

Re: 216 Acres Set Aside

James K. Ruten, Esq.

Re: ROCKLAND PSYCHIATRIC CENTER

AMENDED REPORT OF 1/21/03

Has the "216 acres"

Number 2003C 102070
State of New York to
Town of Orangetown

CERTIFICATE FOR TITLE INSURANCE

Issued by

CHICAGO TITLE INSURANCE COMPANY

Chicago Title Insurance Company, a Missouri Corporation, herein called the Company, certifies to the Applicant named on the following page that an examination of title to premises described in Schedule A has been made in accordance with its usual procedure and agrees to issue the ALTA (10-17-92) Owner's or Lender's form of insurance policy as modified by the New York Coverage Endorsements in the amount and for the transaction set forth herein and subject to the exclusions from coverage and the conditions and stipulations therein contained.

After the closing of the transaction, in conformance with the requirements and procedures of the Company, the Company will issue the policy and except (i) all loss or damage by reason of the estates, interests, defects, objections, liens, encumbrances and other matters set forth in Schedule B herein that are not disposed of to the satisfaction of the Company prior to such closing or issuance of the policy (ii) any questions or objection coming to the attention of the Company before the date of closing, or if there be no closing, before the issuance of the policy.

IN WITNESS WHEREOF, Chicago Title Insurance Company has caused its corporate name and seal to be hereunto affixed by its duly authorized officers on the date shown in Schedule A.

Questions concerning the within Certificate should be directed to:

Jeffrey L. McCall, Pres.

CHICAGO TITLE INSURANCE COMPANY

By:

Dated: January 21, 2003

Certified by:

Authorized Signature

Jeffrey L. McCall, Pres.

Redated

by:

1/22/03
Authorized Signature



[Signature]

President

ATTEST

[Signature]

Secretary

This certificate is intended for lawyers only. Such exceptions as may be set forth herein may affect marketability of title. Your lawyer should be consulted before taking any action based upon the contents of this certificate. The Company's representative at the closing hereunder may not act as legal advisor to any of the parties or draw legal instruments for them. Such representative is permitted to be of assistance only to an attorney. It is advisable to have your attorney present at the closing.

Subject to a certain Agreement between the New York State Office of Mental Health and the Town of Orangetown dated 1-22-2003 providing for the Town of Orangetown to maintain and repair such roadways at the sole expense of the Town of Orangetown and to be recorded in the Rockland County Clerk's Office.

Subject to the terms, conditions, easements and rights of the Agreement dated November 26th, 1928 by and between The People of the State of New York, acting by and through the Department of Hental Hygiene and the Hackensack Water Company as the same were granted by The State of New York pursuant to State (of New York) Senate Act on January 14, 1929 per Surveyors Report of Carman-Dunne, P.C. on the certified survey dated Aug. 1995 (see Sheet 2 of 6, 7th paragraph thereon).

Subject to a restriction that not less than two hundred sixteen (216) acres of the Property (the premises under examination) are to be used solely for recreational and municipal uses and which restriction shall run with the land and bind and be enforceable against all present and future owners, for a period of twenty-five (25) years, from the date hereof (the date of the conveyance wherein the Town of Orangetown acquired the premises under examination). Upon the designation by the party of the second part (Town of Orangetown) to the party of the first part (New York State Urban Development Corporation and/or the State of New York) of the portion of the Property to be subject to this restriction, the balance of the Property shall be released from this restriction by the party of the first part. In the event a total of two hundred sixteen (216) acres are not so designated within twelve (12) years from the date hereof, all portions of the Property not so released, shall be subject to this restriction.

26. Survey:

made by Carman-Dunne, P.C. dated Aug. 1995, Certification Note: January 8, 2003:

Sheet 1 of 6 shows perimeter boundaries of the lands of The People of the State of New York.

Sheet 2 of 6 sets forth Surveyors Report; Benchmarks; General Notes and Traverse Table.

-SURVEY READING CONTINUED-