

Consult your Lawyer before signing this deed — it has important legal consequences.

057675

Deed

Date

This Deed is made on July 19, 1996 between

Parties

Grantor
Full name(s)
and post
office address

VERNON A. SNYDER and GAYLE A. SNYDER, his wife
130 Walnut Avenue
Pitman, New Jersey 08071

Grantor, and

Grantee
Full name(s)
and post
office address

WILLIAM F. KUZMA, SINGLEMAN
633 W. Rittenhouse Street
Apt. #B1012
Philadelphia, Pennsylvania 19144

Grantee.

(The words "Grantor" and "Grantee" include all Grantors and all
Grantees under this Deed.)

Consideration

In return for the payment to the Grantor by the Grantee of

ONE HUNDRED THIRTY-TWO THOUSAND FIVE HUNDRED Dollars (\$ 132,500.00),
the Grantor grants and conveys to the Grantee all of the land located in the
BOROUGH of PITMAN County of GLOUCESTER
and State of New Jersey, specifically described as follows:

Description
of Land

BEGINNING at a point in the Northerly line of Walnut
Avenue 236.65 feet Westwardly from an angle in said Northerly
line and extending; thence

(1) along the Northerly line of Walnut Avenue, North
86 degrees 20 minutes West, 202.57 feet; thence

(2) North 62 degrees 11 minutes 30 seconds East,
237.51 feet; thence

(3) South 03 degrees 40 minutes West, 124.01 feet to
the place of BEGINNING.

BEING known as Lot 22, Block 198, on the Tax Map of
the Borough of Pitman.

ALSO being commonly known as #130 Walnut Avenue,
Pitman.

BEING the same lands which were granted and conveyed
to Vernon A. Snyder and Gayle A. Snyder, his wife, by Deed
from Calvin R. Hurley and Mary G. Hurley, his wife, dated
7/3/86, recorded 7/7/86, in book #1549, page #391.

Consideration : \$ 132,500.00 Exempt Code: 5
County State T.P.R.F. Total
132.63 201.12 0.00 433.75
Date: 09/12/1996

This Deed was prepared by

GARY W. STUHLTRAGER

Print or type name.

Gayle A. Snyder
Signature

DB2688-P282

Municipal Lot
and Block or
Account Number

The land is now designated as Lot 22 in Block 198
on the municipal tax map (or as Account No.).

Check box
if applicable

☐ No property tax identification number for the land is available at the
time of this conveyance.

Covenant as to
Grantor's Acts

The Grantor covenants that the Grantor has done no act to encumber
the land.

Receipt of
Consideration

The Grantor has received the full payment from the Grantee.

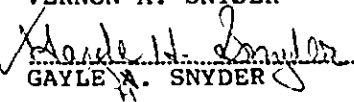
Signature of
Grantor

The Grantor signs this Deed on the first date above. If the Grantor is
a corporation this Deed is signed by its corporate officers and its corporate
seal is affixed.

Signed, sealed and delivered in
the presence of or attested by:


VERNON A. SNYDER




GAYLE A. SNYDER



CERTIFICATE OF ACKNOWLEDGMENT BY INDIVIDUAL

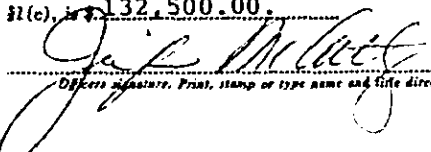
State of New Jersey, County of GLOUCESTER

I am a
an officer authorized to take acknowledgments and proofs in this State. I sign this acknowledgment below to certify that it was made
before me.

On July 19, 1996, VERNON A. & GAYLE A. SNYDER, h/w

appeared before me in person. (If more than one person appears, the words "this person" shall include all persons named who appeared
before the officer and made this acknowledgment). I am satisfied that this person is the person named in and who signed this Deed.
This person acknowledged signing, sealing and delivering this Deed as this person's act and deed for the uses and purposes expressed
in this Deed.

This person also acknowledged that the full and actual consideration paid or to be paid for the transfer of title to realty evidenced
by this Deed, as such consideration is defined in P.L. 1968, c. 49, §1(c), is \$132,500.00.


Officer's signature. Print, stamp or type name and title directly beneath.

CORPORATE PROOF BY THE SUBSCRIBING WITNESS

State of New Jersey, County of

I am a
an officer authorized to take acknowledgments and proofs in this State.

On July 19, 1996,
(from now on called the "Witness") appeared before me in person. The Witness was duly sworn by me according to law under oath and
stated and proved to my satisfaction that:

1. The Witness is the.....Secretary of the Corporation which is the Grantor in this Deed.
2. the officer who signed this Deed, is the.....President
of the Corporation (from now on called the "Corporate Officer").
3. The making, signing, sealing, and delivery of this Deed have been duly authorized by a proper resolution of the Board of
Directors of the Corporation.
4. The Witness knows the corporate seal of the Corporation. The seal affixed to this Deed is the corporate seal of the Corpora-
tion. The seal was affixed to this Deed by the Corporate Officer. The Corporate Officer signed and delivered this Deed as and for the
voluntary act and deed of the Corporation. All this was done in the presence of the Witness who signed this Deed as attesting witness.
The Witness signs this proof to attest to the truth of these facts.

The Witness also acknowledged that the full and actual consideration paid or to be paid for the transfer of title to realty
evidenced by this Deed, as such consideration is defined in P.L. 1968, c. 49, §1(c), is \$.....

Sworn to and signed before me on the date written above.

Witness: sign above and print or type name below.

Officer's signature. Print, stamp or type name and title directly beneath.

