

SUGGESTED LEGAL DESCRIPTION

LANDS TO REMAIN ZONED RECREATION CONSERVATION DISTRICT (“RC”) TO BE PRESERVED AS A PERMANENT OPEN SPACE BUFFER

23.84+/- Acres

ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Amherst, County of Erie, State of New York, being part of Lot 60 & 66, Township 12, Range 7 of the Holland Land Company’s Survey, more particularly described as follows:

BEGINNING at a point in the intersection of the north line of Sheridan Drive and the east line of Lot 66;

Thence west along the north line of Sheridan Drive, a distance of 1645.27 feet to a point in the lands appropriated by the People of the State of New York Map 197, Parcel 219 by Notice of Appropriation recorded in Liber 9690 of Deeds at Page 366;

Thence continuing along the north line of Sheridan Drive and said appropriation, at an interior angle of $172^{\circ}32'21''$ a distance of 15.46 feet to a point;

Thence continuing along the north line of Sheridan Drive and said appropriation, forming an exterior angle of $173^{\circ}12'12''$ to the chord of a curve having a radius of 11409.16 feet and an arc length of 252.56 feet to a point;

Thence northwesterly forming an interior angle of $141^{\circ}12'39''$ from the chord of the previous curve, a distance of 44.17 feet to point in the east line of Frankhauser Road;

Thence north at an interior angle of $127^{\circ}12'55''$ along the east line of Frankhauser Road, a distance of 928.41 feet to a point;

Thence northwest along the east line of Frankhauser Road at an exterior angle of $143^{\circ}08'48''$, a distance of 39.87 feet to a point;

Thence northerly at an interior angle of $143^{\circ}07'48''$ along the east line of a map cover filed in the Erie County Clerk’s Office under cover 1982, a distance of 3520.01 feet to a point;

Thence east at an interior angle of $94^{\circ}02'21''$ along the south line of map filed in the Erie County Clerk’s Office under cover 1784, a distance of 554.56 feet to a point;

Thence south measured at right angles, a distance of 50.00 feet to a point;

Thence running westerly parallel with the south line of map filed in the Erie County Clerk’s Office under cover 1784, a distance of 492.92 feet;

Thence running southerly parallel with and 65.00 feet east of the east line of map filed in the Erie County Clerk's Office under cover 1982, a distance of 1979.27 feet to a point;

Thence easterly measured at right angles, a distance of 35.00 feet to a point;

Thence running southerly parallel with and 100.00 feet east of the east line of said Map Cover 1982, 2431.47 feet to a point, said point being 50 feet north of the north line of Sheridan Drive;

Thence running easterly along a line 50.00 feet north and parallel with the north line of Sheridan Drive, 1256.23 feet to a point;

Thence northerly measured at right angles, a distance of 50.00 feet;

Thence running easterly parallel with and 100.00 feet north of the north line of Sheridan Drive, a distance of 707.93 feet to a point;

Thence running northwesterly at an exterior angle of $63^{\circ}02'26''$ along a line 50.00 feet southwest and parallel with the southwest line of North Forest Road, a distance of 326.07 feet to a point;

Thence northwest at an interior angle of $170^{\circ}01'58''$ along a line 50.00 feet southwest and parallel with the southwest line of North Forest Road, a distance of 61.50 feet to a point;

Thence northerly at an interior angle of $162^{\circ}41'54''$ along a line 50.00 feet west and parallel with the west line of North Forest Road, a distance of 382.96 feet to a point;

Thence northeast at an interior angle of $124^{\circ}36'17''$, along a line 50.00 feet northwest and parallel with the northwest line of North Forest Road, a distance of 30.07 feet to a point;

Thence north at an exterior angle of $124^{\circ}36'17''$, along a line 50.00 feet west and parallel with the east line of Lot 66, a distance of 311.00 feet to a point;

Thence westerly measured at right angles, a distance of 290.00 feet to a point;

Thence northerly measured at right angles, a distance of 835.00 feet to a point;

Thence westerly measured at right angles, a distance of 192.33 feet ; to a point

Thence northerly measured at right angles, a distance of 144.05 feet to a point;

Thence northeasterly at an interior angle of $133^{\circ}38'01''$, a distance of 480.00 feet to a point;

Thence northwesterly measured at right angles, a distance of 405.00 feet to a point;

Thence easterly at an interior angle of $49^{\circ}18'33''$, a distance of 465.00 feet to the east line of Lot 66;

Thence south along the east line of Lot 66, a distance of 75.00 feet to a point;

Thence south along the centerline of Ellicott Creek, a distance of 580 feet more or less to a point;

Thence east, a distance of 160 feet more or less to the northeasterly corner of lands conveyed to Clara Meihlhausen by deed recorded in the Erie County Clerk's Office in Liber 1873 of Deeds at Page 614 and the northwesterly corner of subdivision lot 50 as shown on map filed in the Erie County Clerk's Office under cover 921;

Thence southwesterly at an interior angle of $79^{\circ}06'00''$, a distance of 283.40 feet to a point;

Thence westerly at an interior angle of $100^{\circ}54'00''$, a distance of 40.00 feet more or less to a point in the centerline of Ellicott Creek;

Thence southerly and easterly along the centerline of Ellicott Creek, a distance of 780 feet more or less to a point in the east line of Lot 66;

Thence southerly along the east line of Lot 66, a distance of 427 feet more or less to a point in the northwest line of North Forest Road;

Thence southwest at an interior angle of $124^{\circ}36'17''$, along the northwest line of North Forest Road, a distance of 30.07 feet to a point;

Thence south at an exterior angle of $124^{\circ}36'17''$, along the west line of North Forest Road, a distance of 349.10 feet to a point;

Thence southeast at an exterior angle of $162^{\circ}41'54''$, along the southwest line of North Forest Road, a distance of 49.53 feet to a point;

Thence southeast at an exterior angle of $170^{\circ}01'58''$, along the southwest line of North Forest Road, a distance of 435.02 feet to a point;

Thence southwest at an interior angle of $126^{\circ}44'10''$, a distance of 24.17 feet to the north line of Sheridan Drive;

Thence west along the north line of Sheridan Drive, a distance of 178.70 feet to the point of beginning, containing 23.84 acres more or less.