

DB2344-P342

047626

D E E D

PREPARED BY:

JOHN E. LUBY, ESQUIRE

THIS DEED IS MADE ON THE 8TH DAY OF SEPTEMBER, 1993,

BETWEEN

ALLEN B. CLAPPER, by His Attorney in Fact, Gail M. Clapper and
GAIL M. CLAPPER, husband and wife

WHOSE ADDRESS IS 207 CHURCH STREET, WILLIAMSTOWN, NJ 08094,

HEREINAFTER REFERRED TO AS THE GRANTOR,

AND

ANTHONY A. CLAYTON^{Jr.} AND ROSEMARIE A. CLAYTON H/W

WHOSE ADDRESS IS ABOUT TO BE 207 CHURCH STREET, WILLIAMSTOWN, NJ 08094

HEREINAFTER REFERRED TO AS THE GRANTEE.

THE WORDS "GRANTOR" AND "GRANTEE" SHALL MEAN ALL GRANTORS AND ALL GRANTEES LISTED ABOVE.

TRANSFER OF OWNERSHIP. THE GRANTOR FOR AND IN CONSIDERATION OF THE SUM OF \$87,700.00, LAWFUL MONEY OF THE UNITED STATES OF AMERICA, GRANTS AND CONVEYS (TRANSFERS OWNERSHIP OF) THE PROPERTY DESCRIBED BELOW TO THE GRANTEE. THE GRANTOR ACKNOWLEDGES RECEIPT OF THE AFORESAID SUM AT OR BEFORE THE SIGNING AND DELIVERY OF THIS DEED TO THE GRANTOR.

TAX MAP REFERENCE. (N.J.S.A. 46:15-2.1) THE TAX MAP REFERENCE FOR THIS PROPERTY IS KNOWN AS THE MUNICIPALITY OF MONROE, BLOCK No. 141, LOT No. 1 ACCOUNT No.

NO PROPERTY TAX IDENTIFICATION NUMBER IS AVAILABLE ON THE DATE OF THIS DEED. (CHECK IF APPLICABLE.)

PROPERTY. THE PROPERTY BEING CONVEYED TO THE GRANTEE CONSISTS OF THAT TRACT OR PARCEL OF LAND AND PREMISES HEREINAFTER PARTICULARLY DESCRIBED, SITUATE, LYING AND BEING IN THE TOWNSHIP OF MONROE, COUNTY OF GLOUCESTER, AND STATE OF NEW JERSEY AND HAS A LEGAL DESCRIPTION AS FOLLOWS:

KNOWN AND DESIGNATED AS ALL OF LOT No. 3 AND A PART OF LOT No. 4 ON A MAP OF LOTS OF BODINE CHEW AND Co.'s RECORDED IN THE GLOUCESTER COUNTY CLERK'S OFFICE AT WOODBURY IN BOOK 3 OF BOUNDARIES AND DIVISIONS, PAGE 123, AND IS BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT POINT IN THE CENTER OF CHURCH STREET, WHICH POINT IS ALSO CORNER TO LANDS OF JOHN A. MARIANO AND IDA MARIANO, HIS WIFE, AND RUNS THENCE

(1) ALONG LANDS OF MARIANO, NORTH 50 DEGREES 50 MINUTES WEST, ABOUT 165.53 FEET TO A CORNER IN LINE OF LOT No. 2 ON THE ABOVE PLAN; THENCE

(2) ALONG LINE OF LOT. 2, NORTH 45 DEGREES 45 MINUTES EAST, ABOUT 133 FEET TO THE CENTER OF ACADEMY STREET; THENCE

(3) ALONG THE CENTER OF ACADEMY STREET, SOUTH 43 DEGREES 45 MINUTES EAST, 150 FEET TO THE CENTER OF CHURCH STREET; THENCE

(4) ALONG THE CENTER OF CHURCH STREET, SOUTH 39 DEGREES 10 MINUTES WEST, 125 FEET TO THE PLACE OF BEGINNING.

BEING THE SAME LANDS AND PREMISES GRANTED AND CONVEYED UNTO ALLEN CLAPPER BY DEED FROM ISIDORE PIZZO AND MADDALENA PIZZO, HIS WIFE, DATED JUNE 25, 1983, RECORDED JULY 15, 1983 IN BOOK 1471, PAGE 19.

