

The Office of the Westchester County Clerk: This page is part of the instrument; the County Clerk will rely on the information provided on this page for purposes of indexing this instrument. To the best of submitter's knowledge, the information contained on this Recording and Endorsement Cover Page is consistent with the information contained in the attached document.



612384109DED002Y

Westchester County Recording & Endorsement Page

Submitter Information

Name:	Statewide Abstract Corp.	Phone:	914-683-5900
Address 1:	202 Mamaroneck Avenue	Fax:	914-683-5905
Address 2:		Email:	skessler@statewidea.com
City/State/Zip:	White Plains NY 10601	Reference for Submitter:	SA-121182

Document Details

Control Number:	612384109	Document Type:	Deed (DED)
Package ID:	2021082600494001001	Document Page Count:	4
		Total Page Count:	5

Parties

1st PARTY		<input type="checkbox"/> Additional Parties on Continuation page	
1:	CONCORDIA COLLEGE - Other	1:	META PROPERTIES LLC - Other
2:	CONCORDIA COLLEGIATE INSTITUTE - Other	2:	
2nd PARTY			

Property

Street Address:	16 HOBART STREET	Tax Designation:	30-5-17
City/Town:	EASTCHESTER	Village:	BRONXVILLE
		<input type="checkbox"/> Additional Properties on Continuation page	

Cross-References

1:	2:	3:	4:	<input type="checkbox"/> Additional Cross-Refs on Continuation page
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Supporting Documents

1: RP-5217	2: TP-584
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Recording Fees

Statutory Recording Fee:	\$40.00
Page Fee:	\$25.00
Cross-Reference Fee:	\$0.00
Mortgage Affidavit Filing Fee:	\$0.00
RP-5217 Filing Fee:	\$125.00
TP-584 Filing Fee:	\$5.00
RPL 291 Notice Fee:	\$10.00
Total Recording Fees Paid:	\$205.00

Mortgage Taxes

Document Date:	
Mortgage Amount:	
Basic:	\$0.00
Westchester:	\$0.00
Additional:	\$0.00
MTA:	\$0.00
Special:	\$0.00
Yonkers:	\$0.00
Total Mortgage Tax:	\$0.00

Transfer Taxes

Consideration:	\$699,000.00
Transfer Tax:	\$2,796.00
Mansion Tax:	\$0.00
Transfer Tax Number:	2241

Dwelling Type:	Exempt: <input type="checkbox"/>
Serial #:	

RECORDED IN THE OFFICE OF THE WESTCHESTER COUNTY CLERK



Recorded: 09/08/2021 at 02:28 PM
 Control Number: **612384109**
 Witness my hand and official seal

Timothy C. Idoni
Westchester County Clerk

Record and Return To

Pick-up at County Clerk's office

STATEWIDE ABSTRACT CORPORATION
202 MAMARONECK AVENUE
WHITE PLAINS, NY 10601

SA121182

**BARGAIN AND SALE DEED WITH COVENANT AGAINST GRANTOR'S
ACTS (INDIVIDUAL OR CORPORATION)**

FORM 8002 (short version), FORM 8007 (long version)

CAUTION: THIS AGREEMENT SHOULD BE PREPARED BY AN ATTORNEY AND REVIEWED BY ATTORNEYS FOR SELLER AND PURCHASER BEFORE SIGNING.

THIS INDENTURE, made the 31st day of August, 2021,

BETWEEN CONCORDIA COLLEGE, a corporation organized under the Education Law of The State of New York, successor to Concordia Collegiate Institute, 171 White Plains Road, Bronxville, New York 10708,

party of the first part, and

META PROPERTIES LLC, a New York limited liability company, 19 Hewitt Avenue, Bronxville, New York 10708,

party of the second part;

WITNESSETH, that the party of the first part, in consideration of Ten Dollars and No Cents (\$10.00) and other valuable consideration paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever;

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Village of Bronxville, Town of Eastchester, County of Westchester, State of New York, more particularly described in Schedule A attached hereto and made a part hereof.

Being and intended to be the same premises conveyed to the grantor herein by deed dated 6-12-1962, and recorded on 6-13-1962 in Liber 6210 page 279, in the Clerk's Office of Westchester County;

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof,

TOGETHER with the appurtenances and all the estate and rights of the party 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, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part, covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.


AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

Section: 30, Block: 5, Lot: 17

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

CONCORDIA COLLEGE

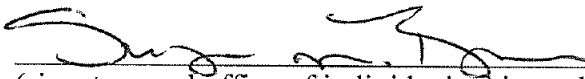

By John Arthur Nunes, President

IN PRESENCE OF:

Acknowledgment by a Person Within New York State (RPL § 309-a)

STATE OF NEW YORK)
) ss.:
COUNTY OF WESTCHESTER)

On the 30th day of August in the year 2021, before me, the undersigned, personally appeared **John Arthur Nunes, President of CONCORDIA COLLEGE**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he executed the same in his capacity(ies), and that by his signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.


(signature and office of individual taking acknowledgment)

SUZANNE M. BLOOMER
Notary Public, State of New York
No. 01BL4760511
Qualified in Westchester County
Commission Expires January 31, 2023

Deed

Title No. SA-121182-W

Concordia College

To
Meta Properties LLC

Section 30

Block 5

Lot 17

County or Town Westchester, Eastchester, Village of
Bronxville

Street Address 16 Hobart Street
Bronxville, New York 10708

Return By Mail To:

Statewide Abstract Corporation
202 Mamaroneck Avenue
White Plains, New York 10601

Reserve This Space For Use Of Recording Office

[Empty rectangular box for recording office use]

RECEIVED
SEP 01 2021

BY:

Section: 30, Block: 5, Lot: 17

First American Title Insurance Company

Title Number: SA-121182-W

SCHEDULE A DESCRIPTION

ALL that certain plot piece or parcel of land, situate, lying and being in the Village of Bronxville, Town of Eastchester, County of Westchester and State of New York, known and designated as Lots Seventeen (17) and Eighteen (18) on a certain map entitled, "Map of Building Lots and Villa Sites, belonging to Henry Fulling, situate at Tuckahoe, Town of Eastchester, Westchester County, N.Y.", made by Kingsbury, Civil Engineer, Yonkers, N.Y. and Cycle Park, Hastings-on-Hudson, March 1897 and filed in the Office of the Registrar of Westchester County, on August 3, 1898 as Map No. 1333.