

DEED

Prepared by

 JOHN T. KUBIT, ESQUIRE

This Deed is made on 7-7, 2001.

BETWEEN

Mary S. (Oberparleiter) Muldoon and
 John P. Muldoon, tenants in common as husband and wife,
 referred to as the Grantor
 Whose Address Is:
 200 Casperson Street
 Greenwich Township, New Jersey 08027

AND

Mary S. (Oberparleiter) Muldoon and
 John P. Muldoon, husband and wife, referred to as the
Grantee
 Whose Post Office Address Is:
 200 Casperson Street
 Greenwich Township, New Jersey 08027

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 One Dollar. The Grantor acknowledges receipt of
 this money.

Tax Map Reference.

(N.J.S.A. 46:15-2.1) Municipality of Greenwich Township

Block No. 201.01 Lot No. 1 Account No.

Property.

The property consists of the land and premises situate in
 the Township of Greenwich, County of Gloucester, and State of New
 Jersey, being more particularly described as follows:

BEGINNING at the intersection of the Easterly line of
 Casperson Avenue, 56 feet wide, with the Southerly end of a
 connecting curve connecting the Easterly line of Casperson Avenue
 with the Southerly line of Memorial Avenue, 50 feet wide, said
 connecting curve having a radius of 25.00 feet; thence

Consideration: \$1.00 Exempt Code: B

County	State	N.P.N.R.F.	Total
\$.00	\$.00	\$.00	\$.00

NJGLTORC

Date: 7/16/2001

1 (1) South 13 degrees 27 minutes 38 seconds West, along the
2 Easterly line of Casperson Avenue 122.58 feet to a point corner
3 to Lot 1 and Lot 8, Block 201.1, on plan hereinafter mentioned;
4 thence

5 (2) South 76 degrees 15 minutes 27 seconds East, along the
6 division line between Lot 1 and lot 8, 146.75 feet to a point
7 corner to Lot 2; thence

8 (3) North 13 degrees 32 minutes 12 seconds East, along the
9 division line between Lot 1 and Lot 2, 146.48 feet to a point in
10 the Southerly line of Memorial Avenue; thence

11 (4) North 75 degrees 40 minutes 51 seconds West, along the
12 Southerly line of Memorial Avenue 121.58 feet to the Easterly end
13 of aforesaid connecting curve; thence

14 (5) Westwardly, Southwestwardly and Southwardly along said
15 connecting curve, curving to the left with radius of 25.00 feet,
16 and arc distance of 39.64 feet to the place of beginning.

17 BEING Lot 1 Block 201.1 on Plan of Section 1, Park Place,
18 Filed October 31, 1983, Map No. 7-136

19 BEING know as 200 Casperson avenue.

20 ALSO BEING known as Lot 1, Block 201.01 on Plate 51 of the
21 Township of Greenwich Tax Maps.

22 Being the same property that became vested in Mary S.
23 Oberparleiter and John P. Muldoon by deed from Bank United by its
24 attorney-in-fact Clayton National, Inc. dated October 6, 1999,
25 and recorded October 14, 1999 in Deed Book 3046, beginning at
26 Page 218, in the Gloucester County Clerk's Office.

or
PARTIAL EXEMPTION
(P.L. 1975, c. 176)

To be recorded with Deed pursuant to P.L. 1968, c. 49, as amended by P.L. 1991, c. 308 (N.J.S.A. 46:15-5 et seq.)

STATE OF NEW JERSEY

Consideration: \$1.00 Exempt Code: E

COUNTY OF GLOUCESTER

County	State	N.P.N.R.P.	Total
\$.00	\$.00	\$.00	\$.00

(1) PARTY OR LEGAL REPRESENTATIVE (See

NJGLTORC

Date: 7/16/2001

Deponent MARY OBERPARLEITER MULDOON

(Name)

, being duly sworn according to law upon his/her oath

deposes and says that he/she is the GRANTOR?GRANTEE

(State whether Grantor, Grantee, Legal Representative, Corporate Officer, Officer of Title Co., Lending Institution, etc.)

in a deed dated 7, July 2001

transferring real property identified as Block No.

201.01Lot No. 1located at 200 Casperson Street, Gibbstown, Greenwich Township,

(Street Address, Municipality, County)

Gloucester County

and annexed hereto.

(2) CONSIDERATION (See Instruction #6.)

Deponent states that, with respect to deed hereto annexed, the actual amount of money and the monetary value of any other thing of value constituting the entire compensation paid or to be paid for the transfer of title to the lands, tenements or other realty, including the remaining amount of any prior mortgage to which the transfer is subject or which is to be assumed and agreed to be paid by the grantee and any other lien or encumbrance thereon not paid, satisfied or removed in connection with the transfer of title is \$

(3) FULL EXEMPTION FROM FEE Deponent claims that this deed transaction is fully exempt from the Realty Transfer Fee imposed by P.L. 1968, c. 49 for the following reason(s): Explain in detail. (See Instruction #7.) Mere reference to exemption symbol is not sufficient.

Between Husband and Wife

(4) PARTIAL EXEMPTION FROM FEE

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. (See Instructions #8 and #9.)

Deponent claims that this deed transaction is exempt from the increased portion of the Realty Transfer Fee imposed by P.L. 1975, c. 176 for the following reason(s):

A) SENIOR CITIZEN (See Instruction #8.)

