

TOWN OF MOREAU
NEW YORK

351 REYNOLDS ROAD • MOREAU, NY

APPLICATION FOR SKETCH PLAN REVIEW

FOR INTERNAL USE ONLY

APPLICANT:

APPEAL #:

ZONING DISTRICT:

DATE SUBMITTED:

DATE ACCEPTED:

HEARING DATE:

☐ SEQR Type 1

☐ SEQR Type 2

☐ Unlisted

APPLICANT INFORMATION:

1. Applicant(s): Chris Patten
Street Address: 20 Ridgewood Court
City, State, Zip: Queensbury, NY 12804
Telephone #: 518-796-4654 Fax #: na
E-mail Address: patten84@gmail.com
2. Agent: na
Street Address: _____
City, State, Zip: _____
Telephone #: _____ Fax #: _____
E-mail Address: _____
3. Owner: Patten Property Development, LLC
Street Address: Same as Applicant
City, State, Zip: _____
Telephone #: _____ Fax #: _____
E-mail Address: _____

RELATIONSHIP TO THE PROPERTY:

OWNER: ☒ Yes ☐ No

LESSEE: ☐ Yes ☐ No

AGENT: ☐ Yes ☐ No

If an agent, please attach an Agent Authorization Form.

Subdivision of Land

Sketch Plan Review Application

TOWN OF MOREAU
NEW YORK

351 REYNOLDS ROAD • MOREAU, NY

GENERAL INFORMATION:

NAME OR TITLE OF SUBDIVISION: Blakes Way

PROPERTY LOCATION: Farthest East (end) on Town section of Jackson Road; Property on North Side.

TAX MAP # (ALL PARCELS): 49.-1-63.11

ZONING DISTRICT: R-2 CURRENT LAND USE: Vacant Class 311

SIZE OF SUBDIVISION (ACRES): 9.0 +/-

SMALLEST LOT (SF): 22552 LARGEST LOT (SF): 56513 AVERAGE LOT (SF): 30,186

MINIMUM LOT WIDTH (FT): 125 AVERAGE LOT WIDTH (FT): 144

TOTAL LENGTH OF NEW ROADS (FT): 1125

ANTICIPATED CONSTRUCTION START DATE: Fall 2022

ANTICIPATED CONSTRUCTION END DATE: Fall 2024

OTHER APPROVALS REQUIRED:

State Environmental Quality Review Act (SEQRA)

Please complete, sign and attach the appropriate Environmental Assessment Form.

Federal

NYS Department of Health

NYS Department of Environmental Conservation

NYS Department of Transportation

Saratoga County Department of Public Works

Moreau Highway Department

Moreau Water Department

Moreau Sewer Department

☐ Type 1 ☐ Type 2

☐ Yes ☒ No

☒ Yes ☐ No

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☒ No

☒ Yes ☐ No

☒ Yes ☐ No

☐ Yes ☒ No

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DESCRIPTION:

1. Please provide an accurate description of the site, including boundaries, natural and other characteristics such as vegetative cover, soils, watercourses, wetlands, topography, existing structures, utilities, and access.

Residential vacant land in a suburban neighborhood. Land is dry soil and sand with no utilities.

2. Please describe the character of the surrounding lands (i.e. suburban, industrial, wetlands, woods, etc.).

Surrounding area is comprised of several residential homes in a suburban area on a dead-end street. Lands border undeveloped, wooded area.

3. Please describe the development plan, including types of uses and their proposed locations and sizes.

Plans include development of 9.0 +/- acres with construction of eleven (11) single family homes. Home size would range from approximately 1500 sf to 2500 sf.

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4. Please briefly describe the ownership intentions (i.e. purchase options) of the Applicant.

Constructed homes would be sold.