DB2688-P283

Consideration : \$ 122,000.00 (Lump Sum)
County 132.63 State 331.12 L.I.T.F. 4.00 Total 463.75
Date: 09/12/1996

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

CHARGE & RETURN
Congress Title Corp.
38 N. Broad Street
Woodbury, NJ 08053

Deed

VERNON A. and GAYLE A.
SNYDER, husband and wife,
to

WILLIAM F. KUZMA,

Record and return to:

RECORDED
GLoucester County
96 SEP 12 AM 9:18

96 27629

5850 882806

653-15030 JMC

22.00
463.75

DEED

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


Hope J. Hammer, Esq.
Attorney at Law, State of New Jersey

This Deed is made on April 14, 2006,

BETWEEN William F. Kuzma

whose address is **130 Walnut Avenue, Pitman, NJ 08071**

referred to as the Grantor.

AND William F. Kuzma, Trustee of the William F. Kuzma Revocable Living Trust

whose post office address is **130 Walnut Avenue, Pitman, NJ 08071**

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

referred to as the Grantee.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) 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.

Tax Map Reference. (N.J.S.A. 46:15-1.1) Municipality of **Pitman**
Block **198** Parcel/Lot **22**

Account No.

☐ No property tax identification number is available on the date of this Deed. (Check box if applicable).

Property. The property consists of the land and all the buildings and structures on the land in the **Borough of Pitman, County of Gloucester and State of New Jersey.** The legal description is:

ALL of the land located in the Borough of Pitman, County of Gloucester and State of New Jersey, specifically described as follows:

BEGINNING at a point in the Northerly line of Walnut Avenue, 236.65 feet Westwardly from an angle in said Northerly line and extending; thence (1) along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West, 202.57 feet; thence (2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence (3) South 03 degrees 40 minutes West, 124.01 feet to the place of beginning.

BEING known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

ALSO being commonly known as #130 Walnut Avenue, Pitman.

BEING the same premises which Vernon A. Snyder and Gayle A. Snyder, husband and wife, by Deed dated 7-19-1996 and recorded 9-12-1996 in Gloucester County, New Jersey in Deed Book 2688 page 281, granted and conveyed unto William F. Kuzma, in fee.



Consideration: \$1.00 Exempt Code: E
Cty: \$.00 St: \$.00
N.P.N.R.F.: \$.00 P.H.P.F.A.: \$.00
E.A.A.: \$.00 Gen Purp: \$.00
C) \$1M: \$.00 REALTY TOTAL: \$.00

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)

William F. Kuzma

Current Resident Address:

Street: 130 Walnut Avenue Pittman NJ 08071
City, Town, Post Office State Zip Code

PROPERTY INFORMATION (Brief Property Description)

Block(s) 198 Lot(s) 22 Qualifier

Street Address:
130 Walnut Avenue Pittman NJ 08071
City, Town, Post Office State Zip Code

100% \$1.00
Seller's Percentage of Ownership Consideration Closing Date

SELLER ASSURANCES (Check the Appropriate Box)

1. ☐ I am a resident taxpayer 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 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.

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.

April 17, 2006
Date

William F. Kuzma
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

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).

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

Witnessed by:

Heather J McKee

William F. Kuzma
William F. Kuzma

Commonwealth of Pennsylvania;
~~STATE OF NEW JERSEY~~, COUNTY OF Montgomery

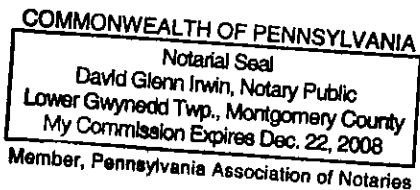
I CERTIFY that on April 14, 2006, ss.:

William F. Kuzma 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 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)

David Glenn Irwin
(Print name and title below signature)
Notary Public
David Glenn Irwin



DEED

William F. Kuzma

Grantor,

TO

William F. Kuzma, Trustee of the William F.
Kuzma Revocable Living Trust

Grantee.

Dated April 14, 2006

Record and return to:

~~Robert Chalpin Associates~~
515 Swede Street
Norristown, PA 19401

PLEASE RECORD AND RETURN TO
First American Title Insurance Company
472 California Road
Quakertown, PA 18951

AFFIDAVIT OF CONSIDERATION FOR USE BY SELLER

(Chapter 49, P.L.1968, as amended through Chapter 66, P.L. 2004)

To be recorded with deed pursuant to Chapter 49, P.L. 1968, as amended by Chapter 308, P.L. 1991 (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

Commonwealth of Pennsylvania } ss.

COUNTY OF Montgomery

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, William F. Kuzma, being duly sworn according to law upon his/her oath,
 (Name)
 deposes and says that he/she is the Grantor in a deed dated _____ transferring
 (Grantor, Grantee, Legal Representative, Corporate Officer, Officer of Title Co., Lending Institution, etc.)
 real property identified as Block number 198 Lot number 22 located at
130 Walnut Avenue, Pittman, Gloucester County and annexed thereto.
 (Street Address, Municipality, County)

(2) CONSIDERATION \$ 1.00 (See Instructions #1 and #5 on reverse side)(3) FULL EXEMPTION FROM FEE (See Instruction #6 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 Chapter 66, P.L. 2004, for the following reason(s). Mere reference to exemption symbol is insufficient. Explain in detail.

consideration is less than \$100.00(4) PARTIAL EXEMPTION FROM FEE (See Instruction #7 on reverse side)

PARTIAL EXEMPTION FROM FEE EXEMPTION FROM FEE (See Instructions #7 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 #7 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 or disabled persons must also meet all of the following criteria.

- ☐ Owned and occupied by grantor(s) at time of sale. ☐ Resident of the State of New Jersey.
☐ One or two-family residential premises. ☐ Owners as joint tenants must all qualify.

*IN THE CASE OF HUSBAND AND WIFE, ONLY ONE GRANTOR NEEDS TO QUALIFY IF OWNED AS TENANTS BY THE ENTIRETY.

C. LOW AND MODERATE INCOME HOUSING (See Instruction #7 on reverse side)

- ☐ Affordable according to H.U.D. standards. ☐ Reserved for occupancy.
☐ Meets income requirements of region. ☐ Subject to resale controls.