- ☐ Grantor(s) 62 yrs. of age or over.*
☐ One- or two-family residential premises.

- ☐ Owned and occupied by grantor(s) at time of sale.
☐ Owners as joint tenants must all qualify except in the case of a spouse.

B) BLIND (See Instruction #8.)

- ☐ Grantor(s) legally blind.*
☐ One- or two-family residential premises.
☐ Owned and occupied by grantor(s) at time of sale.
☐ No owners as joint tenants other than spouse or other qualified exempt owners.

DISABLED (See Instruction #8.)

- ☐ Grantor(s) permanently and totally disabled.*
☐ One- or two-family residential premises.
☐ Receiving disability payments.
☐ Owned and occupied by grantor(s) at time of sale.
☐ Not gainfully employed.
☐ No owners as joint tenants other than spouse or other qualified exempt owners.

* IN THE CASE OF HUSBAND AND WIFE, ONLY ONE GRANTOR NEED QUALIFY

C) LOW AND MODERATE INCOME HOUSING (See Instruction #8.)

- ☐ Affordable According to HUD Standards.
☐ Meets Income Requirements of Region.

- ☐ Reserved for Occupancy.
☐ Subject to Resale Controls.

D) NEW CONSTRUCTION (See Instruction #9.)

- ☐ Entirely new improvement.
☐ Not previously used for any purpose.

- ☐ Not previously occupied.

Deponent makes this Affidavit to induce the County Clerk or Register of Deeds to record the deed and accept the fee submitted herewith in accordance with the provisions of P.L. 1968, c. 49.

Subscribed and sworn to before me
 this 7th day of July, 2001

John F. Kubit
 Attorney at law
 of New Jersey

Name of Deponent (sign above line)

Mary Muldoon
200 Casperson St.
Gibbstown, NJ 08027
 Address of Deponent

Name of Grantor (type above line)

200 Casperson Street
Gibbstown, NJ 08027
 Address of Grantor at Time of Sale

FOR OFFICIAL USE ONLY This space for use of County Clerk or Register of Deeds.
 Instrument Number _____ County _____
 Deed Number _____ Book _____ Page _____
 Deed Dated _____ Date Recorded _____

IMPORTANT - BEFORE COMPLETING THIS AFFIDAVIT, PLEASE READ THE INSTRUCTIONS ON THE REVERSE SIDE HEREOF. This format is prescribed by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered without the approval of the Director.

ORIGINAL - To be retained by County.

DUPLICATE - To be forwarded by County to Division of Taxation on partial exemption from fee (N.J.A.C. 18:16 - 8.12)

TRIPLICATE - Is your file copy.

ORIGINAL AND DUPLICATE COPY MUST BE SUBMITTED WITH DEED TO COUNTY RECORDING OFFICER

1
2 Promises by Grantor.

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

7 Signatures.

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

9 Witnessed by:

10 Dawn G. Muldoon

Mary S. Oberparleiter Muldoon (Seal)

John P. Muldoon (Seal)
John P. Muldoon

13 STATE OF NEW JERSEY, COUNTY OF

SS:

14 I CERTIFY that on 7th day July, 2001.

15 Mary S. Oberparleiter Muldoon and John P. Muldoon
16 personally came before me and acknowledged under oath, to my
17 satisfaction, that this person (or if more than one, each
18 person):

- 18 (a) is named in and personally signed this deed;
19 (b) signed, sealed and delivered this Deed as his or her act
20 and deed; and
21 (c) made this Deed for \$1.00 as the full and actual
22 consideration paid or to be paid for the transfer of title.
(Such consideration is defined in N.J.S.A. 46:15-5.)

21 Dawn G. Muldoon
22 (print name and title below signature)

23
24 **DAWN G. MULDOON**
25 NOTARY PUBLIC OF NEW JERSEY
26 My Commission Expires November 10, 2004
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DEED

MARY S. OBERPARLEITER MULDOON and
JOHN P. MULDOON Grantor,
as tenants in common

Dated: , 20

Record and return to:

TO

MARY S. OBERPARLEITER MULDOON and
JOHN P. MULDOON
as tenants by the entirety
Grantee,

DB3283-P174

in compliance with the statute I have presented an abstract of the within to the assessor of the taxing district therein mentioned.

JAMES N. HOGAN
COUNTY CLERK

01 26684

RECORDED
GLOUCESTER COUNTY

01 JUL 16 PM 1:17

James N. Hogan
COUNTY CLERK

GLOUCESTER COUNTY RECORDING DATA PAGE

PLEASE DO NOT DETACH THIS PAGE FROM THE ORIGINAL DOCUMENT
AS IT CONTAINS IMPORTANT INFORMATION AND IS PART OF THE
PERMANENT RECORD.

RECORD & RETURN TO:

*John Kubit Esq
520 Sutter Rd B-5
Medford, NJ 08055*

GLOUCESTER COUNTY RECORDING DATA PAGE JAMES N. HOGAN, COUNTY CLERK

Consideration: \$1.00 Exempt Code: E

County	State	N.P.N.R.F.	Total
\$.00	\$.00	\$.00	\$.00
NJGLTORC		Date: 7/16/2001	

*MS
E*