5. Please provide an estimated project construction schedule, including phasing, if applicable.

Phase 1 → Planning & Approvals - Jan-June 2022

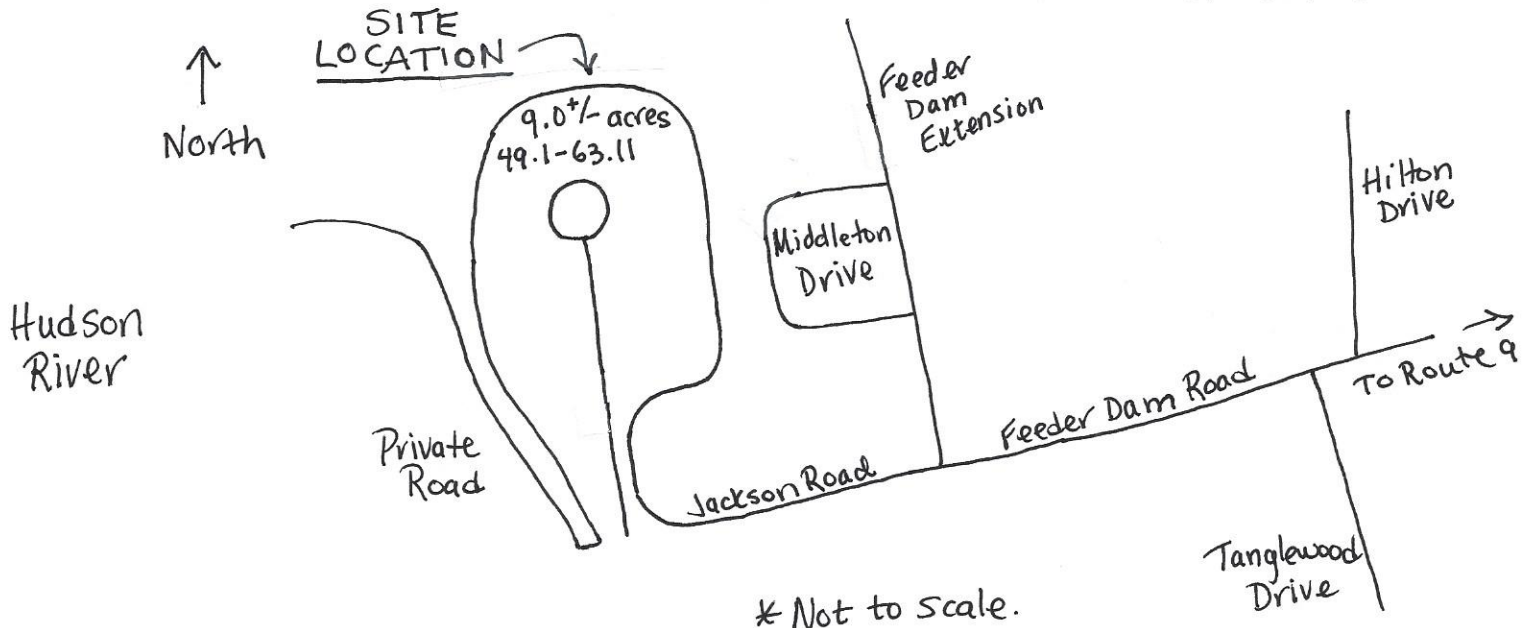
Phase 2 → Utilities, Water, Sewer, Roadway - July-Sept 2022

Phase 3 → 1st House Building permit - October 2022

* Complete 5-6 houses per year

Final House Completion - October 2024

6. In the space provided below, draw an overview (site location) of where your property is located in the Town of Moreau. Please show a north arrow, street corners (name them), and identify your property.



NOTE: This particular map does not have to be drawn to scale.

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QUESTIONNAIRE:

1. Will the development be clustered?

☐ Yes ☒ No

If **yes**, please describe below.

2. Will the development require modifications to the zoning district or text?

☐ Yes ☒ No

If **yes**, please describe the proposed modifications.

3. Are there any easements or other restrictions on the property, offers of cession and covenants governing the maintenance, or unceded open space?

☐ Yes ☒ No

If **yes**, please describe below.

4. Are there existing provisions for water and sewer?

☐ Yes ☒ No

If **yes**, please describe below. If **no**, please describe how these will be accommodated.

Water- Connection will be extended from
existing Jackson Road water supply. Sewer-
all single residential homes will have
independent septic systems.

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5. Will the development impact services such as traffic, sewer, water, drainage, etc.?

☒ Yes ☐ No

If yes, please describe the anticipated impacts.

Traffic - With the addition of (11) homes impact to services will be minor. The increase should not be detrimental to the neighborhood.
Sewer - Each home is independent and sized appropriately.
Water - Eleven (11) homes should not impact water usage/availability.
Drainage - Engineering will be done to ensure stormwater and other proper drainage and run-off.

6. Will the development impact adjoining properties (noise, visual, drainage, etc.)?

☒ Yes ☐ No

If yes, please describe the anticipated impacts.