(5) NEW CONSTRUCTION (See Instructions #8 and #10 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.

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 66, P.L. 2004.

Subscribed and sworn to before me
 this 17th day of April, 2006

William F. Kuzma
 Signature of Deponent
130 Walnut Avenue
 Deponent Address Pittman
NJ 08071

William F. Kuzma
 Grantor Name
130 Walnut Avenue Pittman,
 Grantor Address at Time of Sale NJ 08071
Robert Chalpin Associates
 Name/Company of Settlement Officer

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal
 David Glenn Irwin, Notary Public
 Lower Gwynedd Twp., Montgomery County
 My Commission Expires Dec. 22, 2008

Member, Pennsylvania Association of Notaries

David Glenn Irwin
 Notary Public

FOR OFFICIAL USE ONLY

Instrument Number _____ County _____
 Deed Number _____ Book _____ Page _____
 Deed Dated _____ Date Recorded _____

DOCKET#:47829 Type:ERX-Deed
PAGES:6

E-recorded

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 491816 02:49:51 PM

12/16/2015
DB 5406 337

Fee:\$ 80.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

COUNTY:	0.00	STATE :	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

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

**RECORD & RETURN TO:
SIMPLIFILE**

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

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
61039201 - 3235320

QUITCLAIM DEED ①

This **Deed** is made on this 23rd Day of November, 20 15

BETWEEN

WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE LIVING TRUST DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue Pitman, NJ 08071, referred to as Grantor(s),

AND

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue Pitman, NJ 08071, referred to as Grantee(s).

The words Grantor(s) and Grantee(s) shall mean all Grantors and all Grantees listed above.

Transfer of Ownership. The Grantor(s) grants and conveys (transfers ownership of) property described below to the Grantee(s). This transfer is made for the sum of One Dollar (\$1.00). The Grantor(s) acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block 198 Lot 22.

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

BEGINNING at a point in the Northerly line of Walnut Avenue, 236.65 feet Westwardly from an angle in said Northerly line and extending; thence

- (1) Along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West, 202.57 feet; thence
- (2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence
- (3) South 03 degrees 40 minutes West, 124.01 feet to the place of beginning.

For informational purposes only: known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

BEING commonly known as 130 Walnut Avenue, Pitman, NJ 08071.

BEING the same premises which VERNON A. SNYDER and GAYLE A. SNYDER, husband and wife, by Deed dated 7-19-1996 and recorded 9-12-1996 in Gloucester County, New Jersey in Deed Book 2688, Page 281, granted and conveyed unto WILLIAM F. KUZMA, in fee.

ALSO BEING the same premises conveyed to WILLIAM F. KUZMA, TRUSTEE OF THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, by deed of WILLIAM F. KUZMA, by Deed dated April 14, 2006, recorded on May 5, 2006, in the office of the Gloucester County Clerk in Deed Book 4208, Page 103.

SUBJECT TO restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

[THIS SPACE INTENTIONALLY LEFT BLANK]

Signatures. The Grantor(s) signs this Deed as of the date at the top of the first page.

William F. Kuzma, Trustee
WILLIAM F. KUZMA, Trustee

State of N.J., County of Gloucester sis:

I certify that on 23rd day of November, 2015, WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006**, 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 \$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).

Michael L. Derer
NOTARY PUBLIC
Michael L. Derer
Michael L. Derer
Notary Public of New Jersey
My Commission Expires 12/21/17

Record & Return to:
Title Source, Inc.
662 Woodward Avenue
Detroit, MI 48226

RTF-1 (Rev. 7/14/10)
MUST SUBMIT IN DUPLICATESTATE 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
0815

MUNICIPALITY OF PROPERTY LOCATION Pitman

FOR RECORDER'S USE ONLYConsideration \$ _____
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, WILLIAM F. KUZMA, Trustee, being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the grantor in a deed dated 11-23-2015 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 198 Lot number 22 located at
130 Walnut Avenue, Pitman, NJ 08071 and annexed thereto.
(Street Address, Town)**(2) CONSIDERATION** \$ 1.00 (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) For consideration of less than \$100, mortgage refinanced simultaneously

(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.

(B) 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 25th day of November, 2015Rhonda Nicole Dalton
Rhonda Nicole DaltonRHONDA NICOLE DALTON
Notary Public, State of Michigan
County of Wayne
My Commission Expires Jun. 30, 2021
Acting in the County of Wayne

Agent WILLIAM F. KUZMA, Trustee
Signature of Deponent Grantor Name
Aaron Bowman
130 Walnut Avenue Pitman, NJ 08071
Dependent Address 130 Walnut Avenue Pitman, NJ 08071
*662 Woodward Ave Detroit, MI
48226
Title Source, Inc.
Last three 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 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/rtf/localtax.shtml



State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION

GIT/REP-3
(9-2015)

(Please Print or Type)

SELLER'S INFORMATION

Name(s)

WILLIAM F. KUZMA, Trustee

Current Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

PROPERTY INFORMATION

Block(s)

198

Lot(s)

22

Qualifier

Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

Seller's Percentage of Ownership

100

Total Consideration

1.00

Owner's Share of Consideration

100

Closing Date

SELLER'S ASSURANCES (Check the Appropriate Box) (Boxes 2 through 14 apply to Residents and Nonresidents)

1. ☒ Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident gross income tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. ☐ The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. ☐ Seller is 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 is not required to make an estimated gross income tax payment.
6. ☐ The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated income tax payment.
7. ☐ The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated 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 and report the recognized gain.
- ☐ Seller did not receive non-like kind property.
8. ☐ The real property is being transferred 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.
9. ☐ The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
10. ☐ The deed is dated prior to August 1, 2004, and was not previously recorded.
11. ☐ The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
12. ☐ The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
13. ☐ The property transferred is a cemetery plot.
14. ☐ The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.

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 may 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 a 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.

