a part of the realty.

TO HAVE AND TO HOLD the above granted and bargained premises, with the privileges and appurtenances thereof, unto the said SAVINGS BANK OF DANBURY, and its successors and assigns forever, to its and their own proper use and behoof. And also I the said grantor, do for myself and my heirs, executors and administrators covenant with the said SAVINGS BANK OF DANBURY, and its successors and assigns, that at, and until the ensueing of these presents I am well seized of the premises as a good and indefeasible estate in fee simple, and have good right to bargain and

Received for record on July 6, 1964 at 3.30 P. M.

said note or in this mortgage, such rents shall be paid to the Grantor, but upon the occurrence of any such default, all of such rents shall, at the option of the Grantee upon notification to the lessee and without any notice to the Grantor, become payable to the Grantee until such time as said note is fully paid.

NOW THEREFORE, if all agreements hereinabove contained shall be fully performed, and said note paid in all respects according to its tenor, then this deed shall be void, otherwise to remain in full force and effect.

The covenants herein contained shall bind, and the benefits and advantages shall enure to, the respective heirs, executors, administrators, successors and assigns of the Grantor and Grantee, Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal this 16th day of December, 1964.

Signed, sealed and delivered in presence of

James C. Driscoll, Jr.

William E. Anderson

Virgil N. Davenport

Barbara M. Davenport

(LS)

(LS)

STATE OF CONNECTICUT

COUNTY OF FAIRFIELD ss. Bethel, December 16, A. D. 1964

Personally appeared VIRGIL N. DAVENPORT and BARBARA M. DAVENPORT, signers and sealers of the foregoing instrument, and acknowledged the same to be their free act and deed, before me.

James C. Driscoll, Jr.

Notary Public

Received for record on Jan. 18, 1965 at 1.31 P. M.

LIS PENDENS

KNOW ALL MEN BY THESE PRESENTS That notice is hereby given of the pendency of a civil action wherein THE FAIRFIELD COUNTY TRUST COMPANY a corporation organized and existing under the laws of the State of Connecticut and located and doing business in the City of Danbury, is the Plaintiff and ROBERT G. HODSON, of said City of Danbury, D. JOSEPH LANE, TRUSTEE, also of said City of Danbury, FRED FOSHARY, JR. of the Town of Bethel, County of Fairfield and State of Connecticut, doing business as P & M BLACKTOP SERVICE, J. ENNIS McQUAIL, TRUSTEE, of the Town of Newtown, in said County and State, NATIONAL LUMBER, INC., a Connecticut corporation having an office and place of business in the Town of North Haven, County of New Haven, State of Connecticut, RAYMOND ERHARDT of the said City of Danbury, RAYMOND ERHARDT, JR. and ARTHUR ERHARDT both of the Town of New Fairfield in said County and State doing business as R. F. ERHARDT & SONS, ARTHUR ERHARDT of said Town of New Fairfield, DAN-RIDGE CHEVROLET COMPANY, a Connecticut corporation having an office and place of business in said City of Danbury, M & M SEPTIC TANK CO., INC., a Connecticut corporation having an office and place of business in said City of Danbury, BERNARD J. DOLAN COMPANY, INC., a Connecticut corporation having an office and place of business in the Town of Bethel in said County and State and BRUCE GEMMILL and DRUSILLA GEMMILL, both of said Town of Bethel, are the defendants, brought by writ dated JANUARY 19, 1965 and returnable to the SUPERIOR COURT to be held within and for the County of Fairfield on the first Tuesday of FEBRUARY, 1965, which action is brought to foreclose a certain mortgage from ROBERT G. HODSON to THE FAIRFIELD COUNTY TRUST COMPANY dated September 17, 1963 and recorded in Volume 74 page 375-6 of the Bethel Land Records.

The real estate affected by said civil action is the following:
All that certain piece or parcel of land together with the buildings thereon situate in the Town of Bethel, County of Fairfield and State of Connecticut, and more particularly bounded and described as follows:

NORTHERLY: 300 feet, more or less, by land of Edwin N. Carr, Jr.;
EASTERLY: 105 feet, more or less, by Old Hawleyville Road;
SOUTHERLY: 300 feet, more or less, by land of Michael Hugyo, Jr.;
WESTERLY: 105 feet, more or less, by land now or formerly of George Nugent et ux and Tony's Restaurant, Inc., each in part.

Dated at Danbury, Connecticut this 19th day of January, 1965.

PLAINTIFF

By Pinny, Hull, Payne & Van Lanten its attorneys

Received for record on Jan. 19, 1965 at 2.49 P. M.

QUIT CLAIM DEED

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:
KNOW YE, THAT I, MAURICE W. DEANER of the City of Bridgeport, County of Fairfield and State of Connecticut, for the consideration of One Dollar and other valuable considerations, received to my full satisfaction of M. D. & S., INC., a Connecticut corporation, having an office in the City of Bridgeport, aforesaid County and State, do by these presents remise, release and forever Quit-Claim unto the said M. D. & S., INC., its successors and assigns forever, all the right, title, interest, claim and demand whatsoever as I the said releasor have or ought to have in or to

All that certain piece or parcel of land, with the buildings thereon, situated in the Town of Bethel, County of Fairfield and State of Connecticut, bounded and described as follows:

NORTHERLY: 288.8 feet by land of the Foredeem Electric Company, Inc. and by land of the State of Connecticut, each in part;
EASTERLY: 333.8 feet by land of Ebbie Thompson and by land of Emil and Ramo Carella, each in part;
SOUTHERLY: 289.16 feet by Stony Hill Road;
WESTERLY: 354.9 feet by land of Foredeem Electric Company, Inc., all of the distances and bounding owners mentioned herein being now or formerly and more or less.

