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Invoice

DATE	INVOICE #
3/4/2013	333261

BILL TO
AECOM 100 Corporate Parkway Suite 341 Amherst, New York 14226

NET 30	COUNTY
NET 10	StLaw

ITEM	DESCRIPTION	AMOUNT
Fees Advanced	5039641 North Lawrence Oil Dump, McAuslen Road, Lawrence	80.00
Filing	Dec. of Cov.	75.00
	Sales Tax	0.00

Thank you. This invoice is due and payable 30 days from invoice date.

Invoice Total	\$155.00
Open Balance Due	\$155.00



ST LAWRENCE COUNTY CLERK

MARY LOU RUPP

Receipt

** Reprint **

Receipt Date: 03/01/2013 12:20:00 PM

RECEIPT # 2013388900

Recording Clerk: SS

Cash Drawer: CASH4

Rec'd Frm: FRONTIER ABSTRACT & RESEARCH
SERVICES

Rec'd By Mail

Instr#: R-2013-00003128

DOC: MISCELLANEOUS RECORDING

OR Party: GORMLEY DOUGLAS E

MISC_REC

Pages	\$40.00
Recording Fee	\$20.00
Cultural Ed	\$14.25
Records Management - County	\$1.00
Records Management - State	\$4.75

DOCUMENT TOTAL: ----> \$80.00

Receipt Summary

TOTAL RECEIPT: ---->	\$80.00
TOTAL RECEIVED: ---->	\$80.00

CASH BACK: ---->	\$0.00
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PAYMENTS

Check # 3760 ->	\$80.00
FRONTIER ABSTRACT & RESEARCH SERVICES	

RECEIVED AT
ST. LAW. CO.
CLERKS OFC.

DECLARATION of COVENANTS and RESTRICTIONS

DUPLICATE
ORIGINAL
FILED

2013 MAR -1 P 2:29 THIS COVENANT is made the 27th day of November 2012 by Douglas E. Gormley, a natural person residing at 7 Brighton Street, Massena, NY and having an address for the transaction of business at P.O. Box 6 Massena, NY 13662.

WHEREAS, North Lawrence Oil Dump is the subject of a remedial program performed by the New York State Department of Environmental Conservation (the "Department"), namely that parcel of real property located on McAuslen Road in the Town of Lawrence, County of St. Lawrence, State of New York, which is part of lands conveyed by County of St. Lawrence to Douglas E. Gormley by deed dated September 23, 1994 and recorded in the St. Lawrence County Clerk's Office in Liber and Page 1083/613, and being more particularly described in Appendix "A," attached to this declaration and made a part hereof, and hereinafter referred to as "the Property"; and

WHEREAS, the Department approved a remedy to eliminate or mitigate all significant threats to the environment presented by the contamination disposed at the Property and such remedy requires that the Property be subject to restrictive covenants.

NOW, THEREFORE, Douglas E. Gormley, for itself and its successors and/or assigns, covenants that:

First, the Property subject to this Declaration of Covenants and Restrictions is as shown on a map attached to this declaration as Appendix "B" and made a part hereof.

Second, unless prior written approval by the Department or, if the Department shall no longer exist, any New York State agency or agencies subsequently created to protect the environment of the State and the health of the State's citizens, hereinafter referred to as "the Relevant Agency," is first obtained, where contamination remains at the Property subject to the provisions of the Site Management Plan ("SMP"), there shall be no construction, use or occupancy of the Property that results in the disturbance or excavation of the Property which threatens the integrity of the engineering controls or which results in unacceptable human exposure to contaminated soils. The SMP may be obtained from the New York State Department of Environmental Conservation, Division of Environmental Remediation, Site Control Section, 625 Broadway, Albany, NY 12233.

Third, the owner of the Property shall not prevent access by the Department or its agents to the property nor disturb, remove, or otherwise interfere with the installation, use, operation, and maintenance of engineering controls required for the Remedy, which are described in the SMP, unless in each instance the owner first obtains a written waiver of such prohibition from the Department or Relevant Agency.

