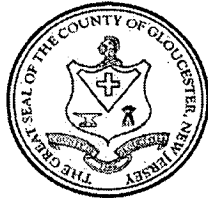
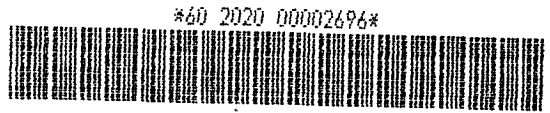


Gloucester County Recording Data Page
Honorable James N. Hogan
Gloucester County Clerk



Official Use Only – Barcode



Docket: 00002696
Type: DEP Pages: 5
James N. Hogan, Gloucester County Clerk
Receipt #: 374381 12:11:18P Jan 21, 2020
Recording Fee: 80.00 DB 6227 259

Official Use Only – Record & Return

Official Use Only – Realty Transfer Fee

Consideration: 1.00 Tax/Code: E
County: .00 State: .00
NJAHF: .00 PHPFA: .00
EAA: .00
GenPur: .00
C>\$IN: .00 REALTY TOTAL: .00

Date of Document:

12/30/2019

Type of Document:

Deed

First Party Name:

Anthony T. Galindo and
Patricia J. Galindo

Second Party Name:

Anthony T. Galindo and Patricia J. Galindo, h/w
and Daniel Galindo, their son

Additional Parties:

THE FOLLOWING SECTION IS REQUIRED FOR DEEDS ONLY

Block:

6

Lot:

28.04

Municipality:

Elk Township

Consideration:

\$1.00

Mailing Address of Grantee:

129 Cherry Parke, Unit C, Cherry Parke Condos, Cherry Hill, NJ 08034

THE FOLLOWING SECTION IS FOR ORIGINAL MORTGAGE BOOKING & PAGING INFORMATION FOR
ASSIGNMENTS, RELEASES, SATISFACTIONS, DISCHARGES & OTHER ORIGINAL MORTGAGE AGREEMENTS ONLY

Original Book:

Original Page:

GLOUCESTER COUNTY RECORDING DATA PAGE

Please do not detach this page from the original document as it
contains important recording information and is part of the permanent record.

DEED

This Deed is made on December 30, 2019,
BETWEEN ANTHONY T. GALINDO and PATRICIA J. GALINDO,

whose post office address is 2700 Coconut Bay Lane, Unit 29, Sarasota, Florida 34237

referred to as the Grantor,

AND ANTHONY T. GALINDO, PATRICIA J. GALINDO, his wife, 2700 Coconut Bay Lane, Unit 29, Sarasota, FL 34237, and DANIEL GALINDO, their son, as joint tenants with right of survivorship,

whose post office address is, 129 Cherry Parke, Unit C, Cherry Parke Condominiums, Cherry Hill, New Jersey

referred to as the Grantee.

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

1. Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property (called the "Property") described below to the Grantee. This transfer is made for the sum of ONE DOLLAR (\$1 .00) and other good and valuable consideration.

The Grantor acknowledges receipt of this money.

2. Tax Map. (N.J.S.A. 46:15-1.1) Municipality of ~~Merchantville~~ **Elk Township**
Block No. 6 Lot Nos. 28.04 Account No.

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

3. Property. The Property consists of land and all the buildings and structures on the land in the
Township of Elk
County of Gloucester and State of New Jersey. The legal description is:

All that certain Lot(s); piece(s) or parcel(s) of land, with the buildings and improvements thereon erected, situate, lying and being in the Township of Elk a/k/a Mullica Hill, Gloucester County, State of New Jersey.

BEGINNING at a concrete monument found for a corner in the Northwesterly line of Moods Road (25 feet from centerline)(AKA Route 622), said point being in the Southerly line of Lot 28.05, Block 6 on plan hereinafter mentioned; extending thence

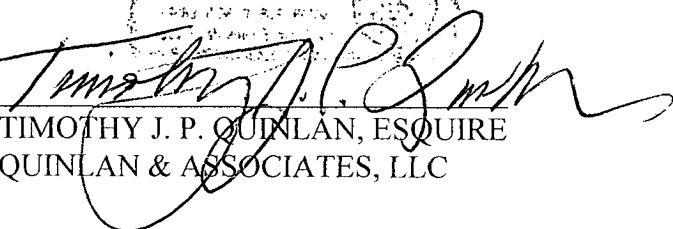
(1) South 30 degrees 32 minutes 00 seconds West, along said line of Moods Road, a distance of 200.00 feet to an iron bar found for a corner in the Southerly line of Lots 28.04, Block 6 on said plan; thence