The above described premises are all of the same premises conveyed to Frank and Agnes M. Hodson by Louis A. Baldwin by Warranty Deed dated May 2, 1951 and recorded in Volume 52 at page 130 of the Bethel Land Records.

TO HAVE AND TO HOLD the premises, with all the appurtenances, unto the said Releasee, its successors and assigns forever, so that neither I the Releasor nor my heirs nor any other person under me or them shall hereafter have any claim, right or title in or to the premises or any part thereof, but therefrom I and they are by these presents, forever barred and excluded.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 18th day of January, A. D. 1965.

Signed, sealed and delivered in presence of
George W. Ganin Maurice W. Deaner (SEAL)
Louis P. Cintron

STATE OF CONNECTICUT
COUNTY OF FAIRFIELD ss. Bridgeport, Jan. 18, A. D. 1965

Personally appeared MAURICE W. DEANER signer and sealer of the foregoing instrument, and acknowledged the same to be his free act and deed, before me.
George W. Ganin, Commissioner of the Superior Court for Fairfield County

\$27.50 REVENUE STAMPS AFFIXED.

Received for record on Jan. 21, 1965 at 8 A. M.

Earl J. Thurman
Town Clerk

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That THE DANBURY SAVINGS AND LOAN ASSOCIATION, INCORPORATED, a corporation organized under the laws of the State of Connecticut, and located at Danbury, Fairfield County, said State, acting herein by Charles E. Bruno, its Vice President, being hereunto duly authorized does hereby release and discharge a certain mortgage from JAMES MARTIN to said The Danbury Building and Loan Association, Inc., now known as THE DANBURY SAVINGS AND LOAN ASSOCIATION, INCORPORATED, dated February 20, 1956 and recorded in the Land Records of the Town of Bethel, County of Fairfield and State of Connecticut in Vol. 60, at page 310-11 to which reference may be had; the note secured by said mortgage having been fully paid and satisfied.

IN WITNESS WHEREOF THE DANBURY SAVINGS AND LOAN ASSOCIATION, INCORPORATED, by the hands of its Vice President duly authorized, has hereunto set its hand and seal this twentieth day of January in the year of our Lord nineteen hundred and sixty-five.

Signed, sealed and delivered in presence of
Mary M. Murray THE DANBURY SAVINGS AND LOAN ASSOCIATION, INC. (SEAL)
Barbara R. Eisenboss By Charles E. Bruno, Vice President (LS)

STATE OF CONNECTICUT
COUNTY OF FAIRFIELD ss. Danbury, January 20, 1965

Personally appeared THE DANBURY SAVINGS AND LOAN ASSOCIATION, INCORPORATED, by Charles E. Bruno, the Vice President of said corporation, signer and sealer of the foregoing instrument, he being thereunto duly authorized and acknowledged the same to be the free act and deed of said corporation and his free act and deed, before me.
Agnes-Betty Lubus, Notary Public

Received for record on Jan. 22, 1965 at 12.35 P. M.

Earl J. Thurman
Town Clerk

CORRECTED PROBATE CERTIFICATE

STATE OF CONNECTICUT
DISTRICT OF BETHEL ss. Bethel, January 22, 1965

I, NORMA L. HOGAN, Clerk of the Court of Probate for the District of Bethel in said State, and keeper of the seal thereof, do certify that it appears from the records and files of this Court that WALTER WORTH died a resident of Bethel, in said District on the 28 day of April 1962; that said deceased was one of the joint tenants of real property located in the Town of Bethel, County of Fairfield and State of Connecticut, by virtue of deed from John G. & Marie D. Schabert to Walter Worth & Jessie A. Worth dated Oct. 13, 1961. Recorded in Vol. 70 at page 172 of the Land Records of said Town of Bethel and that upon application duly made this Court has found that no estate or succession tax is due the State of Connecticut in connection with the interest of said deceased joint tenant in said real property.

IN TESTIMONY WHEREOF, I have hereunto affixed the seal of said Court and subscribed my name at Bethel, this 22nd day of January, A. D. 1965.

Norma L. Hogan, Clerk (SEAL)

Received for record on Jan. 22, 1965 at 1.30 P. M.

Earl J. Thurman
Town Clerk

CERTIFICATE

STATE OF CONNECTICUT
DISTRICT OF DARIEN ss. Court of Probate, January 7th, 1965

THIS CERTIFIES, that MILEY HEINBAUGH, who at the time of his death was the owner of real estate situated in this State, last dwelt in Darien, died on the 4th day of December, 1964, leaving a will; and that the undersigned has duly qualified as executrix of the will of said deceased.

Laura E. Heinbaugh, Executrix

Received for record on Jan. 25, 1965 at 8 A. M.