11/23/2015

Date

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

DOCKET#:49244 Type:ERX-Deed
PAGES:6

E-recorded

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 494414 12:10:23 PM

12/30/2015
DB 5411 252

Fee:\$ 80.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

COUNTY:	0.00	STATE :	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

**PLEASE DO NOT DETACH THIS PAGE FROM THE ORIGINAL
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IS PART OF THE PERMANENT RECORD.**

**RECORD & RETURN TO:
SIMPLIFILE**

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

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
61039201 ~ 3235320

QUITCLAIM DEED ①

This Deed is made on this 23rd Day of November, 2015

BETWEEN

WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE LIVING TRUST DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue Pitman, NJ 08071, referred to as Grantor(s),

AND

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue Pitman, NJ 08071, referred to as Grantee(s).

The words Grantor(s) and Grantee(s) shall mean all Grantors and all Grantees listed above.

Transfer of Ownership. The Grantor(s) grants and conveys (transfers ownership of) property described below to the Grantee(s). This transfer is made for the sum of One Dollar (\$1.00). The Grantor(s) acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block 198 Lot 22.

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

BEGINNING at a point in the Northerly line of Walnut Avenue, 236.65 feet Westwardly from an angle in said Northerly line and extending; thence

- (1) Along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West, 202.57 feet; thence
- (2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence
- (3) South 03 degrees 40 minutes West, 124.01 feet to the place of beginning.

For informational purposes only: known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

BEING commonly known as 130 Walnut Avenue, Pitman, NJ 08071.

BEING the same premises which VERNON A. SNYDER and GAYLE A. SNYDER, husband and wife, by Deed dated 7-19-1996 and recorded 9-12-1996 in Gloucester County, New Jersey in Deed Book 2688, Page 281, granted and conveyed unto WILLIAM F. KUZMA, in fee.

ALSO BEING the same premises conveyed to WILLIAM F. KUZMA, TRUSTEE OF THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, by deed of WILLIAM F. KUZMA, by Deed dated April 14, 2006, recorded on May 5, 2006, in the office of the Gloucester County Clerk in Deed Book 4208, Page 103.

SUBJECT TO restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

[THIS SPACE INTENTIONALLY LEFT BLANK]

Signatures. The Grantor(s) signs this Deed as of the date at the top of the first page.

William F. Kuzma, Trustee
WILLIAM F. KUZMA, Trustee

State of N.J., County of Gloucester sis:

I certify that on 23rd day of November, 2015, WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006**, 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 \$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).

Michael L. Derer
NOTARY PUBLIC
Michael L. Derer
Michael L. Derer
Notary Public of New Jersey
My Commission Expires 12/21/17

Record & Return to:
Title Source, Inc.
662 Woodward Avenue
Detroit, MI 48226

RTF-1 (Rev. 7/14/10)
MUST SUBMIT IN DUPLICATE

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
0815

FOR RECORDER'S USE ONLY

Consideration \$ _____
RTF paid by seller \$ _____
Date _____ By _____

MUNICIPALITY OF PROPERTY LOCATION Pitman

*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, WILLIAM F. KUZMA, Trustee, being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the grantor in a deed dated 11-23-2015 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 198 Lot number 22 located at
130 Walnut Avenue, Pitman, NJ 08071 and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 1.00 (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) For consideration of less than \$100, mortgage refinanced simultaneously

(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 25th day of November, 2015
Rhonda Nicole Dalton
Rhonda Nicole Dalton

Agent WILLIAM F. KUZMA, Trustee
Signature of Deponent Grantor Name
Aaron Bowman
130 Walnut Avenue Pitman, NJ 08071
Dependent Address Grantor Address at Time of Sale
*662 Woodward Ave Detroit, MI 48226
XXX-XXX-3541 Title Source, Inc.
Last three digits in Grantor's Social Security Number Name/Company of Settlement Officer

RHONDA NICOLE DALTON
Notary Public, State of Michigan
County of Wayne
My Commission Expires Jan. 30, 2021
Acting in the County of Wayne

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

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



State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION

GIT/REP-3
(9-2015)

(Please Print or Type)

SELLER'S INFORMATION

Name(s)

WILLIAM F. KUZMA, Trustee

Current Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

PROPERTY INFORMATION

Block(s)

198

Lot(s)

22

Qualifier

Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

Seller's Percentage of Ownership

100

Total Consideration

1.00

Owner's Share of Consideration

100

Closing Date

SELLER'S ASSURANCES (Check the Appropriate Box) (Boxes 2 through 14 apply to Residents and Nonresidents)

1. ☒ Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident gross income tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. ☐ The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. ☐ Seller is 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 is not required to make an estimated gross income tax payment.
6. ☐ The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated income tax payment.
7. ☐ The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated 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 and report the recognized gain.
8. ☐ Seller did not receive non-like kind property.
9. ☐ The real property is being transferred 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.
10. ☐ The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
11. ☐ The deed is dated prior to August 1, 2004, and was not previously recorded.
12. ☐ The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
13. ☐ The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
14. ☐ The property transferred is a cemetery plot.
15. ☐ The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.

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 may 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 a 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.

11/23/2015

Date

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

DOCKET#:2066 Type:ERX-Deed
PAGES:6

E-recorded

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 498864 08:29:54 AM

01/19/2016
DB 5419 178

Fee:\$ 80.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

COUNTY:	0.00	STATE :	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
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GLOUCESTER COUNTY RECORDING DATA PAGE

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**RECORD & RETURN TO:
SIMPLIFILE**

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

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
61039201 - 3235322

QUITCLAIM DEED ②

This Deed is made on this 23rd Day of November, 2015

BETWEEN

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue
Pitman, NJ 08071, referred to as Grantor(s),

AND

WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE
LIVING TRUST, DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue
Pitman, NJ 08071, referred to as Grantee(s).

The words Grantor(s) and Grantee(s) shall mean all Grantors and all Grantees listed
above.

