

CONSERVATION EASEMENT (Farming Purposes)

Agreement between _____ residing at _____
, hereinafter referred to as "Grantor", and

the TOWN OF PERINTON, a municipal corporation with its offices at 1350 Turk Hill Road, Fairport, New York, hereinafter referred to as the "Town", Grantee.

Whereas, on July 13, 1972 the Town adopted Local Law No. 4 of 1972 entitled "Conservation Easement Law" for the purpose of preserving open space and areas by easement, and

Whereas, Grantor presently owns a parcel of land hereinafter briefly described as:

ALL THAT TRACT OR PARCEL OF LAND situate in Township 12, Range 4, Town Lot 24 in the Town of Perinton, County of Monroe, State of New York, as the same is more particularly described in deeds conveying said premises to the Grantor which was recorded in the Monroe County Clerk's Office in Liber _____ of Deeds at Page _____ Said property is

Tax Account Number:

Said parcel is now used principally for agricultural purposes and if said use is retained it would enhance the present or potential value of the abutting or surrounding urban development and would further maintain and enhance the conservation of agricultural resources:

Now, therefore, in consideration of the above desires and purposes, the parties hereto mutually agree and covenant as follows:

1. Grantor agrees to restrict, and hereby do restrict, the use and development of said parcel of land for all normal and ordinary agricultural uses consistent with farming practices either by the Grantor, his heirs, devisees, assigns or tenants.
2. The foregoing restrictions shall commence immediately upon the recording of this instrument by the parties hereto and shall continue for a term of _____ years. This restriction shall be considered a covenant running with the land and shall apply to any successor, assignees, heirs, devisees, or transferees from the Grantor but shall not require the consent of the Town or in any way inhibit the ability of the Grantor to convey fee title or to lease or mortgage said land.
3. The ownership of the subject parcel shall remain with the Grantor, his heirs, devisees, transferees, successors or assigns and no rights are conveyed by reason of this easement to any person or to enter upon said land without the consent of the Grantor.

4. The Town covenants and agrees that the effect of these covenants on the market value of said property shall be considered by the Assessor in determining its assessment.

5. The parties hereto agree that this easement is offered by the Grantor and will be received by the Town under "Conservation Easement Law" of the Town of Perinton and is subject to the provisions of said law as the same and may be amended from time to time.

6. At the expiration of said term, this Agreement may be renewed or extended upon the mutual consent of both parties, their heirs, devisees, transferees, successors or assigns.

IN WITNESS WHEREOF, the parties hereto have caused their signatures to be hereunto affixed this ____ day of _____, 19____.

Grantor

TOWN OF PERINTON

By: _____
James E. Smith, Supervisor
Grantee

CONSERVATION EASEMENT FACTS

TOTAL ACRES IN TOWN

22,496.00

YEAR	EASEMENTS	EASEMENT ACRES	% OF TOTAL TOWN ACRES
2004	114	3525.62	15.67%
2003	116	3675.06	16.34%
2002	115	3700.22	16.45%
2001	119	3888.39	17.28%
2000	130	4266.60	18.97%
1999	130	4263.65	18.95%
1998	130	4241.41	18.85%
1997	129	4214.60	18.73%
1996	131	4305.38	19.14%
1995	132	4398.78	19.55%
1994	129	4422.86	19.66%
1993	128	4451.83	19.79%
1992	124	4424.30	19.67%
1991	126	4466.19	19.85%
1990	128	4527.93	20.13%
1989	133	4466.00	19.85%
1988	146	4931.64	21.92%
1987	139	4758.12	21.15%
1986	147	5204.02	23.13%
1985	158	5589.69	24.85%
1984	159	5587.64	24.84%
1983	155	5555.03	24.69%
1982	157	6057.30	26.93%
1981	157	6141.30	27.30%
1980	153	6623.62	29.44%
1979	146	6389.69	28.40%
1978	149	6300.62	28.01%
1977	147	6844.27	30.42%
1976	128	6268.00	27.86%

EASEMENT BREAKDOWN	EASEMENTS	% OF TOTAL EASEMENTS	EASEMENT ACRES	% OF TOTAL TOWN ACRES
TOTAL EASEMENTS	114		3525.62	15.67%
5 YEAR EASEMENTS	21	18.42%	616.27	2.74%
6-9 YEAR EASEMENTS	10	8.77%	215.84	0.96%
10 YEAR OR GREATER EASEMENTS	83	72.81%	2693.51	11.97%
CONSERVATION EASEMENTS	51	44.74%	1278.07	5.68%
FARMING EASEMENTS	63	55.26%	2247.55	9.99%

3/1/2004