

Consideration: \$92,000.00 Exempt Code: E
City: \$0.00 St: \$0.00
N.J.A.H.T.F.: \$0.00 P.H.P.F.A.: \$0.00
E.A.A.: \$0.00 Gen Prop: \$0.00
C) \$1M: \$0.00 REALTY TOTAL: \$0.00

213-22723
RECORD & RETURN TO:
FOUNDATION TITLE, LLC
57 EUCLID STREET
WOODBURY, NJ 08096
(856) 853-0083



Prepared by:

John A. Alice
JOHN A. ALICE, ESQ.

Docket# 11999 TYPE: DEE Pages: 4
James N. Hogan, Gloucester County Clerk
DEED Receipt#: 10815 02:55:57 P.M. 03/19/2009
Recording Fee: \$70.00 DB 4637 212

THIS DEED is made on the 5 day of March, 2009,

BETWEEN

MARY NAPOLI

whose address is:

216 Vanneman Boulevard
Paulsboro, NJ 08066

referred to as GRANTOR,

AND

NICHOLAS NAPOLI

whose address is:

P.O. Box 4018
Madison, Connecticut 06443

referred to as GRANTEE.

The words "GRANTOR" and "GRANTEE" shall mean all Grantors and Grantees listed above.

TRANSFER OF OWNERSHIP. Grantor, MARY NAPOLI, grants and conveys (transfers ownership of) the property described below to the Grantee, NICHOLAS NAPOLI. This transfer is made for the sum of **Ninety Two Thousand and no/100 Dollars (\$92,000.00)**. Grantor acknowledges receipt of this money.

TAX MAP REFERENCE. Block 107, Lot 4.

PROPERTY. The property consists of the land and all the buildings and structures on the land in the Borough of Paulsboro, County of Gloucester and State of New Jersey, bounded and described as follows:

BEGINNING at a point in the southwesterly line of Vanneman Boulevard, distant 180 feet southeastwardly from the corner formed by the intersection of the Southwesterly line of Vanneman Boulevard with the southeasterly line of Thomson Avenue, said point being corner to lots Nos. 212 and 216, Block 118, as shown on plan hereinafter mentioned; thence South 19 degrees 5 minutes East along the southwesterly line of Vanneman Boulevard 50 feet to point corner to Lots Nos. 216 and 220 Block 118, said plan; thence southwestwardly at right angles to Vanneman Boulevard along the division line between said lots, 135 feet to a point; thence northwestwardly parallel with Vanneman Boulevard 50 feet to a point, corner to lots Nos. 212 and 216, Block 118; thence Northeastwardly along said division line between said lots, at right angles to Vanneman Boulevard, 135 feet to the place of beginning.

BEING Lot No. 216, Block 118, as shown on Plan No. 1 Getherel Housing Corp., Borough of Paulsboro, Gloucester County, NJ, August 1942, Chris G. Burns Municipal Engineer and Land surveyor, filed.

ALSO BEING KNOWN AS Lot No. 4, Block 107 on the Borough of Paulsboro Tax Map.

BEING the same land and premises conveyed to Michael Napoli and Mary Napoli, his wife, by Deed from Getherel Housing Corp., a corporation of the State of New Jersey, dated April



GIT/REP-3
(12-07)

State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION
(C.55, P.L. 2004)

(Please Print or Type)

SELLER(S) INFORMATION (See Instructions, Page 2)

Name(s)

Mary Napoli

Current Resident Address:

Street: 216 Vanneman Boulevard

City, Town, Post Office

Paulsboro

State

NJ

Zip Code

08066

PROPERTY INFORMATION (Brief Property Description)

Block(s)

107

Lot(s)

4

Qualifier

Street Address:

216 Vanneman Boulevard

City, Town, Post Office

Paulsboro

State

NJ

Zip Code

08066

Seller's Percentage of Ownership

100%

Consideration

\$ 92,000.00

Closing Date

~~3/5/08~~ 3/5/09

SELLER ASSURANCES (Check the Appropriate Box) (Boxes 2 through 8 apply to NON-residents)