Earl J. Thurman
Town Clerk

VOL. 104 p. 486

FORM 113 CONNECTICUT - WARRANTY DEED

TITELAND RECORDING & TAX OFFICE
TITLES LAND RECORDS & TAX OFFICE**In all People to Whom these Presents shall Come Greeting:**

Know Ye That M. D. S. Inc., a Connecticut corporation having its principal place of business in the Town of Trumbull, County of Fairfield and State of Connecticut, acting herein by MAURICE W. DEANER, its President, hereunto duly authorized,

for the consideration of ONE HUNDRED TWENTY FIVE THOUSAND AND 00/100 DOLLARS (\$125,000.00) received to its full satisfaction of HERBERT W. PHILLIPS, of the Town of New Milford, County of Litchfield and State of Connecticut,

do give, grant, bargain, sell and confirm unto the said HERBERT W. PHILLIPS,

ALL that certain piece or parcel of land, situated in the Town of Bethel, County of Fairfield and State of Connecticut, containing 2.218 acres, together with buildings and improvements thereon, being shown and designated on a certain map entitled, "Map Prepared for M. D. S., INC., Bethel, Connecticut, Area = 2.218 Acres, Scale 1" = 40'," Certified Substantially Correct Henricis, New Canaan, Ridgefield & Bethel, Conn., March 22, 1972, David L. Ryan, L.S., on file in File 14, as Map 54 in the office of the Town Clerk of said Town of Bethel, to which reference may be had for a more particular description.

SAID premises are subject to the following:

1. Any and all provisions of any ordinance, municipal regulation or public or private law.
2. Taxes to the Town of Bethel hereinafter becoming due and payable.

The Grantor herein is also known as M. D. & S., Inc. and M. D. S. Incorporated.

\$ 137.50 Conveyance Tax received

Barbara Christy
Asst. Town Clerk of Bethel

Vol. 104 p. 487

To Have and to Hold the above granted and bargained premises, with the appurtenances thereof, unto him, the said grantee, his heirs, successors and assigns forever, to him and their own proper use and behoof.

And also, it, the said grantor, does for itself and its successors and assigns, ~~make and execute~~ ^{execute} a covenant with the said grantee, his successors, heirs and assigns, that at and until the enacting of these presents,

it is well seized of the premises, as a good indefeasible estate in **FREE SIMPLE**, and has good right to bargain and sell the same in manner and form as is above written; and that the same is free from all incumbrances whatsoever, except as hereinbefore mentioned.

And Furthermore, it, the said grantor, does by these presents bind itself and its ~~successors and assigns~~ ^{successors and assigns} forever to **WARRANT AND DEFEND** the above granted and bargained premises to him, the said grantee, his successors, heirs and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

In Witness Whereof, M. D. S. INC., has ~~hereunto set~~ ^{hereunto set} its hand and seal this 5th day of April in the year of our Lord nineteen hundred and seventy-three.

Signed, Sealed and Delivered in presence of

James C. Driscoll, Jr.
James C. Driscoll, Jr.
Ina Alves
Ina Alves

M. D. S. INC.

Maurice W. Deane
Maurice W. Deane,
President

State of Connecticut,

County of Fairfield

On this the 5th day of

JAMES C. DRISCOLL, JR.,
MAURICE W. DEANE,
of M. D. S. INC.

being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

In Witness Whereof, I hereunto set my hand and official seal.

Title of Officer
ss. Bethel, April 5th, 1973

1973, before me, the undersigned officer, personally appeared who acknowledged himself to be the President, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

James C. Driscoll, Jr.
James C. Driscoll, Jr.
Commissioner of the Superior Court

Title of Officer

Received for record April 6, 1973,
at 2:02 P.M. *Barbara L. Hunter*
Treas. Town Clerk

FORM 173 CONNECTICUT - WARRANTY DEED
REV 6/78



TUTTLAR'S REGISTERED U.S. PAT. OFFICE
TUTTLAR'S PATENT PUBLICATIONS OUTLET, NEW YORK, N.Y.

282-154
To all People to Whom these Presents shall Come, Greeting:

Know Ye, That HERBERT W. PHILLIPS, of the Town of Bethel, County of Fairfield and State of Connecticut,

for the consideration of EIGHT HUNDRED TWENTY-FIVE THOUSAND (\$825,000.00) DOLLARS

received to my full satisfaction of CHAMPAKLAL D. PATEL and THAKORBHAI J. PATEL, both of the Town of Hamden, County of New Haven and State of Connecticut, as Tenants in Common,

do give, grant, bargain, sell and confirm unto the said CHAMPAKLAL D. PATEL and THAKORBHAI J. PATEL,

All that certain piece or parcel of land, situated in the Town of Bethel, County of Fairfield and State of Connecticut containing 2.218 acres together with buildings and improvements thereon, being shown and designated on a certain map entitled, "Map Prepared for M.D.S., Inc., Bethel, Connecticut, Area = 2.218 Acres, Scale 1" = 40', Certified substantially correct Henricis, New Canaan, Ridgefield, and Bethel, Conn., March 22, 1972, David L. Ryan, L.S., on file in File 14, as Map 54 in the office of the Town Clerk of said Town of Bethel, to which reference may be had for a more particular description.

Being the same premises conveyed by deed from M.D.S., Inc. to Herbert W. Phillips dated April 5, 1973, file for record in the office of the Bethel Town Clerk on April 6, 1973 at 2:02 P.M. in Book 104, Page 486.

Said premises are conveyed subject to:

1. Any and all provisions of any ordinance, municipal regulation, public or private law including but not limited to planning and zoning regulations of the Town of Bethel.
2. Taxes due the Town of Bethel on the List of October 1, 1981 and October 1, 1982 hereafter becoming due and payable.
3. Restrictive covenants filed for record on December 7, 1946 in Book 44, Page 540 of the Bethel Land Records.
4. Rights of parties in possession, if any, other than the owner.
5. Utility easement for service wires and poles as shown on map No. 54 of the Bethel Land Records.
6. Any and all assessments for any municipal improvements which may, or after the date hereof, be levied against or become a lien on the premises for work done after the closing date.

