

STATE OF NEW YORK - EXECUTIVE DEPARTMENT  
OFFICE OF GENERAL SERVICES

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In the Matter of the Public Sale :  
of : FINDINGS  
Premises known as Parcel 1 (Hostel 2460) :  
Kickerville Lane, Town of Long Lake, County of Hamilton :  
And :  
Premises known as Parcel 2 (Hostel 2199) :  
Kickerville Lane, Town of Long Lake, County of Hamilton :

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It is proposed to offer for sale at public auction the premises described in the attached Schedule "A" and identified below, pursuant to the provisions of Section 33 of the Public Lands Law.

The properties to be sold at public auction are further described as follows:

- Parcel 1 This 2.49± acre parcel of vacant land is located at Kickerville Lane in the Town of Long Lake, Hamilton County. The subject property is identified as Tax Map Section 25.008, Block 2, Lot 20.120.
- Parcel 2 This 2.449± acre parcel of vacant land is located at Kickerville Lane in the Town of Long Lake, Hamilton County. The subject property is identified as Tax Map Section 25.008, Block 2, Lot 20.200.

Parcel 1 is owned by the State of New York and was under the jurisdiction of the Office for People with Developmental Disabilities and used for Hostel 2460. A Declaration of Abandonment is on file.

Parcel 2 is owned by the State of New York and was under the jurisdiction of the Office for People with Developmental Disabilities and used for Hostel 2199. A Declaration of Abandonment is on file.

The action has been reviewed pursuant to the provision of the State Environmental Quality Review Act ("SEQRA") and the Bureau of Land Management has determined that the sale will have no significant adverse environmental impact. A Negative Declaration in accordance with SEQRA is in the file.

THEREFORE, I find that the properties described above shall be offered at public auction on Tuesday, October 30, 2018. The minimum bids and basic terms of sale shall be as follows:

Minimum Bids: Parcel 1, \$7,500.00, with an initial deposit of \$750.00. Parcel 2, \$10,000.00 with an initial deposit of \$1,000.00. An additional deposit which, with the initial deposit, constitutes 10% of the successful bid, shall be due and payable for the sale parcel within 10 business days of notification of acceptance of the bid. The Notice of Sale, executed herewith, shall contain the pertinent terms and conditions of the sale including a five percent (5%) broker commission payable by the State of New York to the broker representing the successful bidder.

The Notice of Sale shall be published in the Hamilton Express, pursuant to the statute.

COMMISSIONER OF GENERAL SERVICES

Dated: 9/27/2018

By: RoAnn M. Destito  
RoAnn M. Destito

**SCHEDULE A**  
**Hostel 2460**  
**Kickerville Lane – Parcel 1**  
**Town of Long Lake**  
**Hamilton County**

All that certain tract or parcel of land situate in Lot No. 71 in Township No. 21 of the Totten and Crossfield Purchase in the Town of Long Lake, County of Hamilton, State of New York, more particularly bounded and described as follows:

Beginning at a railroad spike driven in the centerline of the pavement of the town highway known as Kickerville Lane (formerly known as Walker Road) at the southwesterly corner of the lands now or formerly of Ralph Williams and Victoria Williams as described in a deed recorded in Liber 151 of Deeds at page 267;

thence from the said point of beginning along the said centerline of Kickerville Lane the following three (3) courses and distances:

- 1) South 35°32' West, a distance of 100.00 feet to an angle point;
- 2) South 50°43' West, a distance of 100.00 feet to an angle point; and
- 3) South 65°57' West, a distance of 100.00 feet to a railroad spike driven in the said centerline of Kickerville Lane;

thence South 31°03' East, a distance of 25 feet to a 1 ½ inch iron pipe, an additional distance of 275 feet, for a total distance of 300.00 feet to a 1 ½ inch iron pipe in stones;

thence North 46°44' East, a distance of 546.21 feet to a drill hole in a low 2 foot boulder on the southerly line of the lands now or formerly of Shirley H. Anderson as described in a deed recorded in Liber 165 of Deeds at page 50;

thence North 86° West, along the said southerly line of Anderson, a distance of 191.44 feet to an iron pipe at the southeasterly corner of the aforementioned lands of Williams;

thence North 67°53' West, along the southerly line of the said lands of Williams, a distance of 91.20 feet to an iron pipe, and additional distance of 54.12 feet, for a total distance of 145.32 feet to the point or place of beginning.

