

DB3046-P218

081439

Deed-Bargain and Sale (Covenant as to
Grantor's Acts) Corp. to Ind. or Corp.

Prepared by:

John M. McKenna, Esq.

DEED

This Deed is made on October 6, 1999,

BETWEEN Bank United, by its attorney-in-fact, Clayton National, Inc., having its principal office at 4 Corporate Drive, Suite 400, Shelton, CT, 06484-6241, referred to as the Grantor,

AND Mary S. Oberparleiter and John P. Muldoon, whose post office address is about to be 200 Casperson Street, Greenwich, NJ, referred to as the Grantee.

The word "Grantee" shall mean 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 \$149,000.00. The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of Greenwich, Block No. 201.01, Lot No. 1
[X] 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 Greenwich, County of Gloucester, and State of New Jersey. The legal description is:

BEING MORE PARTICULARLY DESCRIBED ON SCHEDULE A ATTACHED HERETO AND MADE A PART HEREOF.

BEING the same premises conveyed to the within Grantor by deed from Charles W. Gill, Jr., Sheriff of Gloucester County, dated July 7, 1999, and recorded September 13, 1999, in the Gloucester County Clerk's Office in Deed Book 3035, Page 152, etc.

This property is conveyed subject to easements, restrictions of record, such facts as may be disclosed by an accurate survey and zoning ordinances and other governments/regulations affecting the property and its use.

Seller Loan No. 037-08091
HPO No. 99-00714-0-MAA

Consideration : \$ 149000.00 Exempt Code: S

County	State	H.P.R.F.	Total
149.15	372.35	0.00	521.50
renee	Date: 10/14/1999		

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SCHEDULE A
LAND DESCRIPTION

ALL that certain land in the Township of Greenwich, County of Gloucester and State of New Jersey 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 (1) South 13 degrees 27 minutes 38 seconds West along the Easterly line of Casperson Avenue 122.58 feet to a point corner to Lot 1 and Lot 8, Block 201.1, on plan hereinafter mentioned;

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

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

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

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

BEING Lot 1, Block 201.1, on plan of Section 1, Park Place, filed October 31, 1983, Map No. 7-136.

BEING known as No. 200 Casperson Avenue.

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

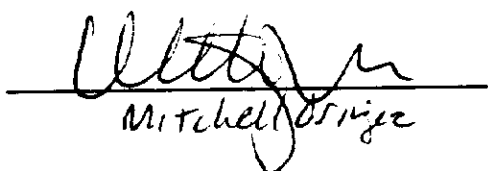
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Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain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

Signatures. This Deed is signed and attested to by the Grantor's proper corporate officers as of the date at the top of the first page. Its corporate seal is affixed.

Attested by:

Bank United, by its attorney-in-fact, Clayton National, Inc.


Mitchell Orsinger


SHARON A. KITCHARD

STATE OF Connecticut :
: SS.
COUNTY OF Fairfield :

I CERTIFY that on October 6, 1999, Sharon A. Kitchard personally came before me and stated to my satisfaction that this person (or if more than one, each person):

- (a) was the maker of the attached Deed;
- (b) was authorized to and did execute this Deed as Assistant Secretary of Clayton National, Inc., attorney-in-fact for Bank United, the entity named in this Deed;
- (c) the full and actual consideration paid or to be paid for the transfer of title is \$149,000.00. (Such consideration is defined in N.J.S.A. 46:15-5); and
- (d) this Deed was executed as the act of the entity.

Signed and sworn to before me
on October 6, 1999


(Notary Public) DAWN M. PLAVECKI
NOTARY PUBLIC
MY COMMISSION EXPIRES AUG. 31, 2000

Seller Loan No. 037-08081
HPO No. 99-00714-0-MAA

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RECORDED
GLOUCESTER COUNTY

99 36188

99 OCT 14 PM 3:10

John P. Muldoon

24 ac
521.50 P

Consideration : 9 149000.00 Exempt Code: S

County	State	H.P.R.F	Total
149.15	372.35	0.00	521.50
renee	Date: 10/14/1999		

P-22104
P-22104

DEED	DATED: October 6 , 1999
Bank United, by its attorney-in-fact, Clayton National, Inc.,	Record and return to:
Grantor,	
TO	CHARGE, RECORD, RETURN TO PILGRIM TITLE AGENCY, 34 S. BROAD STREET WOODBURY, N.J. 08096
Mary S. Oberparleiter and John P. Muldoon,	
Grantee	