



**Ocean County
Document Summary Sheet**

OCEAN COUNTY CLERK
PO BOX 2191
COURTHOUSE
TOMS RIVER NJ 08754

INSTR # 2022097178
OR BK 19156 PG 1628
RECORDED 09/07/2022 08:49:53 AM
SCOTT M. COLABELLA, COUNTY CLERK
OCEAN COUNTY, NEW JERSEY
RECORDING FEES 70.00

Official Use Only

Transaction Identification Number

6305009

7638664

Submission Date(mm/dd/yyyy) 09/06/2022

No. of Pages (excluding Summary Sheet) 4

Recording Fee (excluding transfer tax) \$70.00

Realty Transfer Tax \$0.00

Total Amount \$70.00

Document Type DEED-NO CONSIDERATION

Municipal Codes
OCEAN TOWNSHIP 21

Batch Type L2 - LEVEL 2 (WITH IMAGES)

1036877

Return Address (for recorded documents)

WOODLAND, MC COY & SHINN, LLC

2 NORTH UNION STREET
MANAHAWKIN, NJ 08050

Additional Information (Official Use Only)

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**COVER SHEET [DOCUMENT SUMMARY FORM] IS PART OF OCEAN COUNTY FILING RECORD.
RETAIN THIS PAGE FOR FUTURE REFERENCE.**



**Ocean County
Document Summary Sheet**

DEED-NO CONSIDERATION	Type	DEED-NO CONSIDERATION				
	Consideration	\$0.00				
	Submitted By	WOODLAND, MC COY & SHINN, LLC				
	Document Date	09/02/2022				
	Reference Info					
	Book ID	Book	Beginning Page	Instrument No.	Recorded/File	
	GRANTOR	Name			Address	
		EDWARD F KASKO, JR.			1700 ROUTE 37 WEST, BLDG. 107, APT. 14, MANCHESTER, NJ 08759	
	GRANTEE	Name			Address	
		WILLIAM WIGHT HS			114 STILLWATER ROAD, WARETOWN, NJ 08758	
		DEBRA WIGHT WF			114 STILLWATER ROAD, WARETOWN, NJ 08758	
	Parcel Info					
	Property Type	Tax Dist.	Block	Lot	Qualifier	Municipality
	RESIDENTIAL PROPERTY (1 - 4 FAMILY)	21	272	448		21

*** DO NOT REMOVE THIS PAGE.**

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103-Deed-Bargain/Sale

PREPARED BY:


THOMAS C. MC COY, ESQUIRE

This Deed made on September 2, 2022

BETWEEN EDWARD F. KASKO, JR.,

whose address is 1700 Route 37 West, Bldg. 107, Apt. 14, Manchester, NJ 08759

referred to as the Grantor,

AND WILLIAM WIGHT and DEBRA WIGHT, husband and wife

whose address is 114 Stillwater Road, Waretown, NJ 08758,

referred to as the Grantee.

The words "Grantor" and Grantee" shall mean all Grantors and all Grantees listed above.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property described below to the Grantee. This transfer is made for the sum of **NO CONSIDERATION**. The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of **OCEAN TOWNSHIP** Block No. **272** Lot No. **448** Account No.

☐ No property tax identification number is available on the date of this Deed. (Check box if applicable).

Property. The property consists of the land and all the buildings and structures on the land in the **TOWNSHIP of OCEAN**, County of **OCEAN** and State of New Jersey. The legal description is:

BEING KNOWN AND DESIGNATED as Lot No. 448 in Block 272 as shown on a certain map entitled "Final Subdivision Map of Pebble Beach, Bay Section, Ocean Township, Ocean County, New Jersey" dated November 1971 and filed in the Ocean County Clerk's Office on January 26, 1972, as Map No. F-98.

BEING the same premises conveyed to Edward F. Kasko, Jr. and Carol J. Kasko, his wife, by deed from Walter Klemens and Virginia Klemens, his wife, dated

State of New Jersey
Seller's Residency Certification/Exemption

Seller's Information

Name(s) Edward F. Kasko		
Current Street Address 1700 Route 37 West, Building 107, Apt. 14		
City, Town, Post Office Manchester	State NJ	ZIP Code 08759

Property Information

Block(s) 272	Lot(s) 448	Qualifier
Street Address 114 Stillwater Road		
City, Town, Post Office Ocean Township (Waretown)	State NJ	ZIP Code 08758
Seller's Percentage of Ownership 100	Total Consideration \$770,000.00	Owner's Share of Consideration \$770,000.00
		Closing Date 9/2/2022

Seller's Assurances (Check the Appropriate Box) (Boxes 2 through 16 apply to Residents and Nonresidents)

- ☐

1. Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident Gross Income Tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
- ☐

