

BEGINNING at a point in the west line of Linwood Avenue, distant 175 feet north of the intersection of west line of Linwood Avenue with the north line of North Street: running thence northerly along the west line of Linwood, 57 feet: running thence westerly at an exterior angle of 89° 36' 10" with the west line of Linwood Avenue, 81.17 feet to a point, said point being the northeast corner of lands in deed 225, page 502: running thence westerly parallel with North Street, 57.37 feet measured and 51.0 feet record to a point: running thence southerly parallel to Delaware Avenue, 44.57 feet to a point: running thence easterly at an interior angle of 90° 06' 00", 55.99 feet: running thence southerly 0.64 feet: running thence easterly 81.17 feet to the point or place of beginning. Recites that the grantor reserves for itself not its successors, heirs or assigns, the right to continue to have unobstructed access over that portion of the above described premises which are to be conveyed herein, which portion is specifically described as "Stone Drive" on the attached survey made by Foit-Albert Associates dated December 7th, 2001, Job No. 01-23062, for the purpose of providing ingress and egress from Linwood Avenue in the grantors remaining property, which is adjacent to and contiguous to the conveyed premises and this reservation of rights shall not be a covenant that runs with the land and does not bind all successors, heirs or assigns of grantee.

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NOTE: This certificate includes a search by Tax Map Section, Block and Lot of the Registry of Inactive Hazardous Waste Disposal Sites filed July 1, 1993 pursuant to Section 316-B of