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03/01/2013 12:20:00 PM
MISCELLANEOUS RECORDING
8 Pages
Mary Lou Rupp, St Lawrence County Clerk

Fourth, the owner of the Property shall prohibit the Property from ever being used for purposes other than for Commercial or Industrial use and as a maintained and capped landfill without the express written waiver of such prohibition by the Department or Relevant Agency.

Fifth, the owner of the Property shall prohibit the use of the groundwater underlying the Property without treatment rendering it safe for drinking water or industrial purposes, as appropriate, unless the user first obtains permission to do so from the Department or Relevant Agency.

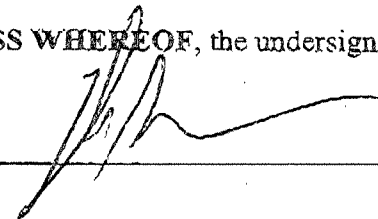
Sixth, the owner of the Property, upon request, shall provide a periodic certification, to the Department or Relevant Agency, which will certify that: the institutional controls put in place are unchanged from the previous certification, that the owner has complied with the provisions of this restrictive covenant, including compliance with the SMP, that there has been no change in use of the property, unless the Department has been properly notified, and that the engineering controls have not been impaired.

Seventh, the owner of the Property shall continue in full force and effect any institutional controls required for the Remedy and maintain such controls, unless the owner first obtains permission to discontinue such controls from the Department or Relevant Agency, in compliance with the approved SMP, which is incorporated and made enforceable hereto, subject to modifications as approved by the Department or Relevant Agency.

Eighth, this Declaration is and shall be deemed a covenant that shall run with the land and shall be binding upon all future owners of the Property, and shall provide that the owner and its successors and assigns consent to enforcement by the Department or Relevant Agency of the prohibitions and restrictions that the Department or Relevant Agency requires to be recorded, and the owner and its successors and assigns hereby covenant not to contest the authority of the Department or Relevant Agency to seek enforcement.

Ninth, any deed of conveyance of the Property, or any portion thereof, shall recite, unless the Department or Relevant Agency has consented to the termination of such covenants and restrictions, that said conveyance is subject to this Declaration of Covenants and Restrictions.

IN WITNESS WHEREOF, the undersigned has executed this instrument the day written below.

By: 

Print Name: Doug Gormley

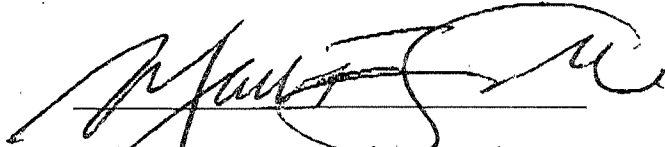
Title: Owner Date: 11/28/12

STATE OF NEW YORK)

) s.s.:

COUNTY OF ST-LAW)

On the 28 day of NOV, in the year 2012, before me, the undersigned, personally appeared Douglas Bradley, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.



Notary Public State of New York
MARK E. SNIDER
Notary Public, State Of New York
St. Lawrence County #0086784
Commission Expires 01/31/14

McAuslen Rd. (North Lawrence Oil Dump)

Site No. 645013

McAuslen Road

St. Lawrence County, NY

Tax Map: 36.003-4-11

APPENDIX A
Metes and Bounds

McAuslen Rd. (North Lawrence Oil Dump)