New homes will be visible to some existing neighbors with minimal impact. The neighborhood is quiet and considerate and this should continue. Upon completion of construction, noise impact will be minimal as typical of suburban neighborhoods in the town of Moreau. Trees are spared to leave buffer.

7. Are there any previous Town, Planning or Zoning Board determinations regarding this property?

☐ Yes ☒ No

If yes, please provide the application number, the applicant's name, and the date of determination.

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CHECKLIST OF SKETCH PLAN REVIEW APPLICATION COMPLETENESS:

As per § 124-6, the **sketch plan** shall include the following elements:

- ☒ 1. Survey at a scale of 50 feet to the inch, clearly showing:
 - ☐ Boundary of the subdivision.
 - ☐ Topographic features, including existing grade contours at 10-foot intervals, U.S.G.S datum.
 - ☐ Existing watercourses, including lakes, ponds, wetlands, streams or intermittent streams.
 - ☐ Areas of existing vegetation, including woodlots and hedgerows.
 - ☐ Areas within the designated 100-year floodplain as determined by the U.S. HUD Flood Insurance Program.
 - ☐ Existing man-made features, including location and size of power lines, pipelines, buildings and structures, storm drains, culverts, wells, septic tanks, and fields of adjoining properties.
 - ☐ Existing rights-of-way and/or easements across or adjacent to the proposed subdivision.
- ☒ 2. Sketch plan, clearly showing:
 - ☐ Name and street addresses of all applicants, if an individual or partnership, and the names and street addresses of principal officers of a corporation.
 - ☐ Location map showing the property included in the proposed subdivision, all contiguous properties of the proposed subdivision, and all properties within 500 feet which front any contiguous street or highway. All properties shall be identified by lot, parcel number and names of owners.
 - ☐ Location and width of proposed street right-of-way and pavements.
 - ☐ Proposed arrangement and approximate area, width, length and setback requirements of each lot and street pattern.
 - ☐ Sketch grading and drainage plan indicating the general slope of the land and method of draining stormwater, including proposed culverts, storm drainage structures and retention ponds.
 - ☐ Parcels of land proposed to be dedicated to public use, such as parks, recreation areas, conservation easements or scenic easements.
- ☐ 3. Additional information requested by the Planning Board.

As per §124-6 of the Town Code, the sketch plan must be prepared by a **licensed professional engineer, a licensed professional land surveyor with properly executive New York State Education Department Exemption N, or a licensed landscape architect.**

Other documentation to submit with the Sketch Plan Review Application includes:

- ☒ 1. Completed and signed appropriate Environmental Assessment Form.
- ☒ 2. Completed and signed "Authorization to Act as Agent For" form (if applicable).
- ☒ 3. Two (2) copies of the deed for each parcel included on the subdivision.

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Please return the original application, with all pages intact, along with ten (10) paper copies and an electronic copy, including required information and documentation. The electronic copy may be submitted on a flash drive or emailed to biclerk@townofmoreau.org.

NOTE: The application will not be scheduled on the Planning Board agenda until all paper and electronic copies have been received by the Town Building Department.

Also note that the information to be provided is not limited to the space on this form. If additional space is needed, please use separate sheets and indicate the enclosure number or page number for the attached sheets in the related space provided on this application.

Signature



Applicant (print and sign)
CHRIS PATTEN

01-03-2022

Date

N/A

Agent (print and sign)

X

Date

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

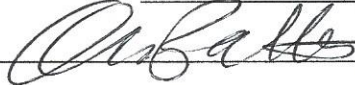
Part 1 – Project and Sponsor Information			
Name of Action or Project: <div style="text-align: center; font-family: cursive; font-size: 1.2em;">Blakes Way</div>			
Project Location (describe, and attach a location map): <u>See attached map.</u> <u>Farthest East (end) on Town of Moreau Section of Jackson Road in South Glens Falls, NY; North side</u>			
Brief Description of Proposed Action: <u>Develop parcel with eleven (11) single family homes.</u>			
Name of Applicant or Sponsor: <u>Chris Patten</u>		Telephone: <u>518-796-4654</u>	
		E-Mail: <u>pattenb4@gmail.com</u>	
Address: <u>20 Ridgewood Court</u>			
City/PO: <u>Queensbury</u>		State: <u>NY</u>	Zip Code: <u>12804</u>
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
			<input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency?			NO
If Yes, list agency(s) name and permit or approval:			YES
<u>NYS Dept of Health, NYS Dept. of Environmental Conservation as regulations</u>			<input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		<u>9.0</u> acres	
b. Total acreage to be physically disturbed?		<u>5.5</u> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		<u>9.0</u> acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
<input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?		<input checked="" type="checkbox"/>	<input type="checkbox"/>
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: <u>Meets energy requirements</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: <u>on-site septic systems</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe:	<input checked="" type="checkbox"/>	<input type="checkbox"/>