Transfer of Ownership. The Grantor(s) grants and conveys (transfers ownership of)
property described below to the Grantee(s). This transfer is made for the sum of One Dollar
(\$1.00). The Grantor(s) acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block 198 Lot 22.

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

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from an angle in said northerly line and extending; thence

(1) Along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West,
202.57 feet; thence

(2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence

(3) South 03 degrees 40 minutes West, 124.01 feet to the place of Beginning.

For informational purposes only: known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

BEING commonly known as 130 Walnut Avenue, Pitman, NJ 08071.

BEING the same premises which VERNON A. SNYDER and GAYLE A. SNYDER, husband and wife, by Deed dated 7-19-1996 and recorded 9-12-1996 in Gloucester County, New Jersey in Deed Book 2688, Page 281, granted and conveyed unto WILLIAM F. KUZMA, in fee.

ALSO BEING the same premises conveyed to WILLIAM F. KUZMA, TRUSTEE OF THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, by deed of WILLIAM F. KUZMA, by Deed dated April 14, 2006, recorded on May, 5, 2006, in the office of the Gloucester County Clerk in Deed Book 4208, Page 103

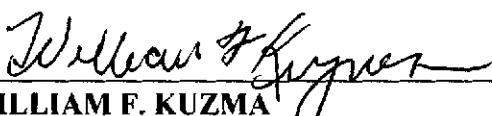
ALSO BEING the same premises conveyed to WILLIAM F. KUZMA, an unmarried man, by deed of WILLIAM F. KUZMA, AS TRUSTEE OF THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, by Deed dated 11/23/2015, recorded on 12/16/2015, in the office of the Gloucester County Clerk as Instrument Number 47829, in Deed Book 5406, Page 337.

SUBJECT TO restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

[THIS SPACE INTENTIONALLY LEFT BLANK]

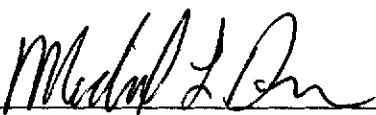
Signatures. The Grantor(s) signs this Deed as of the date at the top of the first page.


WILLIAM F. KUZMA

State of N.J., County of Gloucester sis:

I certify that on 23rd day of November, 2015, WILLIAM F. KUZMA, 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 \$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 PUBLIC
Michael L. Derer

Record & Return to:
Title Source, Inc.
662 Woodward Avenue
Detroit, MI 48226

Michael L. Derer
Notary Public of New Jersey
My Commission Expires 12/21/17



State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION

GIT/REP-3
(9-2015)

(Please Print or Type)

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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.
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☐ Seller did not receive non-like kind property.
8. ☐ The real property is being transferred 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.
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11/23/2015

Date

William F. Kuzma

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

RTF-1 (Rev. 7/14/10)
MUST SUBMIT IN DUPLICATE

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 0815

MUNICIPALITY OF PROPERTY LOCATION Pitman

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, WILLIAM F. KUZMA, being duly sworn according to law upon his/her oath,
(Name)
deposes and says that he/she is the grantor in a deed dated 11-23-2015 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)

real property identified as Block number 198 Lot number 22 located at
130 Walnut Avenue, Pitman, NJ 08071 and annexed thereto.
(Street Address, Town)

(2) CONSIDERATION \$ 1.00 (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) For consideration of less than \$100

(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 25th day of November, 2015

Rhonda Nicole Dalton
Rhonda Nicole Dalton

Signature of Deponent

William F. Kuzma
Agent

WILLIAM F. KUZMA

Grantor Name

Dependent Address

130 Walnut Avenue Pitman, NJ 08071
X662 Wood Ave. Dept. 41

130 Walnut Avenue Pitman, NJ 08071

Grantor Address at Time of Sale

XXX-XXX-354148226

Last three digits in Grantor's Social Security Number

Title Source, Inc.

Name/Company of Settlement Officer

RHONDA NICOLE DALTON
Notary Public, State of Michigan
County of Wayne
My Commission Expires Jun. 30, 2021
Acting in the County of Wayne

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

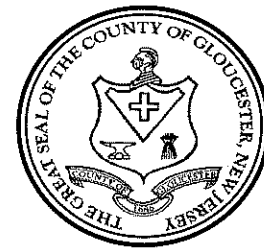
PO BOX 251

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



E-recorded

DOCKET#:16571 Type:ERX-Deed
PAGES:5

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 820796 12:19:35 PM

05/09/2019
DB 6082 102

Fee:\$ 70.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

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

REALTY TOTAL: \$.00

GRANTEE ADDRESS: 130 WALNUT AVENUE

PITMAN
NJ-08071

DOCUMENT DATE: 04/24/2019

MUNICIPALITY: PITMAN BLOCK: 198 LOT: 22

PARTIES:

FIRST PARTY-WILLIAM F KUZMA
SECOND PARTY-WILLIAM F KUZMA

RECORD & RETURN TO:
SIMPLIFILE

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
HONORABLE JAMES N. HOGAN, COUNTY CLERK

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
65614768 - 4935423

QUITCLAIM DEED

This Deed is made on this 24^① Day of April, 2019

BETWEEN

WILLIAM F. KUZMA, as Trustee of **THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue, Pitman, NJ 08071, referred to as Grantor,

AND

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue, Pitman, NJ 08071, referred to as Grantee.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) 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.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block No. 198, Lot No. 22.

Property. The property consists of the land and all buildings and structures on the land in the Borough of Pitman, County of Gloucester and State of New Jersey.

Beginning at a point in the Northerly line of Walnut Avenue, 236.65 feet Westwardly from an angle in said Northerly line and extending; thence

- (1) Along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West, 202.57 feet; thence
- (2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence
- (3) South 03 degrees 40 minutes West, 124.01 feet to the place of beginning.

Being known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

Being known and designated as 130 Walnut Avenue, Pitman, NJ 08071.

