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To: Christopher Conway, Operations Analyst
From: Robert Schmitz, Assistant County Attorney
Re: 239 Green Street, City of Albany 4235-07-615
Date: April 6, 2026

I have reviewed the Right of Reverter language in the deed recorded on October 18, 2013 between the County of Albany and the Albany Housing Authority.

Within that deed, there is a condition “that the party of the second part (Albany Housing Authority) shall use said premises to implement its continuing effort to revitalize areas in the City of Albany’s south end neighborhood; that said premises shall be improved at a minimum by the amount of the delinquent real property taxes on it at the time of this conveyance.”

There is also a condition for release of this reverter, stating “upon submission of satisfactory proof to the party of the first part (Albany County) that all of the aforesaid conditions have been met as to said premises.”

At the time of conveyance, the property was a distressed structure. The property is now a vacant lot. The cost of demolition exceeds the amount of delinquent real property taxes at the time of conveyance. It is reasonable to determine that this is part of the Albany Housing Authority’s continuing effort to revitalize areas in the City of Albany’s south end neighborhood.

Since the conditions stated in the deed have been met with satisfactory proof, the Right of Reverter on this parcel should be released.