

DB2632-P183

038492

FHA

DEED FOR NEW JERSEY

THIS INDENTURE, is made on March 12, 1996 between Henry G. Cisneros
 , Secretary of Housing and Urban Development of Washington, DC; acting by and through the Federal
 Housing Commissioner, party of the first part, and PATRICK S. BODEN and JOAN M. NEPTUNE

parties of the second part.

WITNESSETH, That the said party of the first part, for and in consideration of the sum of Thirty one
 Thousand Five Hundred and no/100 Dollars (\$31,500.00)
 lawful money of the United States of America, to him in hand well and truly paid, by said parties of the second
 part, at or before sealing and delivery of these presents, the receipt whereof is hereby acknowledged, and the said party
 of the first part being therewith fully satisfied, contented and paid, has given, granted, bargained, sold, aliened, released,
 enfeoffed, conveyed, and confirmed and by these presents does give, grant, bargain, sell, alien, release, enfeoff, convey
 and confirm unto the said parties of the second part, forever, all those lands and premises located in the
 ownership of FRANKLIN, GLOUCESTER County STATE OF NEW
 JERSEY specifically described as follows:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

PREMISES commonly known as 21 HILEY AVENUE

BEING KNOWN AS Block , Lot , FRANKLIN TOWNSHIP

4103 5

AND BEING the same property acquired by the party of the first part pursuant to the provisions of the National
 Housing Act, as amended (12USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat.
 567).

TOGETHER with all and singular the houses, building, trees, ways, waters, profit, privileges, and advantages, and
 with the appurtenances to the same belonging or in anywise appertaining; AND ALSO, all the estate, right, title, interest,
 property, claim and demand whatsoever, of the said party of the first part, of, in and to the same and of, in and to every
 part and parcel thereof;

Prepared by: Melvin W. Funk, Attorney at Law
 498 N. Kings Highway, Suite 200
 Cherry Hill, NJ 08034

Sig. 
 Melvin W. Funk

Form 6002NJ Rev. 01/11/98

Consideration : \$ 31500.00 Exempt Code: E

County	State	L.P.N.E.F	Total
0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00

Date: 03/22/1996

EXHIBIT A - LEGAL DESCRIPTION

ALL THAT CERTAIN land and premises situated in the Township of FRANKLIN, County of GLOUCESTER and State of New Jersey, bounded and described as follows:

BEGINNING at a point of intersection of the Southeasterly line of Williamstown-Porchtown Road (49.50 feet wide) with the Northeasterly line of Hiley Avenue (40 feet wide) and running; thence

(1) Along the Northeasterly line of Hiley Avenue, South 57 degrees 19 minutes East a distance of 284.75 feet to an iron pipe set for a corner; thence

(2) At right angles to Hiley Avenue, North 32 degrees and 41 minutes East a distance of 156.76 feet to an iron pipe set for a corner; thence

(3) North 08 degrees 45 minutes West a distance of 56.69 feet to an iron pipe set for a corner; thence

(4) South 81 degrees 15 minutes West a distance of 150.00 feet to a concrete monument set for a corner; thence

(5) South 32 degrees 41 minutes West a distance of 50.00 feet to a concrete monument set for a corner; thence

(6) Parallel with Hiley Avenue, North 57 degrees 19 minutes West a distance of 134.75 feet to a concrete monument set for a corner in the Southeasterly line of the Williamstown-Porchtown Road; thence

(7) Along the Southeasterly line of the Williamstown-Porchtown Road South 32 degrees 41 minutes West a distance of 50.00 feet to the point and place of BEGINNING.

BEING Lot 5, Block 4103, TAX MAP.

STATE OF NEW JERSEY
AFFIDAVIT OF CONSIDERATION OR EXEMPTION
(c. 49, P.L. 1968)
OR
PARTIAL EXEMPTION
(c. 176, P.L. 1975)

DB2632-P185

To Be Recorded With Deed Pursuant to c. 49, P.L. 1968, as amended by c. 225, P.L. 1985 (N.J.S.A. 46:15-5 et seq.)

STATE OF NEW JERSEY

COUNTY OF Camden

ss.

Consideration: \$

31500.00 Exempt Code: E

County	State	N.P.R.F	Total
0.00	0.00	0.00	0.00

Keya Date: 03/22/1996

THIS AFFIDAVIT MUST BE SUBMITTED TO THE COUNTY CLERK.