CONTAINING 108,480 square feet or 2.490 acres of land be the same more or less.

BEING shown on a map entitled, "Map and Description for the Acquisition of Real Property, State of New York Office of Mental Retardation and Developmental Disabilities, Proposed Hostel No. 2460, Wilton Developmental Center, Community Residential Program, Walker Road, Long Lake, Hamilton County, New York, Vernon Javes, Jr. and Gail Javes (Reputed Owners), Map No. 22, Parcel No. 22," dated February 3, 1989, surveyed by Gaetano C. Sylvester, PE and LS. The Notice of

Appropriation was filed in the Hamilton County Clerk's Office in Liber 197 of Deeds at page 242 on March 7, 1989.

SUBJECT to any enforceable easements, restrictions, or covenants of record.

SUBJECT to any statements of fact an accurate survey may reveal.

TOGETHER with all the right, title, and interest in and to any land lying in the bed of Kickerville Lane abutting the above premises.

**SCHEDULE A**  
**Hostel 2199**  
**Kickerville Lane – Parcel 2**  
**Town of Long Lake**  
**Hamilton County**

All that certain tract or parcel of land situate in Lot No. 71 in Township No. 21 of the Totten and Crossfield Purchase in the Town of Long Lake, County of Hamilton, State of New York, more particularly bounded and described as follows:

Beginning in the centerline of the town highway known as Kickerville Lane (formerly known as Walker Road) at the northeasterly corner of the lands now or formerly of Allen E. Wood, Jr. and Donna Rae Wood as described in a deed recorded in Liber 182 of Deeds at page 819;

thence from the said point of beginning along the said centerline of Kickerville Lane the following two (2) courses and distances:

1) North 73°18' East, a distance of 150.00 feet to an angle point; and

2) North 74°10' East, a distance of 75.00 feet to a point in the said centerline;

thence South 29°35' East, a distance of 24.75 feet to a 1 ¼ inch iron pipe, an additional distance of 75.11 feet to a ¾ inch iron pipe, an additional distance of 282.31 feet to a ¾ inch iron pipe, an additional distance of 17.83 feet, for a total distance of 400.00 feet to a 1 ¼ inch iron pipe in stones;

thence South 73°36' West, a distance of 45.63 feet to a ¾ inch iron pipe, an additional distance of 305.81 feet, for a total distance of 351.44 feet to a 1 ¼ inch iron pipe in an old stone wall and fence line on the easterly line of the lands now or formerly of Robert R. Adams and Dona M. Adams as described in a deed recorded in Liber 161 of Deeds at page 545;

thence North 32°02'30" West, along the said stone wall on the easterly line of Adams, a distance of 146.35 feet to an iron re-rod at the southeasterly corner of Lot No. 1 of the Adams Park Subdivision;

thence North 29°35' West, along the easterly line of the said Lot 1, a distance of 3.65 feet to a ¾ inch iron pipe at the southwesterly corner of the aforementioned lands now or formerly of Wood;

thence North 71°53'30" East, along the southerly line of the said lands of Wood, a distance of 132.00 feet to a ¾ inch iron pipe at the southeasterly corner of the said lands of Wood;

thence North 29°35' West, along the easterly line of the said lands of Wood, a distance of 60.50 feet to a ¾ inch iron pipe, an additional distance of 130.86 feet to a ¾ inch iron

pipe, an additional distance of 23.89 feet to a ¾ inch iron pipe, an additional distance of 32.25 feet, for a total distance of 247.50 feet to the point or place of beginning.

CONTAINING 106,721 square feet or 2.449 acres of land, be the same more or less.

BEING shown on a map entitled, "Map and Description for the Acquisition of Real Property, State of New York Office of Mental Retardation and Developmental Disabilities, Wilton Developmental Center, Proposed Hostel No. 2199, Walker Road, Town of Long Lake, Hamilton County, New York, Map No. 19, Parcel No. 19, Vernon Javes, Jr. and Gail Javes (Reputed Owners)," dated January 13, 1987, surveyed by Gaetano C. Sylvester, PE and LS in August 1986. The Notice of Appropriation was filed in the Hamilton County Clerk's Office in Liber 192 of Deeds at page 231 on February 18, 1987.

SUBJECT to any enforceable easements, restrictions, or covenants of record.

SUBJECT to any statements of fact an accurate survey may reveal.

TOGETHER with all the right, title, and interest in and to any land lying in the bed of Kickerville Lane abutting the above premises.