



County Clerk's Recording Page

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MEGHAN GRAY
TWO GATEWAY CTR STE 1900
603 STANWIX ST
PITTSBURGH, PA 15222

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Party 1:
GENERAL ELECTRIC COMPANY

Party 2:

Consideration Amount: 0.00

Recording Fees:

RECORDING	\$40.00
COE CO \$1 RET	\$1.00
COE STATE \$14.25 GEN	\$14.25
COE STATE \$4.75 RM	\$4.75
TP584	\$10.00
MARKOFF FEE	\$0.50

BASIC MT	\$0.00
SONYMA MT	\$0.00
ADDL MT/NFTA	\$0.00
SP MT/M-RAIL	\$0.00
NY STATE TT	\$0.00
ROAD FUND TT	\$0.00

Total: \$70.50

STATE OF NEW YORK
ERIE COUNTY CLERK'S OFFICE

WARNING – THIS SHEET CONSTITUTES THE CLERK'S ENDORSEMENT REQUIRED BY SECTION 319&316-a (5) OF THE REAL PROPERTY LAW OF THE STATE OF NEW YORK. DO NOT DETACH. THIS IS NOT A BILL.

Michael P. Kearns
Erie County Clerk

R.R: Meghan Gray
Two Gateway Ctr., Ste. 1500
603 Starwix St.
Pittsburgh, PA 15222

TERMINATION AND RELEASE OF ENVIRONMENTAL EASEMENT

This Termination and Release of Environmental Easement is made as of 30th day of June 2022, by and between The People of the State of New York, acting through their Commissioner of the Department of Environmental Conservation ("NYSDEC" or the "Department") with its headquarters located at 625 Broadway, Albany, New York 12233, and Owner, General Electric Company, having an office at 1 River Road, Schenectady, New York 12345 ("the Grantor").

RECITALS

1. Grantor is the owner of certain land known as 175 Milens Road, in the Town of Tonawanda, County of Erie and State of New York, known and designated on the tax map of the Erie County Clerk's Office as tax map parcel number: Section 52.16 Block 2 Lot 4, being the same as that property conveyed to Grantor by deed dated May 6, 1968 and recorded in the Erie County Clerk's Office in Liber and Page 7463/297 ("Property").
2. The Department and Grantor entered into an Environmental Easement ("Easement Agreement") dated as of January 6, 2017, and recorded in the Erie County Clerk's Office on January 25, 2017, Book 11308, Page 4970. Capitalized terms used herein without definition have the meanings ascribed to them in the Environmental Easement Agreement. The property comprises approximately 5.83 +/- acres, and is hereinafter more fully described in Exhibit A. ✓
3. Pursuant to Section 1, 2, 3, 4, and 5 of the Easement Agreement, Grantor granted the Department rights and interests that run with the land in perpetuity in order to provide an effective and enforceable means of encouraging the reuse and redevelopment of the Property at a level that has been determined to be safe for a specific use while ensuring the performance of maintenance, monitoring or operation requirements; and to ensure the potential restriction of future uses of the land that are inconsistent with the stated purpose.
4. The Parties do hereby agree that all applicable remediation requirements set forth in the New York State Environmental Conservation Law have been achieved, and that the Property may be used for Residential use, which allows for any use other than raising livestock or producing animal products for human consumption, pursuant to 6 NYCRR §375-1.8(g).
5. The Parties do hereby agree that there is no longer a need for any institutional controls, including, but not limited to, any use restrictions, or engineering controls at the Controlled Property, other than the local controls which govern the use of groundwater.
6. Therefore, pursuant to Section 9 of the Easement Agreement, the Department agrees to terminate and release the Easement Agreement.

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CNT-3-1

- A. The above recitals are hereby incorporated into this Termination and Release of Environmental Easement.
- B. The Department confirms that the date hereof is the "Termination Date" and the Department accordingly hereby terminates and releases the property as described in Exhibit A.
- C. This Termination and Release of Environmental Easement inures to and binds the parties hereto and their respective successors assigns.
- D. This Termination and Release of Environmental Easement shall be governed by and interpreted in accordance with the laws of the State of New York.

THIS TERMINATION AND RELEASE OF THE EASEMENT AGREEMENT IS HEREBY ACCEPTED BY THE PEOPLE OF THE STATE OF NEW YORK, Acting By and Through the Department of Environmental Conservation as Designee of the Commissioner,

By: Andrew Guglielmi
 Andrew O. Guglielmi, Director
 Division of Environmental Remediation

Grantee's Acknowledgement

STATE OF NEW YORK)
) ss:
 COUNTY OF ALBANY)

On the 30th day of June, in the year 2024 before me, the undersigned, personally appeared Andrew O. Guglielmi, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity as Designee of the Commissioner of the State of New York Department of Environmental Conservation, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Jennifer Andoloro
 Notary Public – State of New York

JENNIFER ANDALORO
 Notary Public, State of New York
 No. 02AN6098246
 Qualified in Albany County
 Commission Expires January 14, 2024

EXHIBIT "A" PROPERTY DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND SITUATE IN THE TOWN OF TONAWANDA, COUNTY OF ERJE, AND STATE OF NEW YORK, BEING PART OF LOT NUMBER 45, TOWNSHIP 12, AND RANGE 8 OF THE HOLLAND LAND COMPANY'S SURVEY AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION BETWEEN THE POINT OF INTERSECTION BETWEEN THE LANDS OF GENERAL ELECTRIC COMPANY ON THE NORTH AND THE LANDS OF GFD LLC. ON THE SOUTH, WITH THE EAST RIGHT OF WAY OF MIL-ENS ROAD ON THE WEST; THENCE N01°44'16"W A DISTANCE OF 550.00' TO THE POINT OF INTERSECTION WITH THE AFOREMENTIONED EAST RIGHT OF WAY OF MIL-ENS ROAD WITH THE SOUTH RIGHT OF WAY OF THE E.G.H. YOUNGMANN EXPRESSWAY ON THE NORTH; THENCE N83°29'41"E A DISTANCE OF 395.55' TO THE POINT OF INTERSECTION BETWEEN THE LANDS OF GENERAL ELECTRIC COMPANY ON THE SOUTH AND THE LANDS OF LAMAR ADVERTISING PENN. ON THE NORTH; THENCE S89°52'49"E A DISTANCE OF 529.85' TO THE POINT OF INTERSECTION BETWEEN THE AFOREMENTIONED BOUNDARY DIVISION LINE AND THE BOUNDARY DIVISION LINE BETWEEN THE LANDS OF GENERAL ELECTRIC COMPANY ON THE WEST AND THE LANDS OF THE NIAGARA MOHAWK POWER CORPORATION ON THE EAST; THENCE S09°21'56"W A DISTANCE OF 101.32' TO THE POINT OF INTERSECTION BETWEEN THE AFOREMENTIONED BOUNDARY DIVISION LINE, AND THE BOUNDARY DIVISION LINE BETWEEN THE LANDS OF GENERAL ELECTRIC COMPANY ON THE NORTH AND THE LANDS OF GFD LLC. ON THE SOUTH; THENCE N89°52'49"W A DISTANCE OF 554.47' TO AN ANGLE POINT LOCATED THEREON; THENCE S01°43'49"E A DISTANCE OF 484.30' TO AN ANGLE POINT LOCATED THEREON; THENCE S88°16'11"W A DISTANCE OF 350.00' TO THE POINT OF BEGINNING. CONTAINING 5.83 ACRES OF LAND, MORE OR LESS.