\$ 907.50 Conveyance Tax Collected

Herbert W. Phillips
Town Clerk of Bethel

282-153

To Have and to Hold the above granted and bargained premises, with the appurtenances there-
of, unto them the said grantee their heirs, successors and assigns for-
ever, to them and their own proper use and behoof

And also, I the said grantor do for myself and my heirs,
executors and administrators, covenant with the said grantee their
successors, heirs and assigns, that at and until the enrolling of these presents,

I am well seized of the premises, as a good indefeasible estate in FEE SIMPLE, and have good right
to bargain and sell the same in manner and form as is above written, and that the same is free from all
incumbrances whatsoever, except as hereinbefore mentioned

And Furthermore, I the said grantor do by these presents bind
myself and my heirs, executors and administrators forever to WAR-
RANT AND DEFEND the above granted and bargained premises to them the said
grantees, their successors, heirs and assigns, against all claims and demands
whatsoever, except as hereinbefore mentioned.

In Witness Whereof, I have hereunto set my hand
and seal this 16th day of February in the year of our Lord nineteen
hundred and Eighty-three.
Signed, Sealed and Delivered in presence of

Paul N. Jaber
PAUL N. JABER
Edward T. Putnam

Herbert W. Phillips
HERBERT W. PHILLIPS

State of Connecticut,

County of FAIRFIELD

} SS Danbury

On this the 16th day of February, 1983, before
me, PAUL N. JABER, the undersigned officer, personally
appeared HERBERT W. PHILLIPS

known to me (or satisfactorily proven) to be the person whose
name is subscribed to the within instrument and acknowledged that he executed the same for
the purposes therein contained, as he is free act and deed

In Witness Whereof, I hereunto set my hand and official seal

Herbert W. Phillips
Commissioner of Superior Court
Title of Officer

State of Connecticut,

County of

} SS

On this the day of 19 before me,
the undersigned officer personally appeared
who acknowledged himself to be the
of a corporation, and that he as such being authorized
so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the
corporation by himself as

In Witness Whereof, I hereunto set my hand and official seal.

Latest address of Grantee:

No and Street 16 Stoney Hill Rd

City Bethel

State Conn Zip 06801

Title of Officer

Received for record February 16, 1983
at 1:57 PM

Herbert W. Phillips
Town Clerk

Form 155 Connecticut QUIT-CLAIM DEED

287-67

TUTTLEMAN RECORDED IN A PAY OFFICE
WITHIN LAST FIFTY PAGES OF BOOK

Know All Men By These Presents

That I, THAKORBHAI J. PATEL of the Town of Bethel, County of
of Fairfield and State of Connecticut

No Conveyance Tax Collected

Robert W. Chalmers
Town Clerk of Bethel

for divers good causes and considerations thereunto moving, especially for ONE (\$1.00)
DOLLAR and other valuable consideration received to my full satisfaction of

CHAMPAKLAL D. PATEL of the Town of Hamden, County
of New Haven and State of Connecticut

have remised, released, and forever quitclaimed, and do by these presents, for myself
and my successors and heirs, justly and absolutely remise, release, and forever QUIT-
CLAIM unto the said Releasee

CHAMPAKLAL D. PATEL, his

successors, heirs and assigns forever, all such right and title as I the said Releasee
has or ought to have in or to

All that certain piece or parcel of land, with all the improve-
ments thereon, known as Village Motel, Route 6, situated in the Town
of Bethel, County of Fairfield and State of Connecticut and bounded
and described as follows:

Containing 2.218 acres, together with buildings and improvements
thereon, being shown and designated on a certain map entitled "Map
Prepared for M.D.S., Inc., Bethel, Connecticut, Area = 2.218 Acres,
Scale 1" = 40'," Certified substantially correct Henricis, New Canaan,
Ridgefield & Bethel, Conn., March 22, 1972, David L. Ryan, L.S., on
file in File 14, as Map 54 in the office of the Town Clerk of said
Town of Bethel, to which reference may be had for moar particular
description.

Said premises are subject to:

1. Any and all provisions of any ordinance, municipal regulation
or public or private law.
2. Utility easement for service wires and poles as shown on Map 54
of the Bethel Land Records.
3. Restrictive covenants as on file in Vol. 44, page 540 of the Bethel
Land Records.
4. Mortgage in favor of Union Trust Co. in the principal sum of
\$425,000.00 dated 2/16/83 and conditional assignment of rents of
date thereof.
5. Mortgage in favor of Herbert W. & June E. Phillips in the principal
sum of \$200,000.00 dated 2/16/83 and a conditional assignment of
rents of date thereof.
6. Mortgage in favor of Herbert W. & June E. Phillips in the principal
sum of \$50,000.00 dated 2/16/83.
7. Taxes on the List of October 1, 1982.

287-68
 To Have and to Hold the premises unto him the said Releasee

CHAMPAKLAL D. PATEL

and to his successors, heirs and assigns, to the only use and behoof
 of the said Releasee

CHAMPAKLAL D. PATEL

his successors, heirs and assigns forever, so that neither I the said Releasee

THAKORBHAI J. PATEL

nor any other person or persons in his name and behalf, shall or will hereafter claim or demand any right or title to the premises or any part thereof, but they and every of them shall by these presents be excluded and forever barred.

In Witness Whereof, I have hereunto set my hand and seal
 this 11 day of April, 1983, in the year of our Lord nineteen hundred
 and eighty-three.