2. The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
- ☐

3. Seller is a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
- ☐

4. Seller, transferor, or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
- ☐

5. Seller is not an individual, estate, or trust and is not required to make an estimated Gross Income Tax payment.
- ☒

6. The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated Income Tax payment.
- ☐

7. The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated section does not ultimately apply to this transaction, the seller acknowledges the obligation to file a New Jersey Income Tax return for the year of the sale and report the recognized gain.
- ☐

8. Seller did not receive non-like kind property.
- ☐

9. The real property is being transferred by an executor or administrator of a decedent to a devisee or heir to effect distribution of the decedent's estate in accordance with the provisions of the decedent's will or the intestate laws of this State.
- ☐

10. The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
- ☐

11. The deed is dated prior to August 1, 2004, and was not previously recorded.
- ☐

12. The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
- ☐

13. The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
- ☐

14. The property transferred is a cemetery plot.
- ☐

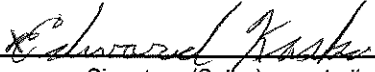
15. The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.
- ☐

16. The seller is a retirement trust that received an acknowledgment letter from the Internal Revenue Service that the seller is a retirement trust, and is therefore not required to make the estimated Gross Income Tax payment.
- ☐

17. The seller (and/or spouse/civil union partner) originally purchased the property while a resident of New Jersey as a member of the U.S. Armed Forces and is now selling the property as a result of being deployed on active duty outside of New Jersey. (Only check this box if applicable and neither boxes 1 nor 2 apply.)

Seller's Declaration

The undersigned understands that this declaration and its contents may be disclosed or provided to the New Jersey Division of Taxation and that any false statement contained herein may be punished by fine, imprisonment, or both. I furthermore declare that I have examined this declaration and, to the best of my knowledge and belief, it is true, correct and complete. By checking this box ☐ I certify that a Power of Attorney to represent the seller(s) has been previously recorded or is being recorded simultaneously with the deed to which this form is attached.

9/2/22		
Date	Signature (Seller)	Indicate if Power of Attorney or Attorney in Fact
Date	Signature (Seller)	Indicate if Power of Attorney or Attorney in Fact

STATE OF NEW JERSEY
AFFIDAVIT OF CONSIDERATION FOR USE BY SELLER

(Chapter 49, P.L.1968, as amended through Chapter 33, P.L. 2006) (N.J.S.A. 46:15-5 et seq.)

BEFORE COMPLETING THIS AFFIDAVIT, PLEASE READ THE INSTRUCTIONS ON THE REVERSE SIDE OF THIS FORM.

STATE OF NEW JERSEY

COUNTY Ocean } SS. County Municipal Code 1521

FOR RECORDER'S USE ONLY
Consideration \$ _____
RTF paid by seller \$ _____
Date _____ By _____

MUNICIPALITY OF PROPERTY LOCATION _____

*Use symbol "C" to indicate that fee is exclusively for county use.

(1) PARTY OR LEGAL REPRESENTATIVE (See Instructions #3 and #4 on reverse side)

Deponent, Edward F. Kasko, Jr., being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the Grantor in a deed dated 9/2/2022 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 272 Lot number 448 located at
114 Stillwater Road, Ocean Township (Waretown), NJ 08759 and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 0 (Instructions #1 and #5 on reverse side) ☐ no prior mortgage to which property is subject.

(3) Property transferred is Class 4A 4B 4C (circle one). If property transferred is Class 4A, calculation in Section 3A below is required.

(3A) REQUIRED CALCULATION OF EQUALIZED VALUATION FOR ALL CLASS 4A (COMMERCIAL) PROPERTY TRANSACTIONS:

(See Instructions #5A and #7 on reverse side)

Total Assessed Valuation ÷ Director's Ratio = Equalized Assessed Valuation

\$ _____ ÷ _____ % = \$ _____

If Director's Ratio is less than 100%, the equalized valuation will be an amount greater than the assessed value. If Director's Ratio is equal to or in excess of 100%, the assessed value will be equal to the equalized valuation.

(4) FULL EXEMPTION FROM FEE (See Instruction #8 on reverse side)

Deponent states that this deed transaction is fully exempt from the Realty Transfer Fee imposed by C. 49, P.L. 1968, as amended through C. 66, P.L. 2004, for the following reason(s). Mere reference to exemption symbol is insufficient. Explain in detail.

(i) Between husband and wife/civil union partners, or parent and child

(5) PARTIAL EXEMPTION FROM FEE (Instruction #9 on reverse side)

NOTE: All boxes below apply to grantor(s) only. ALL BOXES IN APPROPRIATE CATEGORY MUST BE CHECKED. Failure to do so will void claim for partial exemption. Deponent claims that this deed transaction is exempt from State portions of the Basic, Supplemental, and General Purpose Fees, as applicable, imposed by C. 176, P.L. 1975, C. 113, P.L. 2004, and C. 66, P.L. 2004 for the following reason(s):

A. SENIOR CITIZEN Grantor(s) ☐ 62 years of age or over. * (Instruction #9 on reverse side for A or B)
B. { BLIND PERSON Grantor(s) ☐ legally blind or; *
DISABLED PERSON Grantor(s) ☐ permanently and totally disabled ☐ receiving disability payments ☐ not gainfully employed*
Senior citizens, blind persons, or disabled persons must also meet all of the following criteria:
☐ Owned and occupied by grantor(s) at time of sale. ☐ Resident of State of New Jersey.
☐ One or two-family residential premises. ☐ Owners as joint tenants must all qualify.