Being the same premises conveyed to WILLIAM F. KUZMA, as Trustee of THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, by deed of WILLIAM F. KUZMA, an unmarried man, by Deed dated November 23, 2015, recorded on January 19, 2016, in the Office of the Gloucester County Clerk in Deed Book 5419, Page 178.

Subject to restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

William F. Kuzma, Trustee
**WILLIAM F. KUZMA, as Trustee of THE
 WILLIAM F. KUZMA REVOCABLE LIVING
 TRUST, DATED FEBRUARY 23, 2006**

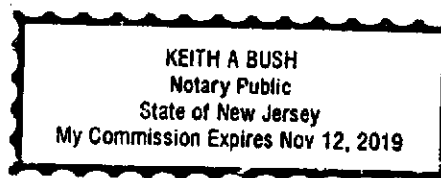
State of NJ, County of Gloucester sis:

I certify that on 24 day of April, 2016, WILLIAM F. KUZMA, as Trustee of THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, 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 \$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).

[Signature]
 NOTARY PUBLIC

Record & Return to:
 Amrock
 662 Woodward Avenue
 Detroit, MI 48226





State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION

GIT/REP-3
(9-2015)

(Please Print or Type)

SELLER'S INFORMATION

Name(s)

William F. Kuzma, as Trustee of The William F. Kuzma Revocable Living Trust, dated February 23, 2006

Current Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

PROPERTY INFORMATION

Block(s)

198

Lot(s)

22

Qualifier

Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

Seller's Percentage of Ownership

100%

Total Consideration

1.00

Owner's Share of Consideration

1.00

Closing Date

04/24/2019

SELLER'S ASSURANCES (Check the Appropriate Box) (Boxes 2 through 14 apply to Residents and Nonresidents)

1. ☐ Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident gross income tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. ☐ The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. ☐ Seller is 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 is not required to make an estimated gross income tax payment.
6. ☒ The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated income tax payment.
7. ☐ The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated 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 and report the recognized gain.
☐ Seller did not receive non-like kind property.
8. ☐ The real property is being transferred 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.
9. ☐ The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
10. ☐ The deed is dated prior to August 1, 2004, and was not previously recorded.
11. ☐ The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
12. ☐ The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
13. ☐ The property transferred is a cemetery plot.
14. ☐ The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.

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 may 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 a 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.

Date

Date

Signature

Signature

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

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

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
0816

MUNICIPALITY OF PROPERTY LOCATION Borough of Pitman

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, WILLIAM F. KUZMA, being duly sworn according to law upon his/her oath,

deposes and says that he/she is the Grantor/Grantee in a deed dated April 24, 2017 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)

real property identified as Block number 198 Lot number 22 located at

130 Walnut Avenue, Pitman, NJ 08071

(Street Address, Town)

and annexed thereto.

(2) CONSIDERATION \$ 1.00 (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:
(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.
18:16-5.11(a) as a transfer to a trust for the benefit of the grantor.

(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 and #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 24 day of April, 2017

Signature of Deponent

130 Walnut Avenue
Pitman, NJ 08071

Deponent Address

WILLIAM F. KUZMA

Grantor Name

130 Walnut Avenue
Pitman, NJ 08071

Grantor Address at Time of Sale

XXX-XXX- 541

Last three digits in Grantor's Social Security Number

Amrock, Inc.

Name/Company of Settlement Officer

KEITH A BUSH
Notary Public
State of New Jersey
My Commission Expires Nov 12, 2019

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

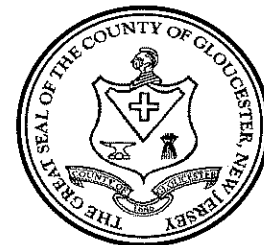
PO BOX 251

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 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.htm



E-recorded

DOCKET#:17533 Type:ERX-Deed
PAGES:5

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 822323 10:59:29 AM

05/16/2019
DB 6086 196

Fee:\$ 70.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

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

REALTY TOTAL: \$.00

GRANTEE ADDRESS: 130 WALNUT AVENUE

PITMAN
NJ -08071

DOCUMENT DATE: 04/24/2019

MUNICIPALITY: PITMAN BLOCK: 198 LOT: 22

PARTIES:

FIRST PARTY-WILLIAM F KUZMA
SECOND PARTY-WILLIAM F KUZMA

RECORD & RETURN TO:
SIMPLIFILE

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
HONORABLE JAMES N. HOGAN, COUNTY CLERK

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
65614768 -4935443

QUITCLAIM DEED

This Deed is made on this 24^③ Day of April, 2019

BETWEEN

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue,
Pitman, NJ 08071, referred to as Grantor,

AND

WILLIAM F. KUZMA, as Trustee of **THE WILLIAM F. KUZMA REVOCABLE
LIVING TRUST, DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue,
Pitman, NJ 08071, referred to as Grantee.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of)
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.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block No. 198, Lot No.
22.

Property. The property consists of the land and all buildings and structures on the land in
the Borough of Pitman, County of Gloucester and State of New Jersey.

Beginning at a point in the Northerly line of Walnut Avenue, 236.65 feet Westwardly
from an angle in said Northerly line and extending; thence

- (1) Along the Northerly line of Walnut Avenue, North 86 degrees 20 minutes West,
202.57 feet; thence
- (2) North 62 degrees 11 minutes 30 seconds East, 237.51 feet; thence
- (3) South 03 degrees 40 minutes West, 124.01 feet to the place of beginning.

Being known as Lot 22, Block 198, on the Tax Map of the Borough of Pitman.

Being known and designated as 130 Walnut Avenue, Pitman, NJ 08071

Being the same premises conveyed to WILLIAM F. KUZMA, as Trustee of THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, by deed of WILLIAM F. KUZMA, an unmarried man, by Deed dated November 23, 2015, recorded on January 19, 2016, in the Office of the Gloucester County Clerk in Deed Book 5419, Page 178.