TOGETHER WITH ALL AND SINGULAR THE HOUSES, BUILDINGS, TREES, WAYS, WATERS, PRIVILEGES AND ADVANTAGES, WITH THE APPURTENANCES TO THE SAME BELONGING OR IN ANYWISE APPERTAINING TO THE PROPERTY.

More particularly described as per attached legal description.

PROMISES BY GRANTOR. THE GRANTOR PROMISES THAT THE GRANTOR HAS DONE NO ACT TO INCUMBER 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).

IN WITNESS WHEREOF, THE GRANTOR SIGNS THIS DEED THE DAY AND YEAR AS INDICATED AT THE TOP OF THE FIRST PAGE.

CONSIDERATION: 87700.00 EXEMPT CODE:

COUNTY	STATE	H.P.H.R.F.	TOTAL
88.09	219.91	.00	308.00

KGH

DATE- 9/13/1993

Allen B. Clapper, by Gail M. Clapper
ALLEN B. CLAPPER, by His Attorney in Fact,
Gail M. Clapper
GAIL M. CLAPPER

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Commitment 651-16517

AMENDED SCHEDULE "C"

All that certain lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Township of Monroe, County of Gloucester and State of New Jersey:

BEING further described according to a survey by Edward J. Constantine Jr., P.L.S. N.J. Lic. #36714, dated 9/3/93, as follows:

BEGINNING at a point in the center of Church Street (33 feet wide File Map, 38 feet wide Tax Map) Southwesterly a distance of 115.34 feet from the center line of Academy Street (50 feet wide); said point also being the division line between Lots 1 and 2, Block 11803, Tax Map, thence;

1. North 50 degrees 50 minutes 00 seconds West, along said division line, a distance of 165.53 feet to a point in the division line of Lot 6, Tax Map, thence;

2. North 46 degrees 20 minutes 30 seconds East, along said division line Lot 6, 134.87 feet to a point in the center line of Academy Street, thence;

3. South 43 degrees 45 minutes 00 seconds East, along said center line of Academy Street, 149.83 feet to a point at its intersection with the center line of Church Street, thence;

4. South 39 degrees 10 minutes 00 seconds West, along said center line of Church Street, 115.34 feet to the point and place of beginning.

Being known as lot 3 on Map of Lots of Bodine Chew and Co.'s Land recorded in the Gloucester County Clerks Office in book C of Boundaries and Divisions, page 123.

Now known as lot 1, block 11803 on the Monroe Township tax map.

SUB 30
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WITNESSED BY:

STATE OF NEW JERSEY, COUNTY OF Gloucester SS.:

I CERTIFY THAT ON SEPTEMBER 8, 1993, ALLEN B. CLAPPER/ ^{**}PERSONALLY CAME BEFORE ME AND ACKNOWLEDGE UNDER OATH, TO MY SATISFACTION, THAT THIS PERSON (OR IF MORE THAN ONE, EACH PERSON):

(A) IS NAMED IN AND PERSONALLY SIGNED THIS DEED;
(B) SIGNED, SEALED AND DELIVERED THIS DEED AS HIS/HER ACT AND DEED; AND
(C) MADE THIS DEED FOR \$87,700.00 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.)

** by His Attorney in Fact, Gail M. Clapper
and Gail M. Clapper, individually, husband and wife
wife and wife

NANCY DEBROSSE
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires June 23, 1995

RECORD AND RETURN TO:

CHARGE AND RETURN TO:
Congress Title Corporation
P. O. Box 126
Northfield, New Jersey 08225-0126

CHARGE & RETURN
Congress Title Corp.
28 N. Broad Street
Woodbury, NJ 080
#651-16512 (400)

RECORDED
GLOUCESTER COUNTY

93 26323

93 SEP 13 PM 1:23

Joseph J. Hoffman
COUNTY CLERK

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

JOSEPH J. HOFFMAN
COUNTY CLERK

2200C

CONSIDERATION: 1		87700.00	EVENT CODE:
COUNTY	STATE	N. J. R. E. T.	
88.87	210.91	.00	
EGH	DATE - 9/13/1993	TOTAL	
		309.00	