Site No. 645013

McAuslen Road

St. Lawrence County, NY

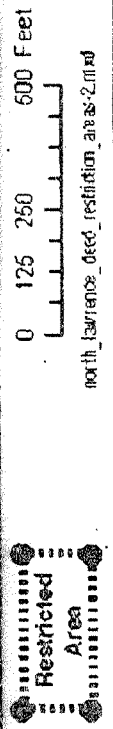
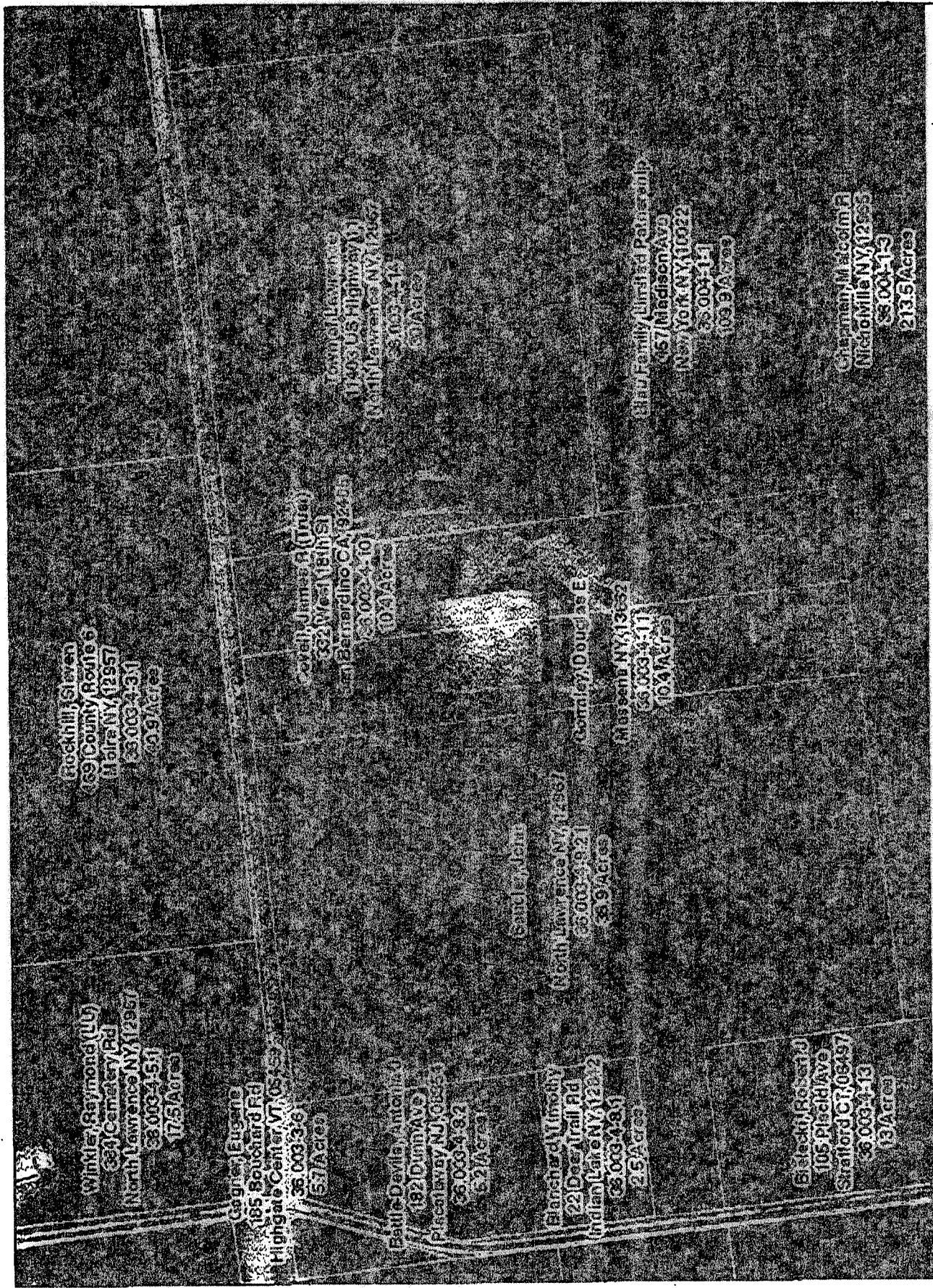
Tax Map: 36.003-4-11

METES and BOUNDS Description

All that tract or parcel of land situate, lying and being in the Township of Lawrence, County of St. Lawrence, State of New York, bounded and described as follows: Cheney Rd., SCH 402001, Vacant Land, 10.40 +/-, TM #36.003-4-11, Formerly Carey, Anthony A.

McAuslen Rd. (North Lawrence Oil Dump)
Site No. 645013
McAuslen Road
St. Lawrence County, NY
Tax Map: 36.003-4-11

APPENDIX B



North Lawrence Oil Dump - Restriction Area
 Site ID No. 645013

Legend:
 Restricted Area