

DEED

This Deed is made on December 20th 1983

BETWEEN

RICHARD B. STONE and DONNA STONE, his wife,

whose address is 17 Old Weathersfield Road, Wayside, New Jersey,
referred to as the Grantor,

AND

CHARLES P. STONE,

COUNTY OF MONMOUTH
CONSIDERATION \$105,349.34
REALTY TRANSFER FEE \$569.25
DATE 1-13-84 BY *CPN*

whose post office address is 10 Wilson Avenue, Ocean, New Jersey,
referred to as the Grantee.

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

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 HUNDRED FIVE THOUSAND THREE HUNDRED FORTY-NINE and 34/100 (\$105,349.34) DOLLARS.

The Grantor acknowledges receipt of this money.

Tax Map Reference: (N.J.S.A. 46:15-2.1) Municipality of Neptune Township
Block No. 10 Lot No. 25 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 Township of Neptune of County of Monmouth and State of New Jersey. The legal description is:

BEGINNING at the point on the southerly line of State Highway Route 33-35 connection (Section 1), at which said southerly line is intersected by the westerly line of lands described in a Deed from Letitia S. White to Otto R. Holters, recorded in Book 1480 of Deeds for Monmouth County at Page 428; thence (1) south five degrees, thirty minutes west along said Holters line, three hundred eighty-seven and seven one-hundredths feet (387.07') to a marble monument; thence (2) north twenty-five degrees fifty-two minutes and twenty seconds west along the line of lands now or formerly owned by Richard Stout, three hundred eighty-seven and seventy-seven one-hundredths feet (387.77') to the southerly line of the aforesaid State Highway connection; thence (3) north seventy nine degrees fifty-nine minutes and fifty seconds east along the southerly line of said Highway, two hundred and nine and forty-nine one-hundredths feet (209.49') to the point and place of Beginning.

The aforesaid description is taken from a survey made by Claude W. Birdsall, Professional Engineer and Land Surveyor, July 7, 1950; said lands also being part of Block 26, Section 10 on the Tax Map of the Township of Neptune.

MORE commonly known and designated as 3536 Route #66, Neptune, New Jersey and as Lot 25 in Block 10 on the Tax Map of the Township of Neptune.

BEING and intended to be the same premises conveyed to Sidney J. Maistrich and Sylvia Maistrich, his wife; Richard B. Stone and Donna Stone, his wife and Charles P. Stone and Marcia G. Stone, his wife, by Deed of Edward C. Letwina and Phyllis A. Letwina, his wife, dated March 30, 1979 and recorded on April 3, 1979, in Book 4161 of Deeds at Page 658. Also being the same premises which conveyed a seventy percent (70%) interest to Richard B. Stone and Donna Stone, his wife, as tenants by the entirety, and a thirty percent (30%) interest to Charles P. Stone, as tenant in common with Richard B. Stone and Donna Stone, his wife, by Deed of Sidney J. Maistrich and Sylvia Maistrich, his wife; Richard B. Stone and Donna Stone, his wife, and Charles P. Stone, dated November 4, 1981, and recorded on January 8, 1982, in Book 4336 of Deeds at Page 482. The said Marcia G. Stone conveyed all of her rights, title and interest to Charles P. Stone, by Deed of Marcia G. Stone, dated January 14, 1983 and recorded on January 19, 1983,

Prepared by *Charles P. Stone*
(Print signer's name below signature)
CHARLES P. STONE, An Attorney at Law
in the State of New Jersey

DEED

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1-13-84

in Book 4389 of Deeds at Page 527.

Subject, however, to the operation of a certain Indenture of Mortgage executed and delivered by Sidney J. Maistrich and Sylvia Maistrich, his wife, Richard B. Stone and Donna Stone, his wife, and Charles P. Stone and Marcia G. Stone, his wife, to First Merchants National Bank, a National Banking Association, (now "Midlantic National Bank/Merchants") having an office at 60 Neptune Boulevard, in the Township of Neptune, County of Monmouth and State of New Jersey, dated the 30th day of April, 1979, and recorded in Mortgage Book _____ at Page _____ in the Clerk's Office of the County of Monmouth, which Mortgage with the interest due thereon from the first date of November, 1983, the said Charles P. Stone hereby assumes and agrees to pay and discharge as part of the above expressed consideration.

3372-101 28-29-90

Further subject, however, to the operation of a second Indenture of Mortgage executed and delivered by Richard B. Stone and Donna Stone, his wife, and Charles P. Stone, to Sidney J. Maistrich and Sylvia Maistrich, his wife, residing at 1607 Third Avenue, in the City of Asbury Park, County of Monmouth and State of New Jersey, dated the fourth day of November, 1981, and recorded in Mortgage Book 3559 at Page 636, on January 8, 1982, in the Clerk's Office of the County of Monmouth, which Mortgage with the interest due thereon from the first day of November 1983, the said Charles P. Stone, hereby assumes and agrees to pay and discharge as part of the above expressed consideration.

11-27-01 80 04-5494

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:

Richard B. Stone
RICHARD B. STONE (Seal)

Ethel D. Orloff
ETHEL D. ORLOFF

Donna Stone
DONNA STONE (Seal)

STATE OF NEW JERSEY, COUNTY OF MONMOUTH SS.:

I CERTIFY that on December 30th, 19 83.

RICHARD B. STONE and DONNA STONE, his wife, 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 \$ 105,349.34 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.)

Ethel D. Orloff
(Print name and title below signature)

ETHEL D. ORLOFF
A Notary Public of N. J.
My comm. expires 3/23/88

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JAN-13-84 05004 • 3190 =-Rvs/ka = 369.25
JAN-13-84 05085 • 3190 03Rvs/ka = 19.00

DEED

Dated: December 30th 19 83

RICHARD B. STONE and
DONNA STONE, his wife,

Grantor,

TO
CHARLES P. STONE,

Grantee.

Record and return to:
Pd RTF 369.25
Pd 15-

STONE & SAXTON, ESQS.
3536 State Highway 66
Neptune, New Jersey 07753
(201) 922-8181

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Carol P. [Signature]
COUNTY CLERK

JAN 13 10 45 AM '84

MONMOUTH COUNTY
RECORDED

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