Signed, Sealed and Delivered in presence of

Edward J. Botwick

Janet Fatone

Thakorbhai J. Patel

State of Connecticut,

County of New Haven

ss. New Haven May 11, 1983

On this the 11 day of May, 1983, before me,
 Edward J. Botwick, the undersigned officer, personally appeared
 Thakorbhai J. Patel
 known to me (or satisfactorily proven) to be the person
 whose name is subscribed to the within instrument and acknowledged that he
 executed the same for the purposes therein contained, as his free act and deed.
 In Witness Whereof, I hereunto set my hand and official seal.

Edward J. Botwick
 Comm. of Superior Court

Title of Officer

Latest address of Grantor:

No. and Street RT 6

City Bethel

State Conn Zip

Received for record May 12, 1983 at 9:10 A.M.
 Town Clerk: [Signature]

FORM 61 CONNECTICUT QUITCLAIM DEED, 321 38
REV.

NOTELAND REGISTERED U. S. PAT. OFFICE
TITLE LAW FIRM PUBLISHED BY 1978

To all People to Whom these Presents shall Come, Greeting:

Know Ye, That I, CHAMPALAL D. PATEL of the Town of Hamden
County of New Haven and State of Connecticut

for the consideration of ONE (\$1.00) DOLLAR and other valuable consideration
received to my full satisfaction of

MANHAR PATEL of the Town of Bethel, County of
Fairfield and State of Connecticut

do remise, release, and forever QUITCLAIM unto the said

MANHAR PATEL, his

heirs and assigns forever, all the right, title, interest, claim and demand whatsoever as

I the said releasor have or ought to have in or to

A one-half undivided interest in and to all that certain piece or
parcel of land, with all the improvements thereon, known as Village
Motel, Route 6, situated in the Town of Bethel, County of Fairfield
and State of Connecticut and bounded and described as follows:

Containing 2.218 acres, together with buildings and improvements
thereon, being shown and designated on a certain map entitled "Map
Prepared for M.D.S., Inc., Bethel, Connecticut, Area - 2.218 Acres,
Scale 1" = 40", " Certified substantially correct Henricis, New
Canaan, Ridgefield & Bethel, Conn., March 22, 1972, David L. Ryan,
L.S., on file in File 14, as Map 54 in the office of the Town Clerk
of said Town of Bethel, to which reference may be had for more par-
ticular description.

Said premises are subject to:

1. Any and all provisions of any ordinance, municipal regulation or public or private law.
2. Utility easement for service wires and poles as shown on Map 54 of the Bethel Land Records.
3. Restrictive covenants as on file in Vol. 44, page 540 of the Bethel Land Records.
4. Mortgage in favor of Union Trust Co. in the principal sum of \$425,000.00 dated 2/16/83 and conditional assignment of rents of date thereof.
5. Mortgage in favor of Herbert W. & June E. Phillips in the principal sum of \$200,000.00 dated 2/16/83 and a conditional assignment of rents of date thereof.
6. Mortgage in favor of Herbert W. & June E. Phillips in the principal sum of \$50,000.00 dated 2/16/83.
7. Taxes on the List of October 1, 1983.

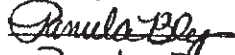
[VOL. 321 PAGE 39]

To Have and to Hold the premises, with all the appurtenances, unto the said Releasee MANHAR PATEL, his heirs and assigns forever, so that neither I the Releasor nor my heirs nor any other person under me or them shall hereafter have any claim, right or title in or to the premises, or any part thereof, but therefrom I and they are by these presents forever barred and excluded.

In Witness Whereof, I have hereunto set my hand and seal
this 1st day of August A.D. 1984
Signed, Sealed and Delivered in presence of


Edward J. Botwick


Champaklal D. Patel


Pamela Bly

State of Connecticut, } ss. New Haven
County of New Haven

On this the 1st day of August, 1984, before me,
EDWARD J. BOTWICK the undersigned officer, personally appeared
CHAMPAKLAL D. PATEL

known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained, as his free act and deed.

In Witness Whereof, I hereunto set my hand and official seal.


Edward J. Botwick

Commissioner of Superior Court
Title of Officer

State of Connecticut, } ss.
County of

On this the day of 19 before me,
the undersigned officer, personally appeared
who acknowledged himself to be the
a corporation, and that he as such
being authorized so to do, executed the foregoing instrument for the purposes therein contained,
by signing the name of the corporation by himself as

In Witness Whereof, I hereunto set my hand and official seal.

Latest address of Grantee:

No. and Street RT 6

City Bethel

State Conn Zip

Title of Officer

Received for record August 1, 1984 at 4:17 P.M.

Town Clerk:



930633

VOL. 538 PAGE 019

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, THAT WE, CHAMPARLAL D. PATEL of the Town of Hamden and MANHAR PATEL of the Town of Bethel, and both of the State of Connecticut without consideration, received to our full satisfaction of GAYATRI CORPORATION, a Connecticut corporation having a place of business in the Town of Bethel, County of Fairfield and State of Connecticut, do remise, release, and forever QUITCLAIM unto the said GAYATRI CORPORATION and its assigns forever, all the right, title, claim and demand whatsoever as WE the said releasors have or ought to have in or to

ALL THAT CERTAIN piece or parcel of land with all improvements thereon, known as Village Motel, Route 6, situated in the Town of Bethel, County of Fairfield and State of Connecticut and bounded and described as follows:

Containing 2.218 acres, together with buildings and improvements thereon, being shown and designated on a certain map entitled "Map Prepared for M.D.S., Inc., Bethel, Connecticut, Area = 2.218 Acres, Scale 1" = 40', "Certified substantially correct Henricis, New Canaan, Ridgefield & Bethel, Conn., March 22, 1972, David L. Ryan, L.S., on file in File 14, as Map 54 in the office of the Town Clerk of said Town of Bethel, to which reference may be had for more particular description.

