

082985-P331

Deed

059689

This Deed is made on APRIL 19 1999
BETWEEN HANNAH E. HUNTER, Widow

whose post office address is

referred to as the Grantor,
AND BETTY A. GATTUSO

whose post office address is 207 Swedesboro Road, Gibbstown, N.J. 08027

referred to as the Grantee.

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

1. **Transfer of Ownership.** The Grantor grants and conveys (transfers ownership of) the property (called the "Property") described below to the Grantee. This transfer is made for the sum of ONE DOLLAR (\$1.00)

The Grantor acknowledges receipt of this money.

2. **Tax Map Reference.** (N.J.S.A. 46:15-1.1) Municipality of Township of Greenwich
Block No. 164 Lot No. 7 Qualifier No. Account No.
☐ No property tax identification number is available on the date of this Deed. (Check Box if Applicable.)

3. **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:

☒ Please see attached Legal Description annexed hereto and made a part hereof. (Check Box if Applicable.)

BEING THE SAME LAND AND PREMISES which became vested in Harry R. Hunter and Hannah E. Hunter, his wife by deed from Gertrude Bramell and Ada Bramell, single women, dated August 9, 1941 and recorded in the Office of the Clerk of Gloucester County on August 22, 1941 in Book 480 of Deeds, page 241&c.

Harry R. Hunter departed this life on January 13, 1976 vesting title in premises in Hannah E. Hunter, his widow.

Subject to easements and restrictions of record.

Prepared by: (print signer's name below signature)

Betty A. Gattuso
Betty A. Gattuso

(For Recorder's Use Only)

Consideration : \$

1.00 Exempt Code: E

County	State	H.P.U.R.F	Total
0.00	0.00	0.00	0.00
rence	Date: 04/20/1999		



DB2985-P332

LEGAL DESCRIPTION

ALL that certain tract or parcel of land and premises situate in the Township of Greenwich, County of Gloucester and State of New Jersey, bounded and described as follows:

BEGINNING at a point in the Northwesternly edge of the Swedesboro-Billingsport Road, distant Southwestwardly one hundred and fifty (150') from the Westerly corner of Rosenthal Avenue and Swedesboro-Billingsport Road and running thence:

(1) by line of lands now or formerly of the grantors North fifty-one degrees and one minute West, the distance of two hundred and seventy-five feet to a point for a corner; thence

(2) by other lands of the grantor, South thirty-eight degrees and fifty-nine minutes West, the distance of one hundred and fifty feet to a point for a corner; thence

(3) still by other lands of the grantor, South fifty-one degrees and one minute East, the distance of two hundred and seventy-five feet to the Northwesternly edge of the aforesaid Swedesboro-Billingsport Road; thence

(4) along the said Northwesternly edge of the Swedesboro-Billingsport Road, North thirty-eight degrees and fifty-nine minutes East, the distance of one hundred and fifty feet to the place of beginning.

DB2985-P338

NC1645 - Affidavit of Consideration
RTF-1 (Rev. 9/98)
P338

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

ALL-STATE® Legal
A Division of ALL-STATE International, Inc.
908-272-0800

OR
PARTIAL EXEMPTION
(c. 49, P.L. 1968)

To be recorded with Deed pursuant to c. 49, P.L. 1968

Consideration : \$

1.00 Exempt Code: E

STATE OF NEW JERSEY
COUNTY OF GLOUCESTER

S:

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

Date: 04/20/1999

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

Deponent Betty A. Gattuso, being duly sworn according to law upon his/her oath

deposes and says that he/she is the grantee in a deed dated APRIL 19, 1999

transferring real property identified as Block No. 164 Lot No. 7

located at 207 Swedesboro Road, Greenwich Twp., Gloucester County

(Street Address, Municipality, County)

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 \$ 1.00.

(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.

Between parent and child 7 (J)

(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 HUD 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 19th
day of April, 1999

Candace Boulanger



Betty A. Gattuso
207 Swedesboro Road
Gibbstown, N.J. 08027

Address of Deponent

Hannah Hunter
Hannah Hunter
207 Swedesboro Road
Gibbstown, N.J.

Address of Grantor at Time of Sale

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 format is prescribed by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered 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. 18:16 - 8.12)

TRIPLICATE - Pink Copy is your file copy.

DB2985-P334

I have pre-
pared this deed to the
County of Gloucester
JAMES N. HOGAN
COUNTY CLERK

The street address of the Property is: 207 Swedesboro Road, Gibbstown, N.J. 08027

4. 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).

5. Signatures. The Grantor signs this Deed as of the date at the top of the first page. (Print name below each signature.)

Witnessed By:

Hannah Hunter (Seal)
HANNAH HUNTER

Candace Boulanger

(Seal)

Consideration : \$

1.00 Exempt Code: E

County	State	N.P.N.R.F.	Total
0.00	0.00	0.00	0.00
rease	Date: 04/20/1999		

STATE OF NEW JERSEY, COUNTY OF GLOUCESTER
I CERTIFY that on APRIL 19, 1999
HANNAH HUNTER, WIDOW

SS.

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 \$ 1.00

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:

CHARGE, RECORD, RETURN TO
PILGRIM TITLE AGENCY,
340 HIGHLAND STREET
WILMINGTON, DE 19806

Candace Boulanger
(Print name and title below signature)

