

VDI 2932 PAGE 180

PUBLIC ACCESS EASEMENT

Block 150

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

KNOW YE THAT: WESTCOTT OFFICE PLAZA, INC., a Connecticut corporation, SEVERINO SCJARRETTA, SEBASTIANO CARDILLO, CARL SODERGRAN, all of Stamford and HJALMAR GRANSKOG of Redding, Connecticut (hereinafter referred to as "GRANTORS"), for the consideration of \$1.00 and other value, received to its full satisfaction of the City of Stamford (hereinafter referred to as "GRANTEE"), a municipal corporation organized and existing under the laws of the State of Connecticut and located in the County of Fairfield, does hereby give, grant, bargain, sell and confirm unto the City of Stamford, a certain non-exclusive easement, on the terms and conditions hereinafter contained, the area affected by said easement (the "EASEMENT AREA") being shown hatched and designated "AREA AFFECTED BY EASEMENT " on a certain map entitled "Map of Property in Stamford, Connecticut showing Public Access Easement Prepared for Westcott Office Plaza, Inc.", dated October 21, 1986, prepared by Rocco V. D'Andrea, Inc., which map is to be filed concurrently with the recording hereof in the Land Records of the City of Stamford.

The easement hereby granted shall permit the general public to pass over same, but such easement and right to pass over same shall not extend to any ramps, docks, piers, slips and other like appurtenances which may be located along the water's edge adjacent to the EASEMENT AREA

The Grantee, for itself, its successors and the general public, accepts the easement herein granted subject to the following restrictions and agreements:

(a) That the Grantor shall have the right (but not any obligation) to supervise the EASEMENT AREA and to exclude from same any member of the general public misusing same, creating a disturbance thereon, doing damage thereto or not conducting himself or herself in accord with commonly accepted standards of decency and good conduct; and

(b) The Grantee, by accepting and recording this document, agrees, for itself and its successors, to reasonably assist the Grantor in any of Grantor's activities pursuant to (a) above.

TO HAVE AND TO HOLD the above granted easement, unto the said Grantee, and unto its successors forever, on the terms and conditions hereinabove set forth.

The Grantor hereby covenants with the said Grantee, and with its successors, that the Grantor has fee simple title to said EASEMENT AREA, and the Grantor agrees that Grantor will warrant and defend said fee simple title for the benefit of the Grantee, and its successors, forever.

IN WITNESS WHEREOF, the Grantor has hereunto caused to be set its corporate hand and seal, by its officer above named, on the 26th day of November, 1986.

WITNESSES:

James F. Simon
James F. Simon
Phyllis K. Baker
Phyllis K. Baker

WESTCOTT OFFICE PLAZA, INC.
BY Severino Sciarretta
Severino Sciarretta, its President
Severino Sciarretta
Severino Sciarretta
Carl Sodergran
Carl Sodergran
Sebastiano Cardillo
Sebastiano Cardillo
James F. Simon
James F. Simon

STATE OF CONNECTICUT)
COUNTY OF FAIRFIELD)

ss: Stamford

XXXXXXXXXXXXXXXXXXXX
November 26, 1986

Personally appeared WESTCOTT OFFICE PLAZA, INC. by Severino Sciarretta its President signer and sealer of the foregoing instrument, and acknowledged the same to be his free act and deed and the free act and deed of said corporation, before me

James F. Simon
Commissioner of Superior Court
~~Notary Public~~
James F. Simon

STATE OF CONNECTICUT)
COUNTY OF FAIRFIELD)

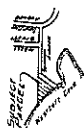
ss: Stamford

November 26, 1986

Personally appeared SEVERINO SCIARRETTA, CARL SODERGRAN,

SEBASTIANO CARDILLO and HJALMAR GRANSKOG, signers and sealers of the foregoing instrument and acknowledged the same to be their free act and deed, before me.

James F. Simon
James F. Simon
Commissioner of the Superior Court
Notary Public



PARCEL "A"
Map No 109195LR

SEAVIEW AVENUE

PARCEL "B"
1140 No 10519 S L R

None
BUILDING, MATERIALS AND FINISHES
FEATURES HAVE NOT BEEN SHOWN.

ALL'S
APPROVED BY
EXEMPT
75 1108

WESTCOTT

COVE

RECEIVED ON FILE
IN TOWN CLERK'S OFFICE
STAMFORD, CONN.
12/15/92

MAP
OF PROPERTY IN
STAMFORD, CONNECTICUT
SHOWING
PUBLIC ACCESS EASEMENT
PREPARED FOR
WESTCOTT OFFICE PLAZA, INC.

APPROVED FOR SUBMISSION AND FILING
SECRETARY OFFICE PLANNING BOARD

DATE 12/15/186 NAME JAMES SCHULZ

no. 100-4-56
see page 100

REF ID: A66010

LAND LIES IN "B-3" DISTRICT
CERTIFIED SUBSTANTIALLY CORRECT TO
CLASS "A-2" EQUIVALENT

ROBERT V. D'ANDREA, INC.
By Anthony D'Andrea ENGINEER AND SUPERVISOR
HARTFORD, CONNECTICUT OCTOBER 21, 1982

[illegible]