18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:	NO	YES
<u>Stormwater retention/</u> <u>recharge pond to be determined</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>

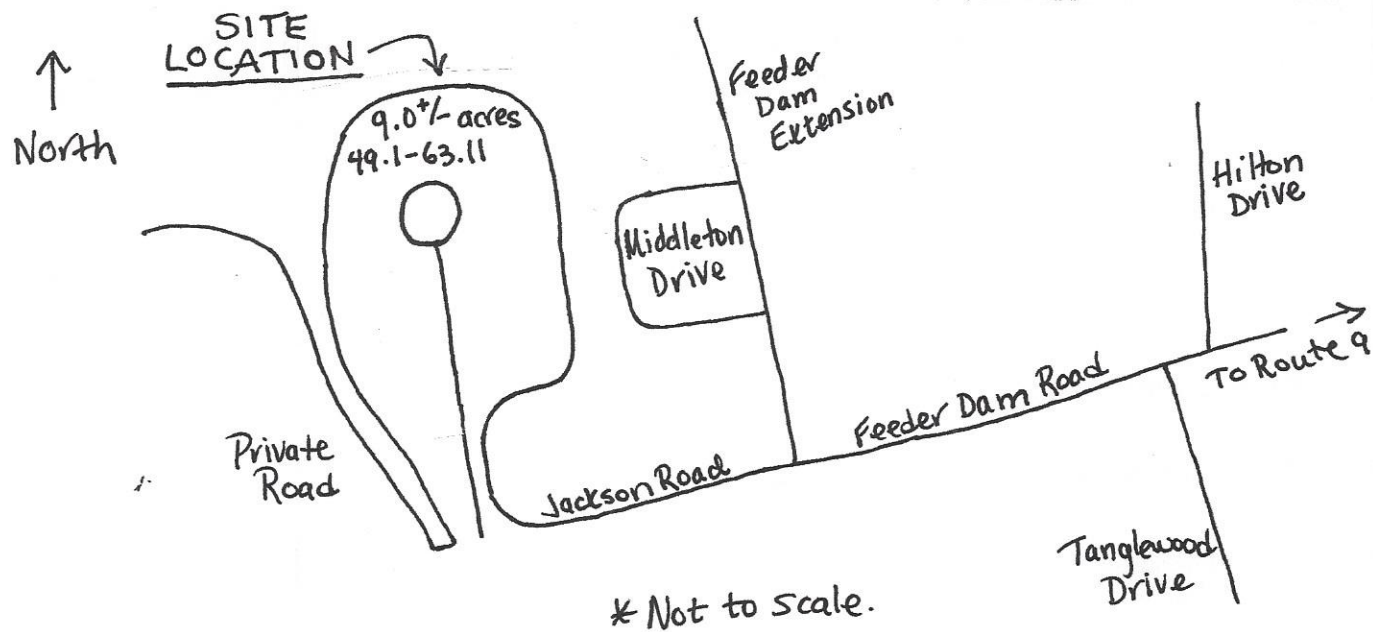
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>

