

DOCKET# 76196

Type: DEE
PAGES: 3

JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 52000

12:46:28 P.M.

08/29/2003

DB 3646

74

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.

58WP
864.65
RECORD & RETURN TO:

*Certified Title Agency
603 B Birchfield Dr.
Mt. Laurel, NJ 08054*

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

CONSIDERATION: \$189,024.00 EXEMPT CODE: S

County	State	N.P.N.R.F.
\$189.69	\$473.56	\$59.25
P.H.P.F.A.	E.A.A.	
\$94.75	\$47.40	
MJGLCAPE		
Date: 8/29/2003		
		Total
		\$864.65

DEED

This Deed is made on August 28, 2003

BETWEEN

Hovbros County House, LLC

whose address is: 900 Birchfield Drive , Mt. Laurel, NJ 08054

referred to as the **Grantor**.

AND

Josephine V. Mueller

whose address is about to be: 10 Chew Lane, Sewell New Jersey

referred to as the **Grantee**.

The words "Grantor" and "Grantee" shall mean all Grantors and all Grantees listed above.

TRANSFER OF TITLE. The grantor does hereby grant and convey the property described below to the Grantee.

CONSIDERATION. This transfer of ownership is made for the sum and consideration of \$189,024.00, one hundred eighty nine thousand twenty four dollars and no/100's. The Grantor acknowledges receipt of this money.

TAX MAP REFERENCE. The property is located in the Municipality of **Washington Township**, Block No. 7.03 Lot No. 17 Account No.

PROPERTY DESCRIPTION. The property consists of all the land, buildings, structures and improvements contained on the property, and is located in the Township of Washington, County of Gloucester and State of New Jersey, and is described as follows:

BEGINNING at a point in the Northwesternly line of Chew Lane said point being in the division Line between Lots 16 and 17, Block 7.03 on plan hereinafter mentioned; thence

(1) South 17 degrees 15 minutes 44 seconds West along said line of Chew Lane a distance of 60.00 feet to a point in the division line between Lots 17 and 18; thence (2) North 72 degrees 44 minutes 16 seconds West along said division line a distance of 100.00 feet to a point in the rear line of said Lot 17; thence (3) North 17 degrees 15 minutes 44 seconds East along said rear line a distance of 11.40 feet to a point; thence (4) North 72 degrees 44 minutes 16 seconds West a distance of 5.00 feet to a point in the rear line of said Lot 17; thence (5) North 17 degrees 15 minutes 44 Seconds East along said rear line of Lot 17 a distance of 48.60 feet to a point in the said division line between Lots 16 and 17; thence (6) South 72 degrees 44 minutes 16 seconds East along said division Line a distance of 105.00 feet to the point and place of beginning.

BEING Lot 17, Block 7.03 as set forth on Final Plan, Mt. Pleasant, Phase II, Amended Gloucester County Clerk's Office on 8/29/2002 as Map Mo. 3766.

Said lot shall have deed restrictions prohibiting the reduction of the rear yard lot setback construction of decks, sunrooms, patios and building additions.

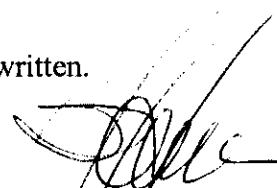
CONSIDERATION: \$189,024.00 EXEMPT CODE: S
 Counted \$189,024.00
 P.H.P.T.A. \$189,024.00
 State \$189,024.00
 N.P.N.R.F. \$189,024.00
 Total \$189,024.00
 Date: 8/29/2003

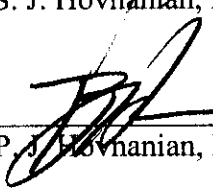
BEING THE SAME LAND AND PREMISES which became vested in Hovbros County House, LLC, a NJ Limited Liability Company, by deed from County House Land Holdings, L.L.C., dated 8/10/2001, recorded 8/20/2001 in the Gloucester County Clerk's Office in Deed Book3298. Page 141

Covers premises in question with other lands.

PROMISES BY GRANTOR. The Grantor promises and warrants that Grantor, by acts of the Grantor, has not encumbered the property. This promise means that the Grantor has not allowed anyone else to obtain any legal right which would affect the property being transferred (such as a mortgage or entering a judgment against the Grantor).

SIGNATURES. The Grantor signs this Deed as of date first above written.


S. J. Hovnanian, Managing Member


P. J. Hovnanian, Managing Member

Witnessed by:

STATE OF NEW JERSEY :

ss:

COUNTY OF Gloucester :

I CERTIFY that on 8/28/2003, S. J. Hovnanian and P.J. Hovnanian, personally came before me and acknowledged 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) the full and actual consideration paid or to be paid for the transfer of title as defined by N.J.S.A.46:15-5, is \$189024.00.


ARLENE A. VALENTINO
NOTARY PUBLIC OF NEW JERSEY
MY COMM. EXPIRES MARCH 31, 2007

DEED	DATED 8/28/2003
<i>Hovbros County House, LLC</i> <i>Grantor,</i> TO <i>Josephine V. Mueller</i> <i>Grantee</i>	<i>Record and return to:</i> CERTIFIED TITLE AGENCY 603B BIRCHFIELD DRIVE MOUNT LAUREL, NJ 08055 CT13444