Said premises are subject to:

1. Any and all provisions of any ordinance, municipal regulation or public or private law.
2. Utility easement for service wires and poles as shown on Map 54 of the Bethel Land Records.
3. Restrictive covenants as on file in Vol. 44, page 540 of the Bethel Land Records.
4. Mortgage in favor of Union Trust Co. in the principal sum of \$425,000.00 dated 2/16/83 and conditional assignment of rents of date thereof.
5. Mortgage in favor of Herbert W. & June E. Phillips in the principal sum of \$200,000.00 dated 2/16/83 and a conditional assignment of rents of date thereof.
6. Mortgage in favor of Herbert W. & June E. Phillips in the principal sum of \$50,000.00 dated 2/16/83.
7. Taxes on the List of October 1, 1991.

Said premises are subject to building lines, if established, all laws, ordinances, or governmental regulations, including building, zoning and inland wetlands ordinances, affecting said premises.

TO HAVE AND TO HOLD the premises, with all the appurtenances, unto the said Releasee his/her heirs and assigns forever, so that neither WE the Relasors nor our heirs nor any other person under us or them shall hereafter have any claim, right or title in or to the premises, or any part thereof, but therefrom WE and they are by these presents forever barred and excluded.

"No Conveyance Tax Collected"

James D. Shannon

Town Clerk of Bethel"



1



BOTWICK & KURZAWA ATTORNEYS AT LAW 386 WHALLEY AVENUE, NEW HAVEN, CT. 06511

VOL. 538 PAGE 020

IN WITNESS WHEREOF, WE have hereunto set our hand and seal
this 22 day of January, A.D. 1993.

Signed, Sealed and Delivered
in the presence of


Edward J. Botwick

Pamela Bleg


Champaklal D. Patel L.S.
Champaklal D. Patel

Manhar Patel L.S.
Manhar Patel

State of Connecticut)
County of New Haven) ss: New Haven

On this the 22 day of January, 1993, before me, Edward J.
Botwick, the undersigned officer, personally appeared

CHAMPKALAL D. PATEL and MANHAR PATEL


known to me (or satisfactorily proven) to be the persons whose
names are subscribed to the within instrument and acknowledged
that they executed the same for the purposes therein contained,
as his/her free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.


Edward J. Botwick
Commissioner of Superior Court

Address of Grantees:

18 Stony Hill Road
Bethel, CT 06801

Received for record 2/8/93 at 12:10 PM
Town Clerk 
JANE D. SHANNON



SOUND TITLE, LLC

239 MAIN STREET, SECOND FLOOR
WESTPORT, CONNECTICUT 06880
TELEPHONE: (203) 557-3625
FACSIMILE: (203) 413-4363
EMAIL: ORDERS@SOUND-TITLE.COM

March 5, 2024

Peter S. Olson, Esquire
Land Use & Conservation Counsel
275 Greenwood Avenue
Bethel, Connecticut 06801

Re: 18 Stony Hill Road, Bethel, Connecticut
Our File No. ST47934

Dear Peter:

At your request, I have performed a limited search of the Land Records of the Town of Bethel (the "Land Records") for the purpose of determining the source of title to a certain piece of land lying between the northerly boundary of the parcel known as 18 Stony Hill Road, Bethel, Connecticut (the "18 SHR Parcel") and the southerly highway line of Interstate 84 ("I-84"). Said piece of land is hereinafter referred to as the "Excess Land".

The 18 SHR Parcel was conveyed by J. George Najjar to Louis A. Baldwin by Warranty Deed dated September 19, 1946 and recorded in Volume 44 at Page 540 of the Land Records. Thereafter Louis A. Baldwin conveyed title to the 18 SHR Parcel to Frank Hodson and Agnes M. Hodson by Warranty Deed dated May 2, 1951 and recorded in Volume 52 at Page 130 of the Land Records.

After conveying the 18 SHR Parcel and several other parcels, Joseph George Najjar conveyed the remaining property from which said parcels were subdivided to Emil Garella and Ramo Garella by Warranty Deed dated July 12, 1948 and recorded in Volume 48 at Page 230 of the Land Records. By Certificate of Condemnation dated May 15, 1959 and recorded in Volume 66 at Page 380 of the Land Records, the State of Connecticut acquired title to a portion of this property from the Garellas. Parcel #2 as described in said Certificate of Condemnation, and as shown on a map filed in File 9, Map 16, in the Bethel Town Clerk's Office, is bounded on the south by land of Frank and Agnes Hodson, being the 18 SHR Parcel.

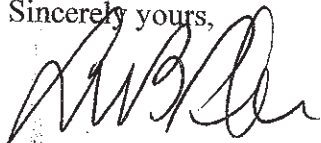
The layout of I-84 is shown on a map filed in File 11, Map 24, in the Bethel Town Clerk's Office. This map shows the Excess Land, being that area lying between the northerly boundary of the 18 SHR Parcel (shown on said map as "N/F Frank & Agnes Hodson") and the southerly boundary of I-84. I ran the grantee index for the owners of the 18 SHR Parcel through the present date and found no conveyances of the Excess Land by the State of Connecticut to the then owner of the 18 SHR Parcel.