(2) North 59 degrees 28 minutes 00 seconds West, along said lot line, a distance of 222.22 feet to an iron bar found for a corner; thence

(3) North 30 degrees 32 minutes 00 seconds East, a distance of 200.00 feet to a point for a concrete monument found for a corner in the Southerly line of Lot 28.05, Block 6 on said plan; thence

Prepared by: (print signer's name below signature)

(For Recorder's Use Only)


TIMOTHY J. P. QUINLAN, ESQUIRE
QUINLAN & ASSOCIATES, LLC

(4) South 59 degrees 28 minutes 00 seconds East, along said lot line, a distance of 222.22 feet to the point of BEGINNING.

NOTE: Block 6, Lot 28.04; NOTE: Lot and Block shown for informational purposes only.

BEING the same lands and premises which became vested in Anthony T. Galindo and Patricia J. Galindo by Special Warranty Deed dated October 1, 2019, from Go America, LLC, which recorded in the Gloucester County Clerk's Office in Deed Book 6189, page 20&c.

The street address of the Property is: 181 Moods Road, Elk Township a/k/a Mullica Hill, NJ 08062

4. **Promises to 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).

5. **Signatures.** The Grantor signs this Deed as of the date at the top of the first page. (Print name below each signature).

Timothy J. P. Quinn
Witness
Timothy J. P. Quinn
Witness

Anthony T. Galindo [Seal]
ANTHONY T. GALINDO
Patricia J. Galindo [Seal]
PATRICIA J. GALINDO

STATE OF NEW JERSEY, COUNTY OF CAMDEN SS.:

I CERTIFY that on December 30, 2019,

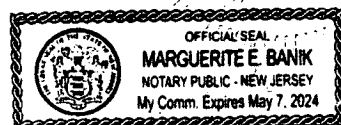
Anthony T. Galindo and Patricia J. Galindo, personally came before me and stated to my satisfaction that this person (or if more than one, each person):

- (a) was the maker of this Deed;
- (b) executed this Deed as his or her own act; and,
- (c) made this Deed for \$1.00 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.)

Marguerite E. Banik
(Print name and title below signature) Notary Public
My Commission Expires:

RECORD AND RETURN TO:

Daniel Galindo
129 Cherry Parke, Unit C
Cherry Parke Condos
Cherry Hill, NJ 08034





State of New Jersey
NONRESIDENT SELLER'S TAX DECLARATION

(Please Print or Type)

SELLER'S INFORMATION

Name(s)

ANTHONY T. GALINDO and PATRICIA J. GALINDO, h/w

Current Street Address:

2700 Coconut Bay Lane, Unit 29

City, Town, Post Office Box

State

Zip Code

Sarasota

FL

34237

PROPERTY INFORMATION

Block(s)

Lot(s)

Qualifier

6

28.04

Street Address:

181 Moods Road

City, Town, Post Office Box

State

Zip Code

Elk a/k/a Mullica Hill

NJ

08062

Seller's Percentage of Ownership

Total Consideration

Owner's Share of Consideration

Closing Date

100%

\$1.00

12/30/2019

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 the 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.

12/30/2019

Date

Signature (Seller) Please indicate if Power of Attorney or Attorney in Fact

12/30/2019

Date

Signature (Seller) Please 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

Gloucester

SS. County Municipal Code
0804

MUNICIPALITY OF PROPERTY LOCATION Elk Township

FOR RECORDER'S USE ONLY

Consideration \$ _____
RTF paid by seller \$ _____
Date _____ By _____

*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, Patricia J. Galindo, being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the Grantor in a deed dated 12/30/19 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 6 Lot number 28.04 located at
181 Moods Road, Elk Twp. and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 1.00 (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.

a) for consideration less than \$100.00

j) between 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)

- ☐ 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)

- ☐ 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)

- ☐ 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) 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 30 day of December, 2019

x Patricia J. Galindo
Signature of Deponent
2700 Coconut Bay Lane
Unit 29
Sarasota, FL 34237

PATRICIA J. GALINDO
Grantor Name

Same

Deponent Address

Grantor Address at Time of Sale

XXX-XXX- 456

Last three digits in Grantor's Social Security Number Name/Company of Settlement Officer



FOR OFFICIAL USE ONLY

Instrument Number _____ County _____
Deed Number _____ Book _____ Page _____
Deed Dated _____ Date Recorded _____

County recording officers shall forward one copy of each RTP-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