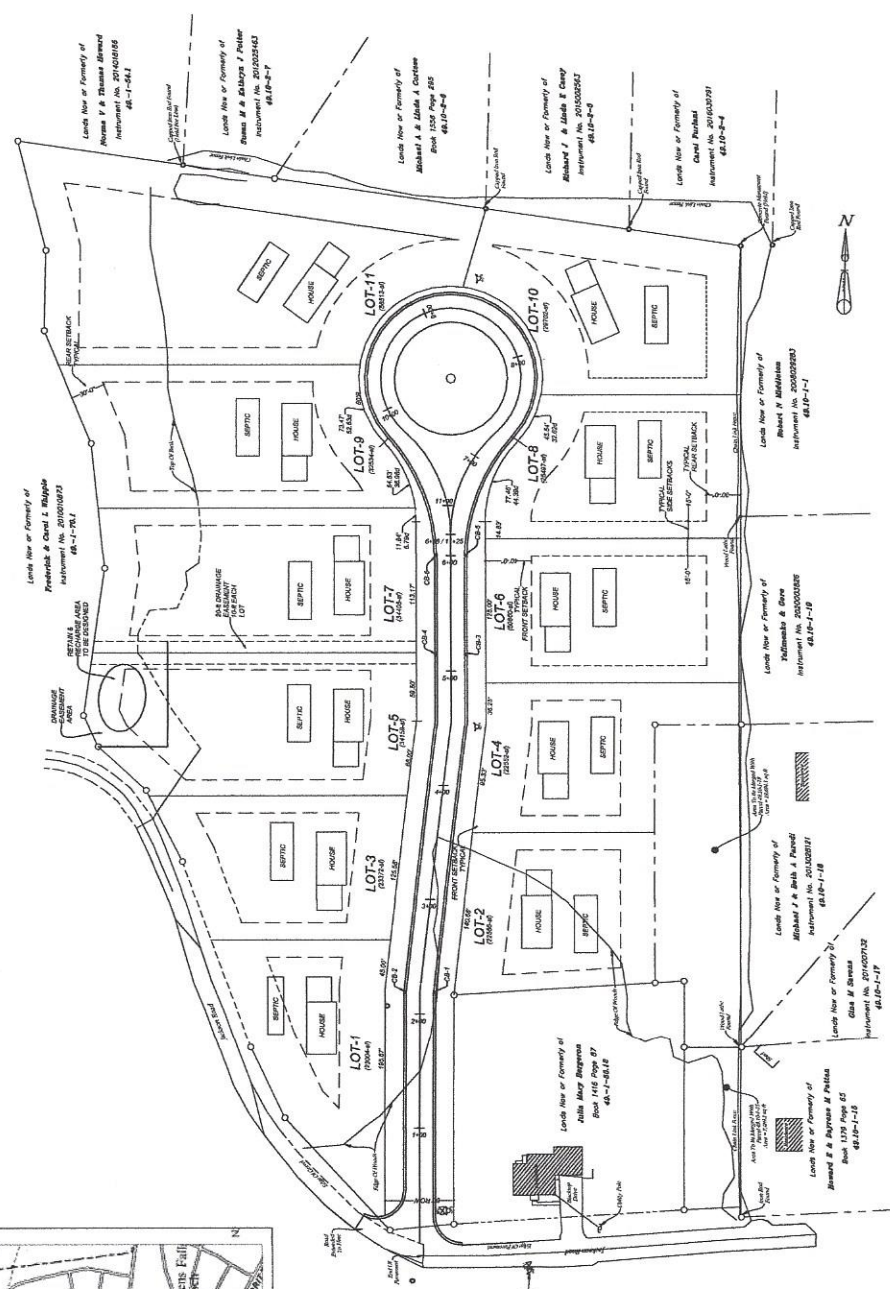
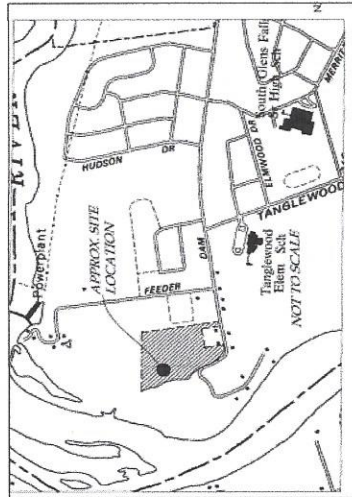
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>Chris Patten, Patten Property Dev. LLC</u> Date: <u>01-03-2022</u>		
Signature: <u></u> Title: <u>Sole Member</u>		

Chris Patten
Patten Property Development, LLC

Town of Moreau
South Glens Falls, NY

Location Map





LOT DIMENSIONS			
LOT	AREA (sq)	6640 PERMIT (FT)	LOT WIDTH (ft)
1	23004	240.67	257.04
2	22556	140.66	130.75
3	23372	125.58	125.00
4	22552	131.58	131.00
5	21158	125.50	125.00
6	27750	225.00	225.00
7	24400	125.01	125.00
8	24197	137.01	125.00
9	24197	137.01	125.00
10	29702	129.36	148.00
11	50513	125.00	170.00

NOTES:

1. Owner: Pelton Property Development, LLC
20 Ridgewood Court
Queensbury, NY 12864
2. Applicant: Pelton Property Development, LLC
3. Property: as owner
a. Jackson Road
Town of Moreau
County of Rensselaer, NY
b. Tax Parcel #B-163.11
c. 6.1 (-/-) Acres
4. Zoning:
a. R-2 District
b. Zoning Code #21-500-af
c. Subdivs #21-500-af
i. Front - 40'-
ii. Sides - 15'-

2021015017

04/27/2021 03:31:40 PM
4 Pages RECORDED
DEED
Saratoga County Clerk

NTA 2100850P

Applicant: Chris Patten
Patten Property Dev, LLC
copy 1072

EXECUTOR'S DEED

THIS INDENTURE, made the 12th day of April 2021,

BETWEEN **MAURICE B. BERGERON and DEBORAH B. ALDRICH, as EXECUTORS of the ESTATE OF JULIA MARY BERGERON** residing at 51 Howland Avenue Ext., Schaghticoke, New York 12154 parties of the first part, and

PATTEN PROPERTY DEVELOPMENT, LLC, with an address of 20 Ridgewood Court, Queensbury, New York 12804 party of the second part,

WITNESSETH that the party of the first part, in consideration of One Hundred Sixty Thousand and 00/100 Dollars, (\$160,000.00), lawful money of the United States, and other good and valuable consideration paid by the party of the second part, do hereby grant and release unto the party of the second part, their successors and assigns forever,

SEE SCHEDULE "A" ATTACHED HERETO

BEING THE SAME PREMISES conveyed to **JULIA MARY BERGERON** by deed from **JULIA MARY BERGERON and FREDERICK WHIPPLE** dated May 14, 2008 and recorded in the Saratoga County Clerk's Office on April 14, 2009, in Instrument Number 2009012034.

JULIA MARY BERGERON DIED JULY 13, 2020, A RESIDENT OF SARATOGA COUNTY, NY.

The premises are not in an agricultural district. The parcel is entirely owned by the transferor.

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, their heirs and assigns forever.

AND said party of the first part covenants as follows:

FIRST, that the party of the second part shall quietly enjoy said premises.

SECOND, that said party of the first part will forever **WARRANT** title to said premises.

THIRD, that, in compliance with Sec. 13 of the Lien Law, the grantor 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.

IN WITNESS WHEREOF, the party of the first part has hereunto set her hand and seal the day and year first above written.

IN PRESENCE OF

Maurice Bergeron
MAURICE B. BERGERON, Executor

Deborah B. Aldrich
DEBORAH B. ALDRICH, Executor

STATE OF NEW YORK :
SS:
COUNTY OF SARATOGA:

On this 12th day of April 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared MAURICE B. BERGERON and DEBORAH B. ALDRICH personally known to me or proved to me on the basis of satisfactory evidence to be the individuals whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their capacities, and that by their signatures on the instrument, the individuals, or persons on behalf of which the individuals acted, executed the instrument.

Kathleen A. Corbett
Notary Public

R & R: Timothy S. Shuler, Esq.
288 Glen St., PO Box 299
Glens Falls, NY 12801



Commitment No.: 2100830P

**EXHIBIT A
PROPERTY DESCRIPTION**

The land referred to in this Commitment is described as follows:

ALL THAT TRACT OR PARCEL OF LAND situate on the north side of Jackson Road, Town of Moreau, Saratoga County, State of New York and being more particularly bounded and described as follows:

BEGINNING at a point at the southeast corner of the herein described parcel and being on the north boundary of Jackson Road and being also the southwest corner of lands of Middleton Subdivision, thence from said point of beginning