Peter S. Olson, Esquire
March 5, 2024
Page Two

Accordingly, the source of the State's title to the Excess Land is the Certificate of Condemnation dated May 15, 1959 and recorded in Volume 66 at Page 380 of the Land Records, and is shown on the map filed in File 9, Map 16 in the Bethel Town Clerk's Office. The Excess Land was created as a result of the layout of Interstate 84 shown on the map filed in File 11, Map 24 in the Bethel Town Clerk's Office.

Should you have any questions regarding this matter, please do not hesitate to contact me.

Sincerely yours,

A handwritten signature in dark ink, appearing to read 'L. B. Pellegrino', written over the typed name.

LAWRENCE B. PELLEGRINO

Enclosures

State of Connecticut
County of Fairfield

ss. Bethel May 18th A D 1959

Personally appeared MAULINE MINCK signer and sealer of the foregoing instrument and acknowledged the same to be her free act and deed before me.

James C. Droscooll Jr. Notary Public.

RECEIVED FOR RECORD MAY 19, 1959 at 11.58 A.M.
TOWN CLERK.

ATTEST *George W. Bailey*

**** CERTIFICATE OF CONDEMNATION ****

THIS IS TO CERTIFY that the State of Connecticut, acting herein by it, highway Commissioner Newman E. Argaves, pursuant to the provisions of Sections 13-145 and 13-120 of the General Statutes of Connecticut, Revision of 1958, has taken for highway purposes, the following described property, to wit:

Land owned by Emil Carella and Ramo Carella, Route #6, Bethel, Connecticut:

Said premises being situated in the Town of Bethel, County of Fairfield and State of Connecticut, and are bounded and described as follows:

Parcel #1, located on the easterly side of Carella Road, and contains 0.60 of an acre, more or less

NORTHERLY by land now or formerly of Chester M. Smith Jr. et al;

EASTERLY by land now or formerly of the Precision Equipment Inc;

SOUTHERLY by remaining land of Emil and Ramo Carella;

WESTERLY by Carella Road.

Together with all rights of access to said Parcel #1, from remaining land of Emil and Ramo Carella, abutting the same on the South.

Parcel #2, located westerly of Vail Road, and contains 2.05 acres, more or less;

NORTHERLY BY REMAINING LAND OF Emil and Ramo Carella;

EASTERLY by land now or formerly of Ann Tychanich & now or formerly of Henry F. and Emilie K. Elsassner each in Part;

SOUTHERLY by land now or formerly of Frank and Agnes Hodaabna

WESTERLY by land now or formerly of Precision Equipment Inc.,

Together with all rights of access to Parcel #2, from remaining land of Emil and Ramo Carella, abutting the same on the North.

Parcel #3, located on the Westerly side of Vail Road, and contains 0.15 of an acre, more or less;

NORTHERLY BY Carella Road

EASTERLY by Vail Road

SOUTHERLY BY LAND NOW OR FORMERLY OF Ann Tychanich;

NORTHWESTERLY, WESTERLY & SOUTHWESTERLY by remaining land of Ramo & Emil Carella.

Together with all rights of access to said parcel #3, from remaining land of Emil and Ramo Carella, across a "non-access line" located 125' northwesterly of the Base Line of the Relocation of Route #6, all of which more particularly appear on maps herein referred to.

and said three parcels contain 2.80 acres, more or less, together with all appurtenances, all of which more particularly appear on three maps on file with this certificate in the Bethel and Records.

Together with the right to slope on remaining land of Emil and Ramo Carella, adjoining Parcel #3, all of which more particularly appear on attachment maps, said right to slope to terminate upon the completion of this section of the proposed U.S. Route U.S. #6

Said premises on record in the name of Emil and Ramo Carella and are hereby taken subject to such easements as may appear of record.

That on the 15th day of May 1959, the Highway Commissioner assessed damages for such taking.

