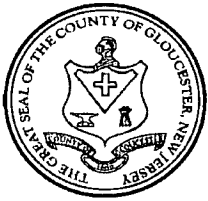


Gloucester County Recording Data Page Honorable James N. Hogan Gloucester County Clerk 	Official Use Only – Barcode *60 2020 00016714*  Docket: 00016714 Type: CAN Pages: James N. Hogan, Gloucester County Clerk Receipt#: 893161 11:37:52A May 04, 2020 Recording Fee: 20.00
Official Use Only – Record & Return	Official Use Only – Realty Transfer Fee
Date of Document: 04/28/2020	Type of Document: (Cancel Mortgage) CAN
First Party Name: Victor R. Simonin, Jr.	Second Party Name: Century Savings Bank
Additional Parties:	

THE FOLLOWING SECTION IS REQUIRED FOR DEEDS ONLY	
Block:	Lot:
Municipality:	
Consideration:	
Mailing Address of Grantee:	

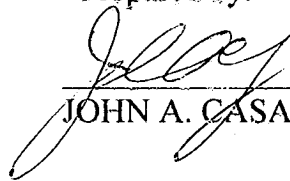
THE FOLLOWING SECTION IS FOR ORIGINAL MORTGAGE BOOKING & PAGING INFORMATION FOR ASSIGNMENTS, RELEASES, SATISFACTIONS, DISCHARGES & OTHER ORIGINAL MORTGAGE AGREEMENTS ONLY	
Original Book: 12190 ✓	Original Page: 68 ✓

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.

Docket: 00016714 May 04, 2020

MORTGAGE

Prepared by:


JOHN A. CASAROW, JR.

This Mortgage is made on May 17, 2010.

BETWEEN the Borrower, **VICTOR R. SIMONIN, JR.**, of 90 Glassboro Road,
Monroeville, New Jersey,

referred to as "I",

AND the Lender, **CENTURY SAVINGS BANK**, a N.J. Chartered Savings Bank,
whose address is 1376 W. Sherman Avenue, Vineland, NJ,

referred to as the "Lender"

If more than one Borrower signs this Mortgage, the word "I" shall mean each Borrower named above. The word "Lender" means the original Lender and anyone else who takes this Mortgage by transfer.

Mortgage Note. In return for a loan that I received, I promise to pay
\$148,000.00 (called "principal"), plus interest at the rate of **7.25%** per annum in accordance with the terms of a Mortgage Note dated May 17, 2010 (referred to as the "Note"). All sums owed under the Note are due no later than **June 1, 2025**. All terms of the Note are made part of this Mortgage.

Prepayment Penalty. A two (2%) percent prepayment penalty will be assessed on this loan if this loan is paid in full within 36 months of the date of this mortgage, or on or before May 17, 2013. The amount of this penalty will be **\$2,960.00**.

Property Mortgaged. The property mortgaged to the Lender (called the "Property") is located at 111 Egg Harbor Road, Unit C02, known as Block 8 Lot 2.02 (C0002) on the Township of Washington Tax Map, County of Gloucester and State of New Jersey. The Property includes: (a) the land; (b) all buildings that are now or will be, located on the land; (c) all fixtures that are now or will be, attached to the land or building(s) (for example, furnaces, bathroom fixtures and kitchen cabinets); (d) all condemnation awards and insurance proceeds relating to the land and building(s); and (e) all other rights that I have, or will have, as owner of the Property. The legal description of the property mortgaged to the lender is:

See Schedule "C" attached.

SUBJECT to easements, restrictions, conditions and covenants of record.

SUBJECT to the covenants, conditions and restrictions, easements, agreements, rights and exceptions as set forth in the master deed in condominium document creating the property known as a condominium in accordance with N.J.S.A.46:8B-1, et seq. as defined in the master deed recorded in Book 2110 of Deeds page 123&c.

SUBJECT to slope and drainage rights as contained in Deed Book 1072 page 834 and Deed Book 1106 page 678.

SUBJECT to easements as contained in Deed Book 1524 page 1164; Deed Book 1528 page 149; Deed Book 1636 page 16; Deed Book 1940 pages 144, 149 and 153; Deed Book 2106 page 307; and Deed Book 2861 page 151.

SUBJECT to restrictions as contained in Deed Book 1556 page 1004 and re-recorded in Deed Book 1602 page 63.

BEING the same land and premises which Mill Creek Properties, LLC conveyed to Victor R. Simonin, Jr. by deed dated of or about of even date with this mortgage, which deed is intended to be recorded in the Gloucester County Clerk's Office.

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James N. Hogan, Gloucester County Clerk
Receipt#: 18080 10:26:43 A.M. 05/19/2010
Recording Fee: \$90.00 MB 12190 68

or extension of any of the terms of the indebtedness or obligation secured by this mortgage may be made without affecting the priority of this mortgage.

4. The insurance referred to in paragraph 5 above would be such insurance as required by lender, including but not limited to homeowner's insurance.

Each Person Liable. This Mortgage is legally binding upon each Borrower and all who succeed to their responsibilities (such as heirs and executors). The Lender may enforce any of the provisions of the Note and this Mortgage against any one or more of the Borrowers who sign this Mortgage.

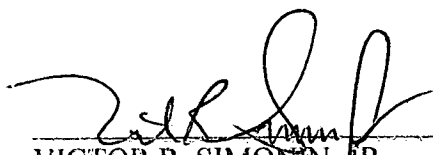
No Oral Changes. This Mortgage can only be changed by an agreement in writing signed by both the Borrower(s) and the Lender.

Copy Received. I ACKNOWLEDGE RECEIPT OF A TRUE COPY OF THIS MORTGAGE WITHOUT CHARGE.

Signatures. I agree to the terms of this Mortgage. If the Borrower is a corporation, its proper corporate officers sign and its corporate seal is affixed.

Witnessed or Attested by:


JOHN A. CASAROW

 (Seal)
VICTOR R. SIMONIN, JR.

STATE OF NEW JERSEY, COUNTY OF CUMBERLAND

SS.:

I CERTIFY that on May 17, 2010

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

- (a) is named in and personally signed this document; and
- (b) signed, sealed and delivered this document as his or her act and deed.


JOHN A. CASAROW
An Attorney at Law

Docket: 00016714 May 04, 2020

ORIGINAL MORTGAGE CANCELLED

DATE: 5/4/2020

By

SP DEP. CLK.

County Clerk

NOTE MORTGAGE

) Dated: May 17, 2010

) Record and Return to:

VICTOR R. SIMONIN, JR.

) Borrower

TO

CENTURY SAVINGS BANK, A New
Jersey Chartered Savings Bank,

) Lender

To the County Recording Officer of Gloucester County:

This Mortgage is fully paid. I authorize you to cancel it of record.

Dated April 28, 2020

Lender

(Seal)

H. Michael Rothman

I certify that the signature of the Lender is genuine.

Qua Krened

"simonin.mtg"