Further being the same premises conveyed to WILLIAM F. KUZMA, an unmarried man, by deed of WILLIAM F. KUZMA, as Trustee of THE WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, by Deed dated 5-9-2019, recorded on Inst 16571, in the Office of the Gloucester County Clerk in Deed Book 6082, Page 102.

Subject to restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

William F. Kuzma
WILLIAM F. KUZMA

State of NJ, County of Gloucester sis:

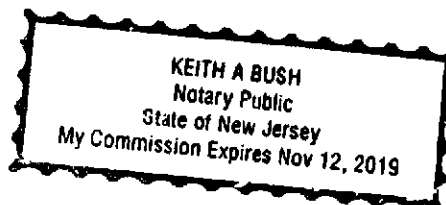
I certify that on 24 day of April, 2019, WILLIAM F. KUZMA personally came before me and acknowledged under oath, to my satisfaction, that this person (or if more than one, each person):

- (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 \$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).

[Signature]
NOTARY PUBLIC

Record & Return to:

Amrock
662 Woodward Avenue
Detroit, MI 48226





State of New Jersey SELLER'S RESIDENCY CERTIFICATION/EXEMPTION

GIT/REP-3
(9-2015)

(Please Print or Type)

SELLER'S INFORMATION

Name(s)

William F. Kuzma, an unmarried man

Current Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

PROPERTY INFORMATION

Block(s)

198

Lot(s)

22

Qualifier

Street Address

130 Walnut Avenue

City, Town, Post Office Box

Pitman

State

NJ

Zip Code

08071

Seller's Percentage of Ownership

100%

Total Consideration

1.00

Owner's Share of Consideration

1.00

Closing Date

04/24/2019

SELLER'S ASSURANCES (Check the Appropriate Box) (Boxes 2 through 14 apply to Residents and Nonresidents)

1. ☐ Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident gross income tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. ☐ The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. ☐ Seller is 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 is not required to make an estimated gross income tax payment.
6. ☒ The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated income tax payment.
7. ☐ The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated 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 and report the recognized gain.
☐ Seller did not receive non-like kind property.
8. ☐ The real property is being transferred 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.
9. ☐ The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
10. ☐ The deed is dated prior to August 1, 2004, and was not previously recorded.
11. ☐ The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
12. ☐ The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
13. ☐ The property transferred is a cemetery plot.
14. ☐ The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.

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 may 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 a 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.

Date

Date

Signature

Signature

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

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

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

0815

MUNICIPALITY OF PROPERTY LOCATION Borough of Pitman

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, WILLIAM F. KUZMA, Trustee, being duly sworn according to law upon his/her oath,

deposes and says that he/she is the Grantor/Grantee in a deed dated April 24, 2019 transferring

(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)

real property identified as Block number 198 Lot number 22 located at

130 Walnut Avenue, Pitman, NJ 08071 and annexed thereto.

(Street Address, Town)

(2) CONSIDERATION \$ 1.00 (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:
(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.

N.J.S.A. 46:15-10(a) for a consideration of less than \$100

Mortgage refinanced simultaneously: Book 14526, Page 290

(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 and #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 24 day of April, 2019

William F. Kuzma, Trustee
Signature of Deponent

WILLIAM F. KUZMA, Trustee
Grantor Name

130 Walnut Avenue
Pitman, NJ 08071

130 Walnut Avenue
Pitman, NJ 08071

Deponent Address

Grantor Address at Time of Sale

XXX-XXX-541
Last three digits in Grantor's Social Security Number

Amrock, Inc.
Name/Company of Settlement Officer

KEITH A BUSH
Notary Public
State of New Jersey
My Commission Expires Nov 12, 2019

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

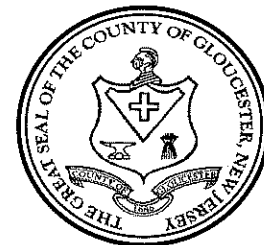
PO BOX 251

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 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/tp/localtax.htm



E-recorded

DOCKET#:11587 Type:ERX-Deed
PAGES:6

HONORABLE JAMES N. HOGAN
GLOUCESTER COUNTY CLERK
RECEIPT#: 1030827 11:04:20 AM

03/11/2022
DB 6643 34

Fee:\$ 80.00

CONSIDERATION:\$ 1.00 Tax/Code:EXEMPT

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

REALTY TOTAL: \$.00

GRANTEE ADDRESS: 130 WALNUT AVE

PITMAN
NJ -08071

DOCUMENT DATE: 09/26/2020

MUNICIPALITY: PITMAN BLOCK: 198 LOT: 22

PARTIES:

FIRST PARTY-WILLIAM F KUZMA

SECOND PARTY-WILLIAM F KUZMA TRUST

ADDITIONAL PARTY-WILLIAM F KUZMA REVOCABLE LIVING TRUST DATE

RECORD & RETURN TO:
SIMPLIFILE

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
HONORABLE JAMES N. HOGAN, COUNTY CLERK

Prepared by:
Terrence B. Berger, Esq.
An Attorney At Law of
New Jersey
35 Olcott Square
PO Box 685
Bernardsville, NJ 07924

Order Number:
68214848

6203423-3457931338

QUITCLAIM DEED

This **Deed** is made on this 26th Day of September, 20 20

BETWEEN

WILLIAM F. KUZMA, an unmarried man, whose address is 130 Walnut Avenue,
Pitman, NJ 08071, referred to as Grantor,

AND

WILLIAM F. KUZMA, as Trustee of the **WILLIAM F. KUZMA REVOCABLE
LIVING TRUST, DATED FEBRUARY 23, 2006**, whose address is 130 Walnut Avenue,
Pitman, NJ 08071, referred to as Grantee.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of)
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.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Borough of Pitman, Block No. 198, Lot No.
22.

Property. The property consists of the land and all buildings and structures on the land in
the Borough of Pitman, County of Gloucester and State of New Jersey.