(1) PARTY OR LEGAL REPRESENTATIVE (See Instructions #3, 4 and 5 on reverse side)

Deponent, Medford Title, being duly sworn according to law upon his/her oath deposes and

says that he/she is the Legal Representative

in a deed dated March 12th 1996, transferring real property identified as Block No. 4103

Lot No. 5 located at 21 Hilly Ave
Franklin Twp.

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 \$ 31,500.00

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

-7B-

(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 c. 176, P.L. 1975 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.
☐ No joint owners other than spouse or other qualified exempt owners.

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 joint owners 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 joint owners 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 H.U.D. 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 c. 49, P.L. 1968.

Subscribed and Sworn to before me

this day of 12th March, 1996

Shirley Spitzer
Notary Public
Address of Deponent: 405.16-AGENT

HOD
Name of Officer (Type above line)

Craig J. West
Address of Officer & Title of Office

Cherry Hill N.J.

Washington D.C.

Craig J. West
Notary Public of New Jersey
My Commission Expires 11/21/00

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 form is prescribed by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered or amended without the approval of the Director.

ORIGINAL - White copy to be retained by County.

DUPLICATE - Yellow copy to be forwarded by County to Division of Taxation on partial exemption from fee (N.J.A.C. 19:10-8.12).

TRIPPLICATE - Pink copy is your file copy.

WHITE AND YELLOW COPIES MUST BE SUBMITTED WITH DEED TO COUNTY RECORDING OFFICE

DB 2632 P-185-A

NEW JERSEY

TO HAVE AND TO HOLD, all and singular the above described land and premises, with appurtenances, to the only proper use, benefit and behalf of the said part 1.00 of the second part, and the heirs and assigns of said part 1.00 of the second part, forever;

SAID CONVEYANCE is made SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show;

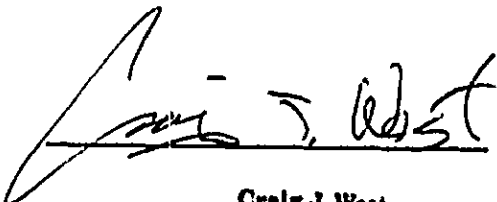
AND THE SAID party of the first part, for himself, his successors and assigns, and all claiming by, through or under him, does covenant, promise and agree to and with the said part 1.00 of the second part, and the heirs and assigns of said part 1.00 of the second part, that he has now made, done, committed, executed or suffered any act or acts, thing or things whatsoever, whereby or by means whereof the above mentioned and described premises, or any part or parcel, thereof, now are, or at any time hereafter shall or may be impeached, charged, or encumbered, in any manner or way whatsoever;

IN WITNESS WHEREOF the undersigned has set her hand and seal as Chief Property Officer, MTA Field Office, Camden, New Jersey, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and 25 F.R. 16101 (10-14-70) as amended.

Signed, sealed and delivered
in the presence of:

Henry G. Cisneros
Secretary of Housing and Urban Development

By: Federal Housing Commissioner



Craig J. West
Notary Public of New Jersey
My Commission Expires 11/21/00



Director, Single Family Division

STATE OF NEW JERSEY, COUNTY OF

SS:

I CERTIFY that on March 20, 1996

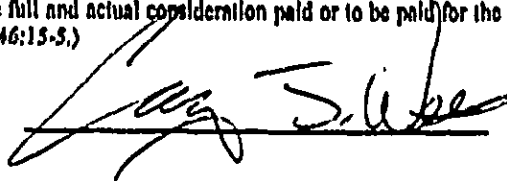
personally came before me and stated to my satisfaction that this person (or if more than one, each person):

(a) was the maker of this Deed;

(b) executed this Deed as his or her own act; and,

(c) made this Deed for \$ 55,000.00 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.)

RECORD AND RETURN TO:
MEDFORD TITLE AGENCY, INC.
498 N. KINGS HIGHWAY, STE. 200
CHERRY HILL, NJ 08034



Craig J. West
Notary Public of New Jersey
My Commission Expires 11/21/00

DB2632-P186

RECORDED
GLOUCESTER COUNTY

96 MAR 22 PM 2:11

Joseph J. Hoffman

96 07721

2400 P
Meadford Title
US Dept of Housing
498 N. Kings Hwy
Cherry Hill, NJ
08034

In compliance with the statute I have pre-
sented an abstract of the within to the
assessor of the taxing district therein
mentioned.

JOSEPH J. HOFFMAN
COUNTY CLERK

Consideration : \$ 21500.00 Exempt Code: E

County	State	L.P.L.F.	Total
0.00	0.00	0.00	0.00
here	Date: 03/22/1996		