1. ☐ I am a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to N.J.S.A. 54A:1-1 et seq. and will file a resident gross income tax return and pay any applicable taxes on any gain or income from the disposition of this property.
2. ☒ The real property being sold or transferred is used exclusively as my principal residence within the meaning of section 121 of the federal Internal Revenue Code of 1986, 26 U.S.C. s. 121.
3. ☐ I am a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
4. ☐ Seller, transferor or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
5. ☐ Seller is not an individual, estate or trust and as such not required to make an estimated payment pursuant to N.J.S.A.54A:1-1 et seq.
6. ☐ The total consideration for the property is \$1,000 or less and as such, the seller is not required to make an estimated payment pursuant to N.J.S.A. 54A:5-1-1 et seq.
7. ☐ The gain from the sale will not be recognized for Federal income tax purposes under I.R.C. Section 721, 1031, 1033 or is a cemetery plot. (CIRCLE THE APPLICABLE SECTION). If such section does not ultimately apply to this transaction, the seller acknowledges the obligation to file a New Jersey income tax return for the year of the sale (see instructions).
- ☐ No non-like kind property received.
8. ☐ Transfer by an executor or administrator of a decedent to a devisee or heir to effect distribution of the decedent's estate in accordance with the provisions of the decedent's will or the intestate laws of this state.

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 could 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.

3/5/09
Date

Mary Napoli
Signature

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

Date

Signature

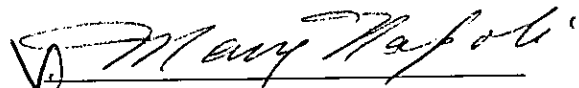
(Seller) Please indicate if Power of Attorney or Attorney in Fact

15, 1944 and recorded in the Gloucester County Clerk's Office on April 21, 1944 in Book 501, Page 378.

Michael Napoli departed this life on December 14, 1982 and title vested solely in Mary Napoli.

PROMISES BY GRANTOR. 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. Grantor signs this Deed as of the date at the top of the first page.


MARY NAPOLI

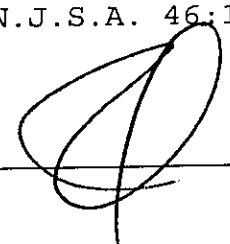
WITNESSED BY:

STATE OF NEW JERSEY :
: SS.
COUNTY OF GLOUCESTER :

MARY NAPOLI 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) executed this deed as his or her own act; and,
- (c) made this Deed for \$92,000.00 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).



Kelly Rickenbach
Notary Public of New Jersey
My Commission Expires March 11, 2012

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
0814

MUNICIPALITY OF PROPERTY LOCATION Paulsboro

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, Mary Napoli, being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the Grantor in a deed dated 3/5/09 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 107 Lot number 4 located at
216 Vanneman Boulevard, Paulsboro, NJ and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 92,000.00 (See Instructions #1 and #5 on reverse side)

(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.

Between Parent & Child

(5) PARTIAL EXEMPTION FROM FEE (See 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 Fee, Supplemental Fee, and General Purpose Fee, 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. * (See 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 THE CASE OF HUSBAND AND WIFE, PARTNERS IN A CIVIL UNION COUPLE, ONLY ONE GRANTOR NEEDS TO QUALIFY IF TENANTS BY THE ENTIRETY.

C. LOW AND MODERATE INCOME HOUSING (See 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 (See 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 the top of the first page of the deed.

(7) 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 5 day of March, 2009

Kelly Rickenbach
Notary Public of New Jersey
My Commission Expires March 11, 2012

Notary Public of New Jersey
My Commission Expires March 11, 2012

Mary Napoli Mary Napoli
Signature of Deponent Grantor Name
216 Vanneman, Paulsboro, NJ 216 Vanneman, Paulsboro, NJ
Deponent Address Grantor Address at Time of Sale
xxx-xxx-5727
Last 3 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 Affidavit of Consideration for Use by Seller when Section 3A is completed.

STATE OF NEW JERSEY- DIVISION OF TAXATION

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.shtml