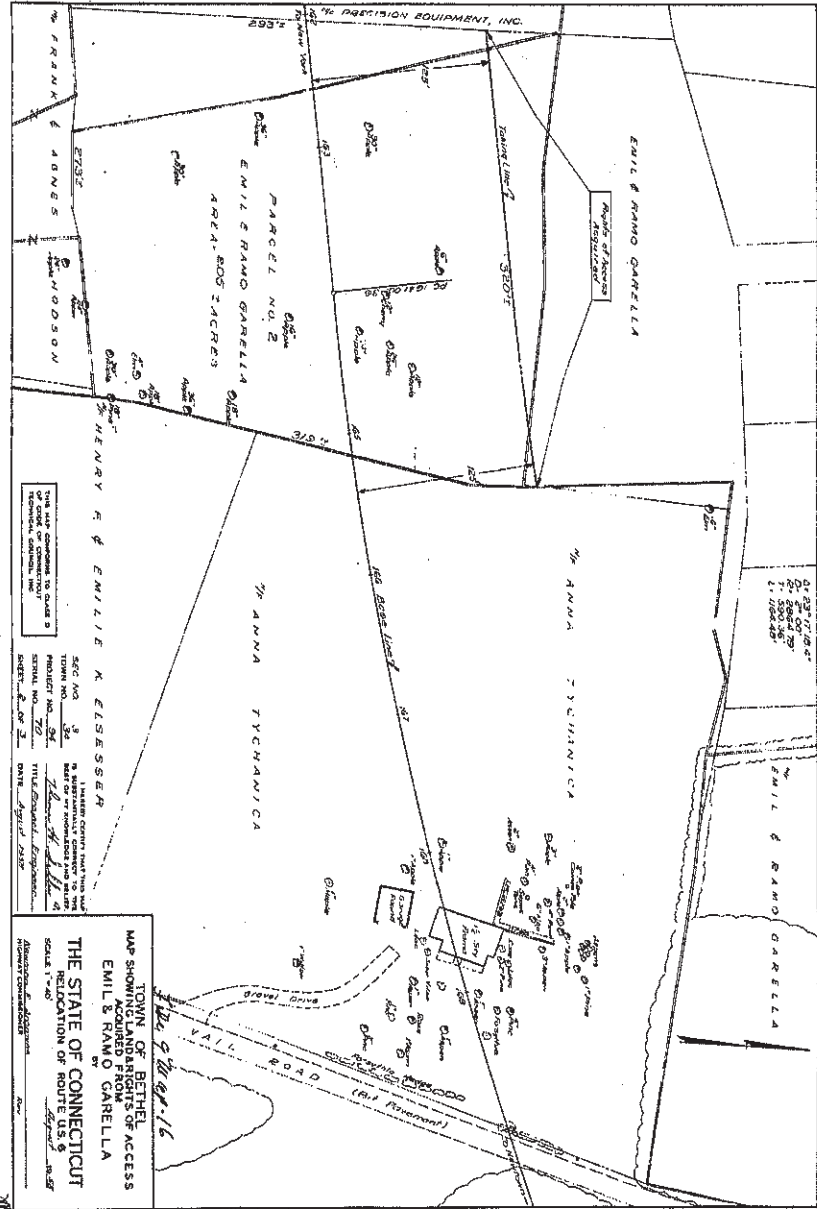
That on the 15th day of May 1959, the Highway Commissioner filed such assessment with the Clerk of the Superior Court for Fairfield County.

Dated at Bethel, Connecticut this 15th day of May, 1959

Newman E. Argaves
State Highway Commissioner

RECEIVED FOR RECORD MAY 20, 1959 at 8 A.M.
TOWN CLERK.

ATTEST *George W. Bailey*



To all People to whom these Presents shall come,—Greeting:

Know Ye, That I JOSEPH GEORGE NAJJAR

of the Town of Danbury County of Fairfield and State of Connecticut,
for the consideration of One dollar and other valuable consideration received to my full
satisfaction of EMIL GARELLA and RAMO GARELLA, both of Bethel, in said County and State

Do give, grant, bargain, sell and confirm unto the said EMIL GARELLA and RAMO GARELLA and unto the
survivor of them and unto such survivor's heirs and assigns forever,

All that certain piece, parcel or tract of land in Stony Hill District, Town of Bethel,
County of Fairfield and State of Connecticut, bounded and described as follows:
North by land now or formerly of Christian Muehfeld and by land now or formerly of
Catherine Capellaro, each in part; East by land now or formerly of Christian Muehfeld and
land now or formerly of Christine Capellaro and land of Merino Capellaro and others
and by the highway known as Vail Road, and by land of Metro Tychanich, and by land
of Harry F. Elssesser and by land of Louis A. Baldwin, each in part; South by Highway
known as Route # 6 and by land of one Olander, each in part; West by land now or formerly
of Joseph Lahommedieu, by land now or formerly of Edward Barthel, by land now or for-
merly of Emil Simek, by land of Henry Betts and by land of the Connecticut Light & Power
Company each in part; and together with all rights of way to and from the premises.

It is the intention hereof to convey the property acquired by Joseph George Najjar
from Blanche G. Waters and Beatrice G. Lawrence by deed dated March 15, 1946, recorded in
Volume 46, at page 438 of Bethel Land Records, excepting so much of said parcel as
was conveyed by said George Joseph Najjar to Louis Baldwin; to Henry F. and Emilie K.
Elssesser; to Merino Capellaro, et als; to Metro Tychanich et ux; and to Pinder.

Containing about sixty (60) acres, more or less.

\$7.70 U S Rev. Stamps affixed and cancelled.

To Have and to Hold the above-granted and bargained premises, with the privileges and appurtenances thereof,
unto them the said Grantee s and unto the survivor of them and unto such survivor's
heirs and assigns forever, to them and their own proper use and behoof. And also, I the said Grantor
do for my self my heirs, executors, and administrators, covenant with the
said Grantee s and with the survivor of them and with such survivor's

heirs and assigns, that at and until the encasing of these presents I am well seized of the
premises as a good indefensible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and
form as is above written; and that the same is free from all incumbrances whatsoever.

And Furthermore, I the said Grantor do by these presents bind my self and my
heirs forever to WARRANT AND DEFEND the above-granted and bargained premises to them the said Grantee
and to the survivor of them and to such survivor's

heirs and assigns, against all claims and demands whatsoever.

In Witness Whereof, I

have hereunto set my hand and seal this 12

day of July A. D. 1948.

Signed, sealed and delivered in presence of

Catherine Borodenko

Joseph George Najjar (L. S.)

Louis George

(L. S.)

(L. S.)

State of Connecticut, Fairfield County, ss.

Danbury July 9 1948

A. D. 1948.

PERSONALLY APPEARED

Joseph George Najjar

h&A

signer and sealer of the foregoing instrument, and acknowledged the same to be
free act and deed, before me.

Louis George
Commissioner of Superior Court Notary Public.

Received for record,

July 16

1948, 8 h. - m. A. M.

Leonard E. Wadley TOWN CLERK.