

DOCKET#:41732 Type:ERX-Deed
PAGES:6

E-recorded

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 281459 10:43:05 AM

09/16/2013
DB 5112 301

Fee:\$ 80.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

COUNTY: TREAS	0.00	STATE TREAS	0.00
NJAHTF :	0.00	EAA :	0.00
PHPFA :	0.00	GEN PURP	0.00
1% OVER	0.00		

REALTY TOTAL: \$.00

PLEASE DO NOT DETACH THIS PAGE FROM THE ORIGINAL
DOCUMENT AS IT CONTAINS IMPORTANT INFORMATION AND
IS PART OF THE PERMANENT RECORD.

GLOUCESTER COUNTY RECORDING DATA PAGE

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DOCUMENT AS IT CONTAINS IMPORTANT INFORMATION AND
IS PART OF THE PERMANENT RECORD.**

**RECORD & RETURN TO:
INGEO SYSTEMS**

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

Prepared By: Leila Hansen, Esq.

Preparer's Signature

After Recording Return To:

Gregory and Evie Mayo
1052 Standish Drive
Blackwood, New Jersey

Tax Map Ref.: BLOCK/LOT : 261/17

QUITCLAIM DEED

TITLE OF DOCUMENT

THIS indenture made the 15 day of July, in the year 2013,
between

Gregory A. Mayo and Evie G. Mayo, who acquired title incorrectly as Eve G. Mayo, husband and wife, of the first part, RESIDING AT 1052 Standish Drive, of the Borough/Township/Town/City of Blackwood, in the County of Gloucester and State of New Jersey;

AND

Gregory A. Mayo and Evie G. Mayo, husband and wife, of the second part, RESIDING AT 1052 Standish Drive in the Borough/Township/Town/City of Blackwood, in the County of Gloucester and State of New Jersey;

WITNESSETH, that the said party of the first part, for and in consideration of **ONE AND NO/100 DOLLAR (\$1.00)**, lawful money of the United States of America, to him/her/them in hand well and truly paid by the said party of the second part, at or before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, and the said party of the first part being therewith fully satisfied and paid, has remised, released, and quitclaimed and by these presents, does remise, release, and quitclaim to the said party of the second part, and to his/her/their heirs and assigns forever, and all that (those) tract(s) or parcel(s) of land and premises, hereinafter particularly described, being in the Township of **Washington**, in the County of **Gloucester** and State of **New Jersey**, designated as Block 261, Lot 17 to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: **1052 Standish Drive**
Blackwood, New Jersey 08012

THE PURPOSE of this Deed is to correct name.

BEING the same premises conveyed to the Grantor(s) herein by **Deed**, dated **June 17, 2005** recorded **July 8, 2005** in the Gloucester County Register's Office in Deed Book **4012** at Page **174** Document No. **45614**

SUBJECT TO: Any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record;

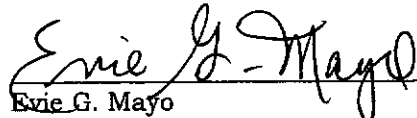
TOGETHER with all and singular the buildings, trees, ways, waters, profits, privileges and advantages, the appurtenances to the same belonging or in anywise appertaining; also all the estate, right, title, interest, property, claim and demand whatsoever, of the said party of the first part, of in and to, the same and of, in and to every part parcel thereof; to have and to hold, all and singular the above described land and premises, with the appurtenances, unto the said party of the second part, his/her/their heirs and his/her/their assigns to the only proper use, benefit and behoof of the said party of the second part, his/her/their heirs and assigns forever;

TYPE OF DEED: This deed is called a QUITCLAIM DEED. The Grantor makes no promises as to ownership or title but simply transfers whatever interest Grantor has to the Grantee.

In witness whereof, the said party of the first part has hereunto set his/her/their hand(s) and seal the day and year first above written.



Gregory A. Mayo



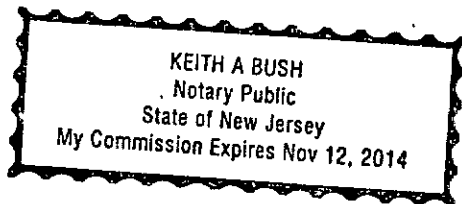
Evie G. Mayo

STATE OF NJ)
COUNTY OF Gloucester ^{SS}
 10

I certify that on July 15 , 20 13 , **Gregory A. Mayo and Evie G. Mayo** 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 or her act and deed; and
- (c) made this deed for **ONE AND NO/100 DOLLAR (\$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.)