BEGINNING AT A POINT IN THE NORTHERLY LINE OF WALNUT AVENUE,
236.65 FEET WESTWARDLY FROM AN ANGLE IN SAID NORTHERLY LINE AND
EXTENDING; THENCE

(1) ALONG THE NORTHERLY LINE OF WALNUT AVENUE, NORTH 86
DEGREES 20 MINUTES WEST, 202.57 FEET; THENCE

(2) NORTH 62 DEGREES 11 MINUTES 30 SECONDS EAST, 237.51 FEET; THENCE

(3) SOUTH 03 DEGREES 40 MINUTES WEST, 124.01 FEET TO THE PLACE OF
BEGINNING.

BEING KNOWN AS LOT 22, BLOCK 198, ON THE TAX MAP OF THE BOROUGH OF PITMAN.

Being known and designated as 130 Walnut Avenue, Pitman, NJ 08071.

Being the same premises conveyed to WILLIAM F. KUZMA, an unmarried man, by Deed from WILLIAM F. KUZMA, as Trustee of the WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, dated _____, recorded on **Recording Concurrently** in the Office of the Gloucester County Clerk in Deed Book _____, Page _____.

Being further the same premises conveyed to WILLIAM F. KUZMA, as Trustee of the WILLIAM F. KUZMA REVOCABLE LIVING TRUST, DATED FEBRUARY 23, 2006, by Deed from WILLIAM F. KUZMA, an unmarried man, dated April 24, 2019, recorded on May 16, 2019, in the Office of the Gloucester County Clerk in Deed Book 6086, Page 196.

Subject to restrictions of record, zoning ordinances, and easements, if any, and such state of facts as an accurate survey may reveal.

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 the Grantor has to the Grantee.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

William F. Kuzma
WILLIAM F. KUZMA

State of New Jersey, County of Gloucester sis:

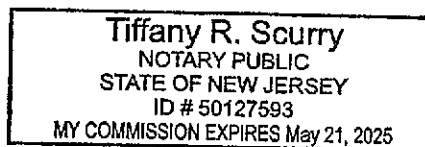
I certify that on 26th day of September, 20 20, WILLIAM F. KUZMA, personally came before me and acknowledged under oath, to my satisfaction, that this person (or if more than one, each person):

- (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 \$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).

Tiffany R. Scurry
NOTARY PUBLIC

Record & Return to:

Amrock
662 Woodward Avenue
Detroit, MI 48226



GIT/REP-3
(8-19)
(Print or Type)

State of New Jersey Seller's Residency Certification/Exemption

Seller's Information

Name(s)

WILLIAM F. KUZMA

Current Street Address

130 Walnut Avenue

City, Town, Post Office

Pitman

State

NJ

ZIP Code

08071

Property Information

Block(s)

198

Lot(s)

22

Qualifier

Street Address

130 Walnut Avenue

City, Town, Post Office

Pitman

State

NJ

ZIP Code

08071

Seller's Percentage of Ownership

100

Total Consideration

1.00

Owner's Share of Consideration

1.00

Closing Date

Seller's Assurances (Check the Appropriate Box) (Boxes 2 through 16 apply to Residents and Nonresidents)

1. ☐ Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident Gross Income Tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. ☐ The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. ☐ Seller is 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 is not required to make an estimated Gross Income Tax payment.
6. ☒ The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated Income Tax payment.
7. ☐ The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated 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 and report the recognized gain.
☐ Seller did not receive non-like kind property.
8. ☐ The real property is being transferred 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.
9. ☐ The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
10. ☐ The deed is dated prior to August 1, 2004, and was not previously recorded.
11. ☐ The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price.
12. ☐ The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041.
13. ☐ The property transferred is a cemetery plot.
14. ☐ The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.
15. ☐ The seller is a retirement trust that received an acknowledgment letter from the Internal Revenue Service that the seller is a retirement trust, and is therefore not required to make the estimated Gross Income Tax payment.
16. ☐ The seller (and/or spouse/civil union partner) originally purchased the property while a resident of New Jersey as a member of the U.S. Armed Forces and is now selling the property as a result of being deployed on active duty outside of New Jersey. (Only check this box if applicable and neither boxes 1 nor 2 apply.)

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 may 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 a 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.

9/26/2020

Date



Signature (Seller)

Indicate if Power of Attorney or Attorney in Fact

Date

Signature (Seller)

Indicate if Power of Attorney or Attorney in Fact

RTF-1 (Rev. 7/14/10)
MUST SUBMIT IN DUPLICATESTATE 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

0815

} SS. County Municipal Code

MUNICIPALITY OF PROPERTY LOCATION Borough of Pitman

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, WILLIAM F. KUZMA, being duly sworn according to law upon his/her oath,
(Name)deposes and says that he/she is the Grantor/Grantee _____ in a deed dated _____ transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)real property identified as Block number 198 Lot number 22 located at130 Walnut Avenue, Pitman, NJ 08071

and annexed thereto.

(Street Address, Town)

(2) CONSIDERATION \$ 1.00 (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:

(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.

N.J.S.A. 46:15-10(a) deed for consideration of less than \$100; transfer from trust to individual trustee

**MORTGAGE REFINANCED SIMULTANEOUSLY: BOOK 15782, PAGE 60

(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.

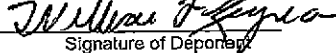
(6) NEW CONSTRUCTION (Instructions #2, #10 and #12 on reverse side)

- ☐ 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 26 day of September, 2020WILLIAM F. KUZMA
Grantor Name130 Walnut Avenue,
Pitman, NJ 08071130 Walnut Avenue,
Pitman, NJ 08071

Deponent Address

Grantor Address at Time of Sale

XXX-XXX- 541

Amrock, Inc.

Last three digits in Grantor's Social Security Number

Name/Company of Settlement Officer

Tiffany R. Scurry
NOTARY PUBLIC
STATE OF NEW JERSEY

ID # 50127593

MY COMMISSION EXPIRES May 21, 2025

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 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.htm