

Easement Agreement between 688 and 694 Boston Post Road

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AGREEMENT made this 24th day of April, 1981
by and between THE THOMAS E. GOLDEN REALTY COMPANY, a corporation
organized under the laws of the State of Connecticut, having its
principal place of business in Darien, Connecticut, hereinafter
referred to as "Corporation", acting herein by THOMAS E. GOLDEN,
JR., its President, duly authorized; and THOMAS E. GOLDEN, JR of
the Town of Darien, County of Fairfield and State of Connecticut,
hereinafter referred to as "Golden".

W I T N E S S E T H :

WHEREAS, Corporation is the owner of certain property
located on the southerly side of the Boston Post Road in Darien,
Connecticut, known as 688 Post Road, more particularly described
on Schedule A annexed hereto;

WHEREAS, Golden is the owner of certain property
known as 694 Post Road, Darien, Connecticut, more particularly
described on Schedule B annexed hereto;

WHEREAS, the parties hereto desire to provide for
an integrated entrance and exit driveway which is intended to
serve the parking areas on each of the respective properties,
as aforesaid.

NOW THEREFORE, in consideration of the promises, it
is agreed by and between the parties hereto as follows:

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1. Golden does hereby grant unto Corporation, its successors and assigns, an easement over a certain driveway for purposes of ingress from the said Boston Post Road across said premises of Golden to the parking area laid out on land of Corporation.

2. Corporation does hereby grant unto Golden, his heirs and assigns, an easement across said premises of Corporation for the purpose of egressing from Golden's aforesaid premises over and across the driveway on said premises of Corporation, exiting onto the said Boston Post Road.

3. The cost of maintenance, repair and snow removal from the driveway areas on the aforesaid properties of the parties hereto shall be borne equally between the parties hereto.

4. It is expressly understood that the mutual easements herein granted are solely for ingress and egress and that said easements shall in no way entitle the parties hereto to park motor vehicles on the other party's property.

5. The driveway herein above referred to is more particularly shown and delineated on a certain map entitled, "Proposed Combined Site Plan for 688 and 694 Post Road, Darien Connecticut; Drawing 3-1A dated April 2, 1981 (Revised), which said map is recorded in the Darien Land Records as the Map No.

6. The provisions of this Agreement shall ensure to the benefit of and be binding upon the respective parties hereto, their heirs, successors and assigns, forever.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals, the day and year first above written.

THE THOMAS E. GOLDEN REALTY COMPANY
BY Thomas E. Golden, Jr.
THOMAS E. GOLDEN, JR.
its President, duly authorized

Thomas E. Golden
Franklin W. Mitchell
Thomas E. Golden
Franklin W. Mitchell

Thomas E. Golden, Jr.
THOMAS E. GOLDEN, JR

STATE OF CONNECTICUT)
COUNTY OF FAIRFIELD) ss: Stamford April 24, 1981

Personally appeared, THOMAS E. GOLDEN, JR., who acknowledged himself to be the President of THE THOMAS E. GOLDEN REALTY COMPANY, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President, before me.

Thomas E. Golden
Franklin W. Mitchell
My Commission Expires April 1, 1985

STATE OF CONNECTICUT)
COUNTY OF FAIRFIELD) ss: Stamford April 24, 1981

Personally appeared, THOMAS E. GOLDEN, JR., signor and sealer of the foregoing instrument and acknowledged the same to be his free act and deed, before me.

Thomas E. Golden
Franklin W. Mitchell
My Commission Expires April 1, 1985