NOTARY STAMP/SEAL





SIGNATURE
Keith A Bush Notary Public

PRINTED NAME AND TITLE
My commission expires: 11/12/14

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF GLOUCESTER, STATE OF New Jersey, AND IS DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN LOT, PARCEL OR TRACT OF LAND, SITUATE AND LYING IN THE TOWNSHIP OF WASHINGTON, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ALONG THE NORTHERLY LINE OF STANDISH DRIVE (50 FEET RIGHT OF WAY) SAID POINT BEING THE DIVISION LINE OF LOTS 16 AND 17 ON SAID BLOCK AND PLAN HEREINAFTER MENTIONED; THENCE

(1) SOUTH 74 DEGREES 10 MINUTES 21 SECONDS WEST, A DISTANCE OF 75.00 FEET TO A POINT; THENCE

(2) NORTH 15 DEGREES 49 MINUTES 39 SECONDS WEST, A DISTANCE OF 127.50 FEET TO A POINT; THENCE

(3) NORTH 74 DEGREES 10 MINUTES 21 SECONDS EAST, A DISTANCE OF 75-00 FEET TO A POINT; THENCE

(4) SOUTH 15 DEGREES 49 MINUTES 39 SECONDS EAST, A DISTANCE OF 127.50 FEET TO THE POINT AND PLACE OF BEGINNING.

BEING LOT 17 BLOCK 261 ON FINAL PLAT OF LOTS, SECTION 14, "WHITMAN SQUARE", FILED 10/18/65 AS MAP #3-173.

Parcel ID: BLOCK/LOT : 261/17

Commonly known as 1052 Standish Drive, Blackwood, NJ 08012
However, by showing this address no additional coverage is provided

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
0818

MUNICIPALITY OF PROPERTY LOCATION

Blackwood

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 (Instructions #3 and #4 on reverse side)

Deponent, Gregory A Mayo, being duly sworn according to law upon his/her oath,

deposes and says that he/she is the grantor in a deed dated 7/15/2013 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)

real property identified as Block number 261 Lot number 17 located at
1052 Standish Drive, Blackwood NJ 08012 and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 0.00 (Instructions #1 and #5 on reverse side) ☒ no prior mortgage to which property is subject.

(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:
(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 (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.

(a) Consideration less than \$100.00

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

C. LOW AND MODERATE INCOME HOUSING (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 (Instructions #2, #10, #12 on reverse side)

- ☐ Entirely new improvement. ☐ Not previously occupied.
☐ Not previously used for any purpose. ☐ "NEW CONSTRUCTION" printed clearly at top of first page of the deed.

(7) RELATED LEGAL ENTITIES TO LEGAL ENTITIES (Instructions #5, #12, #14 on reverse side)

- ☐ No prior mortgage assumed or to which property is subject at time of sale.
☐ No contributions to capital by either grantor or grantee legal entity.
☐ No stock or money exchanged by or between grantor or grantee legal entities.

(8) 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 15 day of July, 2013

Signature of Deponent

Grantor Name

1052 STANDISH DR
Deponent Address

Grantor Address at Time of Sale

XXX-XXX-7895

Last three digits in Grantor's Social Security Number

Name/Company of Settlement Officer

KEITH A BUSH
Notary Public
State of New Jersey
My Commission Expires Nov 12, 2014

FOR OFFICIAL USE ONLY

Instrument Number County
Deed Number Book Page
Deed Dated Date Recorded

County recording officers shall forward one copy of each RTF-1 form when Section 3A is completed to:

STATE OF NEW JERSEY
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 it 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's website at:

www.state.nj.us/treasury/taxation/lpt/localtax.shtml



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)

Gregory A. Mayo and Evie G. Mayo

Current Resident Address:

Street:

1052 Standish Drive

City, Town, Post Office

Blackwood

State

NJ

Zip Code

08012

PROPERTY INFORMATION (Brief Property Description)

Block(s)

261

Lot(s)

17

Qualifier

Street Address:

1052 Standish Drive

City, Town, Post Office

Blackwood

State

NJ

Zip Code

08012

Seller's Percentage of Ownership

100%

Consideration

2

Closing Date

7/15/2013

SELLER ASSURANCES (Check the Appropriate Box) (Boxes 2 through 8 apply to Residents and 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. By checking this box ☐ I certify that the Power of Attorney to represent the seller(s) has been previously recorded or is being recorded simultaneously with the deed to which this form is attached.

7-15-13

Date

7/15/13

Date

Signature

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

Signature

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