*IN CASE OF HUSBAND AND WIFE, PARTNERS IN A CIVIL UNION COUPLE, ONLY ONE GRANTOR NEED QUALIFY IF TENANTS BY THE ENTIRETY.

C. LOW AND MODERATE INCOME HOUSING (Instruction #9 on reverse side) IF APPLIES ALL BOXES MUST BE CHECKED.

☐ Affordable according to H.U.D. standards. ☐ Reserved for occupancy.
☐ Meets income requirements of region. ☐ Subject to resale controls.

(6) NEW CONSTRUCTION (Instructions #2, #10 and #12 on reverse side) IF APPLIES ALL BOXES MUST BE CHECKED.

☐ Entirely new improvement ☐ Not previously occupied.
☐ Not previously used for any purpose. ☐ "NEW CONSTRUCTION" printed clearly at top of first page of the deed.

(7) RELATED LEGAL ENTITIES TO LEGAL ENTITIES (Instructions #5, #12, #14 on reverse side) IF APPLIES ALL BOXES MUST BE CHECKED.

☐ No prior mortgage assumed or to which property is subject at time of sale.
☐ No contributions to capital by either grantor or grantee legal entity.
☐ No stock or money exchanged by or between grantor or grantee legal entities.

(8) INTERCOMPANY TRANSFER IF APPLIES ALL BOXES MUST BE CHECKED. (Instruction #15 on reverse side)

☐ Intercompany transfer between combined group members as part of the unitary business
☐ Combined group NU ID number (Required) _____

(9) Deponent makes this Affidavit to induce county clerk or register of deeds to record the deed and accept the fee submitted herewith in accordance with the provisions of Chapter 49, P.L. 1968, as amended through Chapter 33, P.L. 2006.

Subscribed and sworn to before me
this 2nd day of September, 2022

Edward F. Kasko, Jr.
Signature of Deponent

Edward F. Kasko, Jr.
Grantor Name

1700 Rt 37 W, Manchester, NJ
Deponent Address

1700 Rt 37 W., Manchester, NJ
Grantor Address at Time of Sale

xxx-xx-x - 5949

Last three digits in Grantor's Social Security Number

Woodland McCoy & Shinn, LLC
Name/Company of Settlement Officer

THOMAS C. MCCOY
ATTORNEY AT LAW
STATE OF NEW JERSEY

FOR OFFICIAL USE ONLY
Instrument Number _____ County _____
Deed Number _____ Book _____ Page _____
Deed Dated _____ Date Recorded _____

County recording officers shall forward one copy of each RTF-1 form when Section 3A is completed to:

STATE OF NEW JERSEY
PO BOX 251
TRENTON, NJ 08695-0251

ATTENTION: REALTY TRANSFER FEE UNIT

The Director of the Division of Taxation in the Department of the Treasury has prescribed this form as required by law, and may not be altered or amended without prior approval of the Director. For information on the Realty Transfer Fee or to print a copy of this Affidavit, visit the Division of Taxation website at:

www.state.nj.us/treasury/taxation/lpt/localtax.htm

August 25, 1978, and recorded August 31, 1978, in the Ocean County Clerk's/Register's Office in Deed Book 3749, Page 398.

Carol J. Kasko died on September 18, 1984, whereupon title vested in Edward F. Kasko, Jr. by right of survivorship.

The street address of the property is: 114 Stillwater Road
Waretown, NJ 08758

Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the property. This promise is called a "covenant as to Grantor's Acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the property (such as by making a mortgage or allowing a judgment to be entered against the Grantor).

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

Witnessed or Attested by:

 
EDWARD F. KASKO, JR.

STATE OF NEW JERSEY, COUNTY OF OCEAN

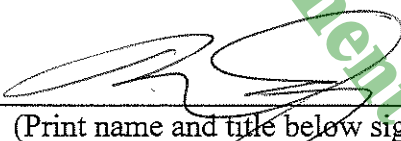
SS.:

I CERTIFY that on ~~August~~ ^{September 2}, 2022

EDWARD F. KASKO, JR.

personally came before me and acknowledged under oath, to my satisfaction, that this person (or if more than one, each person):

- is named in and personally signed this Deed;
- signed, sealed and delivered this Deed as his or her act and Deed; and
- made this Deed for \$--0-- as the full and actual consideration paid or to be paid for the transfer of title. (Such consideration is defined in N.J.S.A. 46:15-5).


(Print name and title below signature)

THOMAS C. McCOY
ATTORNEY AT LAW
STATE OF NEW JERSEY