S 86-10'-32"W 50.05' along the north boundary of Jackson Road to a point being the southeast corner of lands of Julia Bergeron (L. 1416 P.87), thence the following three courses along lands of Bergeron
N 01-13'-34"W 200.00' to a point, thence
S 85-23'-03"W 200.35' to a point, thence
S 01-13'-34"E 200.00' to a point being the southwest corner of lands of Bergeron and being also on the north boundary of Jackson Road, thence
S 83-33'-15"W 55.88' along the north boundary of Jackson Road to a point being the northwest corner of Jackson Road and being also on the east boundary of a right-of-way, thence the following five courses along the east boundary of right-of-way and thru lands of Julia Mary Bergeron and Frederick Whipple
N 44-18'-28"W 133.85' to a point, thence
N 26-58'-23"W 68.75' to a point, thence
N 21-12'-42"W 171.93' to a point, thence
N 28-21'-55"W 69.69' to a point, thence
N 48-27'-35"W 56.72' to a point, thence
N 26-54'-49"W 30.17' to a point, thence the following five courses thru lands of Julia Mary Bergeron and Frederick Whipple along lands to be conveyed to Frederick Whipple
N 07-11'-35"E 128.78' to a point, thence
N 07-27'-19"W 109.19' to a point, thence
N 23-48'-46"W 106.20' to a point, thence
N 00-09'-22"E 69.20' to a point, thence
N 15-33'-00"W 98.29' to a point being the northeast corner of lands to be conveyed to Frederick Whipple and being also on the south boundary of lands of John V. Howard (L. 1465 P.548), thence
S 82-54'-55"E 635.30' along the south boundary of lands of Howard and also along the south boundary of lands of Meadow Ridge Subdivision to a point being the northwest corner of Middleton Subdivision, thence
S 01-13'-34"E 836.36' along the west boundary of lands of Middleton Subdivision to a point being the said point of beginning

Subject to easements and rights-of-way of record. Said parcel containing 9.621 plus or minus acres.

Together with all the right, title and interest of the parties of the first part in and to said Hudson River and the lands underneath the same but subject to any flowage rights along said river now existing, and the right to use the 30 foot right-of-way now existing or as may hereinafter be built in common with said parties of the first part, their heirs and assigns, from and to the lands hereby conveyed to the westerly end of Jackson Road.

A map entitled "Map of Lands of Julia Mary Bergeron and Frederick Whipple" was filed in the office of the Saratoga County Clerk on September 29, 2008. The assigned map number is B620.



SARATOGA COUNTY – STATE OF NEW YORK
SARATOGA COUNTY CLERK
CRAIG A. HAYNER
40 MCMASTER STREET, BALLSTON SPA, NY 12020

COUNTY CLERK'S RECORDING PAGE

THIS PAGE IS PART OF THE DOCUMENT – DO NOT DETACH



INSTRUMENT #: 2021015017

Receipt#: 2021212372570
Clerk: GB
Rec Date: 04/27/2021 03:31:40 PM
Doc Grp: D
Descrip: DEED
Num Pgs: 4

Party1: BERGERON MAURICE B AKA AS EXEC
Party2: PATTEN PROPERTY DEVELOPMENT LLC
Town: MOREAU
49.-1-63.11

Recording:

Pages	15.00
Cover Sheet Fee	5.00
Recording Fee	20.00
Cultural Ed	14.25
Records Management - Coun	1.00
Records Management - Stat	4.75
Notice of Transfer of Sal	10.00
RP5217 - County	9.00
RP5217 All others - State	241.00
Names	1.00
TP 584	5.00

Sub Total: 326.00

Transfer Tax
Transfer Tax 640.00

Sub Total: 640.00

Total: 966.00

**** NOTICE: THIS IS NOT A BILL ****

***** Transfer Tax *****

Transfer Tax #: 6184
Transfer Tax

Transfer Tax 640.00

Total: 640.00

Record and Return To:

ELECTRONICALLY RECORDED BY SIMPLIFILE

This page constitutes the Clerk's endorsement, required by section 316-a (5) & 319 of the Real Property Law of the State of New York with a stamped signature underneath.

Craig A. Hayner

Saratoga County Clerk

Saratoga County

Craig A. Hayner, Saratoga Co Clerk

Printed: 12/30/2021 12:33:29 PM

Instr #: 2021015017

Rec Date: 04/27/2021 03:31:40 PM

Doc Grp/Desc: D / DEED

Grantor: BERGERON MAURICE B AKA AS EXEC
51 HOWLAND AVE EXT
SCHAGHTICOKE NY 12154
BERGERON MAURICE AKA AS EXEC
ALDRICH DEBORAH B AS EXEC
51 HOWLAND AVE EXT
SCHAGHTICOKE NY 12154
BERGERON JULIA MARY ESTATE OF BY EXECS

Grantee: PATTEN PROPERTY DEVELOPMENT LLC

Town: MOREAU
49.-1-63.11

Property Address: 9 JACKSON ROAD

RP Full Sale Price: \$160,000.00

Remarks: