

BOOK 2525 PAGE 454

This Indenture,

Made the thirtieth day of June in the year of our Lord
One Thousand Nine Hundred and Fifty four

Between

TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, a municipal

x corporation duly organized and existing under and by virtue of the laws of the State of
New Jersey, having its principal office in the Township of Neptune
County of Monmouth and State of New Jersey party of the first part;

And

ST. GEORGE GREEK ORTHODOX CHURCH, INC., a corporation of the
State of New Jersey, having its principal office

in the City of Asbury Park in the County of
Monmouth and State of New Jersey party of the second part;

Witnesseth, that the said party of the first part, for and in consideration of

ONE DOLLAR AND OTHER VALUABLE CONSIDERATIONS

lawful money of the United States of America,

to it in hand well and truly paid by the said party of
the second part, at or before the sealing and delivery of these presents, the receipt whereof is hereby
acknowledged, and the said party of the first part being therewith fully satisfied, contented and paid,
has given, granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed, and by these
presents does give, grant, bargain, sell, alien, release, enfeoff, convey and confirm unto the said party
of the second part, and to its successors and assigns, forever,

All these certain lots,
tracts or parcels of land and premises, hereinafter particularly described, situate, lying and being
in the Township of Neptune
in the County of Monmouth and State of New Jersey, being known and
designated as Lots Numbers 117 to 141, inclusive, in Block No. 2, and Lots Numbers
1 to 53, inclusive, in Block No. 15, as laid down on a map entitled "Map of Asbury
Gables", tract belonging to Neptune Development Corp., Neptune, New Jersey, William
T. Muldrew, Surveyor, and Marshall R. Pugh, Civil Engineer.

Being also known and designated as Lots Numbers 117 to 141, inclusive,
in Block No. 2 and Lots Numbers 1 to 53, inclusive, in Block No. 15 on the Tax
Assessment Map of the Township of Neptune.

Being a part of the same premises conveyed to the party of the first
part by Final Decree of the Court in Chancery of New Jersey in a cause therein
pending where Township of Neptune, in the County of Monmouth is Complainant and
Neptune Gables Holding Company, a corporation of the State of New Jersey, et als,
are defendants, which final decree was recorded in the Monmouth County Clerk's
Office on October 31, 1941 in Book 1871 of Deeds, page 340 &c.

DB 2525-454
Recd 9-28-54

Together with all and singular the houses, buildings, trees, ways, waters, profits, privileges, and advantages, with the appurtenances to the same belonging or in anywise appertaining:

Also, all the estate, right, title, interest, property, claim and demand whatsoever, of the said party of the first part, of, in and to the same, and of, in and to every part and parcel thereof,

To have and to Hold, all and singular the above described land and premises, with the appurtenances, unto the said party of the second part, its successors and assigns, to the only proper use, benefit and behoof of the said party of the second part, its successors and assigns forever:

In Witness Whereof, the said party of the first part has caused these presents to be signed by its Acting ^{Chairman} ~~President~~ and its corporate seal to be hereto affixed and attested by its Clerk ~~Secretary~~, the day and year first above written.

TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH

By Joseph A. Shafto
Joseph A. Shafto ~~Secretary~~
Acting Chairman

Attest:

John W. Knox
John W. Knox
Clerk ~~Secretary~~

State of New Jersey, } ss.:
County of MONMOUTH

Be It Remembered, that on this thirtieth day of June in the year of Our Lord One Thousand Nine Hundred and Fifty four, before me, the subscriber, a Notary Public of New Jersey personally appeared

JOHN W. KNOX

who, being by me duly sworn on his oath, doth depose and make proof to my satisfaction, that he is the Clerk ~~Secretary~~ of the

TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH

that JOSEPH A. SHAFTO the grantor named in the within Instrument, is the Acting Chairman ~~President~~ of said Corporation; that the execution, as well as the making of this Instrument, has been duly authorized by a proper resolution of the Board of Directors of the said Corporation; that deponent well knows the corporate seal of said Corporation; and the seal affixed to said Instrument is such corporate seal and was thereto affixed, and said Instrument signed and delivered by said Acting Chairman ~~President~~, as and for his voluntary act and deed and as and for the voluntary act and deed of said Corporation, in presence of deponent, who thereupon subscribed his name thereto as witness.

Sworn to and subscribed before me, at Neptune, N.J. the date aforesaid.

John W. Knox
John W. Knox

Jonathan L. Hancock
Notary Public of New Jersey
U.S. NOTARY PUBLIC OF NEW JERSEY
MY COMMISSION EXPIRES MAR. 31, 1968

Red

TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH

TO

ST. GEORGE GREEK ORTHODOX CHURCH, INC.

Dated, June 30, 1954

Recorded in the Office of the County of Monmouth on the 19th day of June, 1954, at 10 o'clock in the morning and Recorded in Book of DEEDS for said County, on page

STOUT AND O'HAGAN
COUNSELLORS AT LAW
ABBURY PARK, NEW JERSEY

RECEIVED & RECORDED
MONMOUTH COUNTY
CLERK'S OFFICE
1954 SEP 28 AM 9:07
BOOK 2525 page 454
OF Deeds
CLERK

020543

- 2) northerly along the westerly side line of Water Street 40 feet more or less to the northerly side line of Division Street; thence
- 3) southwesterly along the northerly side line of Division Street 300 feet more or less to the easterly right of way line of the New York and Long Branch Railroad Company; thence
- 4) southerly along the easterly right of way line of the New York and Long Branch Railroad Company 40 feet more or less to the point or place of beginning.

Being all of the lands comprising Division Street lying between the easterly right of way line of the New York and Long Branch Railroad Company and the westerly side line of Water Street.

SECTION 3. This Ordinance shall take effect ten (10) days from the date of publication, after final passage as provided by law.

I, J. Franklin Dominick, Clerk of the Borough of Matawan, Monmouth County, New Jersey, do hereby certify that the above is a true and compared copy of an Ordinance duly adopted by the Mayor and Council of the Borough of Matawan at a regular meeting held on May 24, 1955, at which meeting six members (all of the members) were present and voted yes.

(Corporate Seal)

J. Franklin Dominick,
Borough Clerk

Recorded and Filed September 28th, A. D. 1955 at 10:22 A. M.

Comp'd. *W. Knox*

J. Russell Woolley, Clerk

AN ORDINANCE VACATING A PORTION OF
STAMFORD DRIVE IN THE TOWNSHIP OF
NEPTUNE, IN THE COUNTY OF MONMOUTH

BE IT ORDAINED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE,
IN THE COUNTY OF MONMOUTH:

1. That Stamford Drive from Bangs Avenue to the north side of Chiswick Court in the Township of Neptune, in the County of Monmouth be and the same is hereby vacated as a public street, avenue, road or highway.
2. This ordinance shall take effect immediately.

APPROVED ON FIRST READING, SEPTEMBER 6, 1955

APPROVED, PASSED, AND ADOPTED, SEPTEMBER 20, 1955

ATTEST:

/s/ John W. Knox
John W. Knox
Township Clerk

/s/ Joseph A. Shafto
Joseph A. Shafto,
Mayor

RV 2-291

I, John W. Knox, Clerk of the Township of Neptune, do hereby certify that the above is a true and exact copy of an ordinance adopted by the Township Committee on September 20, 1955.

(Corporate Seal)

John W. Knox
John W. Knox
Township Clerk

Recorded and Filed October 17th, A. D. 1955 at 9:21 A. M.

Comp'd. *[initials]*

J. Russell Woolley, Clerk

ABSTRACT OF PROCEEDINGS RELATIVE TO THE
ADOPTION OF AN ORDINANCE ENTITLED:

"AN ORDINANCE VACATING A PORTION OF LUFBURROW AVENUE IN
LOCUST, TOWNSHIP OF MIDDLETOWN AND COUNTY OF MONMOUTH".

Dated: September 14, 1955.

Abstract of minutes of meeting of the Township Committee of the Township of Middletown held on August 24, 1955.

The proposed ordinance entitled "AN ORDINANCE VACATING A PORTION OF LUFBURROW AVENUE IN LOCUST, TOWNSHIP OF MIDDLETOWN AND COUNTY OF MONMOUTH", was introduced as follows:

AN ORDINANCE VACATING A PORTION OF
LUFBURROW AVENUE IN LOCUST, TOWNSHIP
OF MIDDLETOWN AND COUNTY OF MONMOUTH.

WHEREAS, application has been made by the J. M. Huber Corporation and Mrs. G. Taylor and Alice P. Taylor, owners of land fronting on a portion of Lufburrow Avenue at Locust in the Township of Middletown as hereinafter described, to have the said street vacated: and

WHEREAS, the said street is laid out on a map and has never been accepted as a public street in the Township of Middletown and is not approved and is merely known as a dirt road and is not suitable for public travel; now therefore,

BE IT ORDAINED by the Township of Middletown in the County of Monmouth, New Jersey, Section 1. That the following described portion of Lufburrow Avenue, beginning BEGINNING at a point on the westerly side of Lufburrow Avenue, said point being in the southerly line of Lot 4 as shown on Map of property of the Charles Lufburrow deceased, surveyed by T. W. Throckmorton, November 1896, said beginning being 220.44 feet south of the center line of Locust Point Road and from thence southwesterly along the easterly line of Lot 6 and the Westerly line of Lot 5 being 200 feet in width and continuing through Lots 7, 8, 9, 10, 11, 12, 13, and 14 to the center thereof, be and the same is hereby vacated and the rights of the public therein

Section 2. This Ordinance will take effect immediately upon publication as provided by law.

On motion by Mr. Compton, seconded by Mr. Bills, the following resolution was passed:

ORDINANCE NO. 1451

AN ORDINANCE TO VACATE A PORTION OF WAKEFIELD ROAD IN THE TOWNSHIP OF NEPTUNE, COUNTY OF MONMOUTH.

WHEREAS, the Township Committee of the Township of Neptune has determined that it is in the best interests of the citizens of the Township that it vacate a certain portion of Wakefield Road.

THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Neptune, County of Monmouth, that:

That portion of Wakefield Road having a legal description:

Beginning at the intersection of the Easterly right-of-way line of Wakefield Road (50' wide) and the Northerly right-of-way line of Chiswick Court (40' wide) and running thence:

(1) North Fifty seven degrees forty nine minutes forty seconds West ($N57^{\circ}49'40''W$) Fifty feet (50') to a point being the intersection of the Westerly right-of-way line of Wakefield Road and the Northerly right-of-way line of Chiswick Court, thence:

(2) North Thirty two degrees ten minutes twenty seconds East ($N32^{\circ}10'20''E$) along the Westerly right-of-way line of Wakefield Road, Six hundred seventy nine and thirty five hundredths feet (679.35') to a point thence;

(3) South Forty seven degrees three minutes forty seconds East ($S47^{\circ}03'40''E$) parallel to and Forty feet (40') from at right angles to said West Bangs Avenue (formerly Sand Hills Road), Fifty one and sixteen hundredths feet (51.16') to a point on a curve whose radius bears South Forty seven degrees three minutes fifty six seconds East ($S47^{\circ}03'56''E$) thence;

(4) Southerly and Westerly along the Easterly line of Wakefield Road and along a curve to the left having a radius of Fifteen feet (15') and a central angle of Ten degrees forty four minutes fifty seven seconds ($10^{\circ}44'57''$) for an arc distance of Two and eighty one hundredths feet (2.81') to a point of tangency, thence;

(5) South Thirty two degrees ten minutes twenty seconds West ($S32^{\circ}10'20''W$) still along the easterly right-of-way line of Wakefield Road, Six hundred sixty six and ninety nine hundredths feet (666.99') to the point and place of beginning.

Containing 33,730 square feet (0.77 acres) of land.

RV

0008-0376

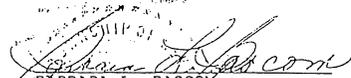
Said vacation is subject to easements to public utility companies and the Township of Neptune having utilities presently located within the hereinabove described portion of Wakefield Road, and the rights of the Township of Neptune to install and maintain future utilities in the above described premises.

This ordinance shall take effect when passed and published according to law.

APPROVED ON FIRST READING June 5, 1989

APPROVED, PASSED AND ADOPTED June 19, 1989

ATTEST


BARBARA L. BASCOM,
Township Clerk


ROBERT E. RIZAS,
Mayor

*pd. 3 -
Corp. Neptune
P.O. Box 1175
Neptune, N.J. 07754*

034985

RECORDED
MONMOUTH COUNTY
CLERKS OFFICE
10:55 AM

JUN 20 1989
JANE G. CLAYTON
COUNTY CLERK
FREEHOLD N.J.

0008-0377

AFFIDAVIT OF PUBLICATION

Printer's Fee, \$ 42.78

State of New Jersey, }
County of Monmouth, } ss.

ORDINANCE #1451
Township of Neptune
In the County of Monmouth

NOTICE is hereby given that at a regular meeting of the Township Committee of the Township of Neptune on the 5th day of June, 1989 at 7 P.M., the following Ordinance was introduced and passed on first reading.

Said Township Committee will meet Monday, June 19, 1989 at the Neptune Municipal Complex, 25 Neptune Boulevard, Neptune, New Jersey at 7 P.M. to further consider this ordinance for final passage and to give all interested persons an opportunity to be heard concerning this ordinance. Copies of the ordinance published herewith are available for inspection by members of the general public who shall request the same at the above address.

AN ORDINANCE TO VACATE A PORTION OF WAKEFIELD ROAD IN THE TOWNSHIP OF NEPTUNE, COUNTY OF MONMOUTH.

WHEREAS, the Township Committee of the Township of Neptune has determined that it is in the best interests of the citizens of the Township that it vacate a certain portion of Wakefield Road;

THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Neptune, County of Monmouth, that:

That portion of Wakefield Road having a legal description: Beginning at the intersection of the Easterly right-of-way line of Wakefield Road (50' wide) and the Northerly right-of-way line of Chiswick Court (40' wide) and running thence:

- (1) North Fifty seven degrees forty nine minutes forty seconds West (N57°49'40"W) Fifty feet (50') to a point being the intersection of the Westerly right-of-way line of Wakefield Road and the Northerly right-of-way line of Chiswick Court, thence;
- (2) North Thirty two degrees ten minutes twenty seconds East (N32°10'20"E) along the Westerly right-of-way line of Wakefield Road, Six hundred seventy nine and thirty five hundredths feet (679.35') to a point thence;
- (3) South Forty seven degrees three minutes forty seconds East (S47°03'40"E) parallel to and Forty feet (40') from at right angles to said West Bangs Avenue (formerly Sand Hills Road), Fifty one and sixteen hundredths feet (51.16') to a point on a curve whose radius bears South Forty seven degrees three minutes fifty six seconds East (S47°03'56"E) thence;
- (4) Southerly and Westerly along the Easterly line of Wakefield Road and along a curve to the left having a radius of fifteen feet (15') and a central angle of Ten degrees forty four minutes fifty seven seconds (10°44'57") for an arc distance of Two and eighty one hundredths feet (2.81') to a point of tangency, thence;
- (5) South Thirty two degrees ten minutes twenty seconds West (S32°10'20"W) still along the easterly right-of-way line of Wakefield Road, Six hundred sixty six and ninety nine hundredths feet (666.99') to the point and place of beginning. Containing 33,730 square feet (0.77 acres) of land.

Said vacation is subject to easements to public utility companies and the Township of Neptune having utilities presently located within the hereinabove described portions of Wakefield Road, and the rights of the Township of Neptune to install and maintain future utilities in the above described premises.

This ordinance shall take effect when passed and published according to law.
ROBERT E. RIZAS,
Mayor

Attest:
BARBARA L. BASCOM,
Township Clerk
(23)

END OF DOCUMENT

0008-0378

Personally appeared **BRUCE S HUNT, JR.**
foreman of the Ocean Grove Times and Neptune Times, a newspaper printed and published once a week at Ocean Grove, Neptune Township, in said County and State, who being duly sworn deposed and said that the advertisement, of which the annexed is a true copy, has been published in the said newspaper

_____ successively, once in each week commencing on the eighth day of June A. D. 19 89, and continuing to

and including the term of _____ 19 _____
Bruce S. Hunt Jr.

Sworn and subscribed before me this 8th day of June A. D. 19 89
Bruce S. Hunt Jr.
By Commission Exp. 07/01/92

AFFIDAVIT OF PUBLICATION

State of New Jersey, }
County of Monmouth, } ss.

Personally appeared **BRUCE S. HUNT, JR.**
foreman of the Ocean Grove Times and Neptune Times, a newspaper printed and published once a week at Ocean Grove, Neptune Township, in said County and State, who being duly sworn deposed and said that the advertisement, of which the annexed is a true copy, has been published in the said newspaper

_____ successively, once in each week commencing on the thirtieth day of _____ A. D. 19 89, and continuing to

and including the term of _____ 19 _____
Bruce S. Hunt Jr.

Sworn and subscribed before me this 30th day of _____ A. D. 19 89
Deborah Krcossing
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires _____

Printer's Fee, \$ 10.54

ORDINANCE #1451
Township of Neptune
In the County of Monmouth

AN ORDINANCE TO VACATE A PORTION OF WAKEFIELD ROAD IN THE TOWNSHIP OF NEPTUNE, COUNTY OF MONMOUTH.

This ordinance shall take effect when passed and published according to law, June 5, 1989.
Approved, passed and adopted on final reading, June 19, 1989.
ROBERT E. RIZAS,
Mayor

Attest:
BARBARA L. BASCOM,
Township Clerk
(23)

\$10.54

Deed



004753

This Deed is made on February 15, 2015

BETWEEN

ST. GEORGE GREEK ORTHODOX CHURCH OF ASBURY PARK, N.J., a New Jersey Non-Profit Corporation erroneously referred to as ST. GEORGE GREEK ORTHODOX CHURCH, INC. whose post office address is 1033 West Park Avenue, Ocean, New Jersey 07712

referred to as the Grantor,
AND

ST. GEORGE GREEK ORTHODOX CHURCH OF ASBURY PARK, N.J.,
a New Jersey Non-Profit Corporation
whose post office address is 1033 West Park Avenue, Ocean, New Jersey 07712

referred to as the Grantee.

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

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

The Grantor acknowledges receipt of this money.

2. Tax Map Reference. (N.J.S.A. 46:15-1.1) Municipality of Neptune Township
Block No. 3000 Lot No. 39 Account No.

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

3. Property. The Property consists of the land and all the buildings and structures on the land in the Township of Neptune and State of New Jersey. The legal description is:

Please see attached Legal Description annexed hereto and made a part hereof (check box if applicable).

All those certain lots, tracts or parcel of land and premises hereinafter particularly described, situate, lying and being in the Township of Neptune in the County of Monmouth and State of New Jersey, being known and designated as Lots Numbers 117 to 141, inclusive, in Block No. 2, and Lots Numbers 1 to 53, inclusive, in Block No. 15, as laid down on a map entitled "Map of Asbury Gables" tract belonging to Neptune Development Corp., Neptune, New Jersey, William T. Muldrew, Surveyor, and Marshall R. Pugh, Civil Engineer.

Formerly known and designated as Lots Numbers 117 to 141, inclusive, in Block No. 2 and Lots Numbers 1 to 53, inclusive, in Block No. 15 on the Tax Assessment Map of the Township of Neptune.

This is a confirmatory Deed confirming and correcting the name of the Grantee in Deed dated June 30, 1954 and recorded on September 28, 1954 in Deed Book 2525, Page 454 in the Clerk of the County of Monmouth, State of New Jersey.

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

Emanuel G. Tsarnas
EMANUEL G. TSARNAS, ESQ.

(For Recorder's Use Only)

M. CLAIRE FRENCH, CITY CLK
MONMOUTH COUNTY, NJ

INSTRUMENT NUMBER
2015014832

RECORDED ON

Feb 24, 2015

10:12:13 AM

BOOK:OR-9101

PAGE:1113

Total Pages: 4

COUNTY RECORDING FEES \$70.00

TOTAL PAID \$70.00





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)

Names(s) **ST. GEORGE GREEK ORTHODOX CHURCH OF ASBURY PARK, N.J., a New Jersey Non-Profit Corporation erroneously referred to as ST. GEORGE GREEK ORTHODOX CHURCH, INC.**

Current Resident Address:

Street: **1033 West Park Avenue**

City, Town, Post Office

Ocean

State

New Jersey

Zip Code

07712

PROPERTY INFORMATION (Brief Property Description)

Block(s)

3000

Lot(s)

39

Qualifier

Street Address:

West Bangs Avenue

City, Town, Post Office

Neptune

State

New Jersey

Zip Code

07753

Seller's Percentage of Ownership

100%

Consideration

\$1.00

Closing Date

2/15/2015

SELLER ASSURANCES (Check the Appropriate Box) (Boxes 2 through 10 apply to Residents and Non-residents)

1. I am a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to N.J.S.A. 54A:1-1 et seq. and will file a resident gross income tax return and pay any applicable taxes on any gain of income from the disposition of this property.
2. The real property being sold or transferred is used exclusively as my principal residence within the meaning of section 121 of the federal Internal Revenue Code of 1986, 26 U.S.C. s. 121.
3. I am a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
4. Seller, transferor or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
5. Seller is not an individual, estate or trust and as such not required to make an estimated payment pursuant to N.J.S.A.54A:1-1 et seq.
6. The total consideration for the property is \$1,000 or less and as such, the seller is not required to make an estimated payment pursuant to N.J.S.A. 54A:5-1-1 et seq.
7. The gain from the sale will not be recognized for Federal income tax purposes under I.R.C. Section 721, 1031, 1033 or is a cemetery plot. (CIRCLE THE APPLICABLE SECTION). If such section does not ultimately apply to this transaction, the seller acknowledges the obligation to file a New Jersey income tax return for the year of the sale (see instructions).
 No non-like kind property received.
8. Transfer by an executor or administrator of a decedent to a devisee or heir to effect distribution of the decedent's estate in accordance with the provisions of the decedent's will or the intestate laws of this state.
9. The property being sold is subject to a short sale instituted by the mortgagee, whereby the seller has 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 being recorded is a deed dated prior to the effective date of P.L. 2004, c. 55 (August 1, 2004), and was previously unrecorded.

SELLER(S) DECLARATION

The undersigned understands that this declaration and its contents may be disclosed or provided to the New Jersey Division of Taxation and that any false statement contained herein could be punished by fine, imprisonment, or both. I furthermore declare that I have examined this declaration and, to the best of my knowledge and belief, it is true, correct and complete. By checking this box I certify that the Power of Attorney to represent the seller(s) has been previously recorded or is being recorded simultaneously with the deed to which this form is attached.

2/15/2015
Date

Spiro Pappas
Signature

(Seller) Please indicate if Power of Attorney or Attorney In Fact
SPIRO PAPPAS, PRESIDENT

Date

Signature

(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 MONMOUTH } SS. County Municipal Code
1335
MUNICIPALITY OF PROPERTY LOCATION NEPTUNE TOWNSHIP

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, SPIRO PAPPAS (Name) being duly sworn according to law upon his/her oath,
deposes and says that he/she is the PRESIDENT in a deed dated FEBRUARY 15, 2015 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)
real property identified as Block number 3000 Lot number 39 located at
WEST BANGS AVENUE, NEPTUNE, NEW JERSEY 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.
(d) THIS IS A CONFIRMATORY DEED WHICH CONFIRMS AND CORRECTS THE NAME OF THE GRANTEE OF

A DEED PREVIOUSLY RECORDED.

(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. ST. GEORGE GREEK ORTHODOX CHURCH

Subscribed and sworn to before me
this 15 day of FEBRUARY, 2015

Emmanuel G. Tsarinas
Emmanuel G. Tsarinas
ATTORNEY-AT-LAW
STATE OF N.J.

SPIRO PAPPAS
Signature of Deponent
1/25/2015
Date
OF ASBURY PARK, N.J.
Grantor Name
1033 West Park Ave.
Ocean, NJ 07712
Deponent Address
1033 West Park Avenue
Ocean, New Jersey 07712
Grantor Address at Time of Sale
xxx-xxx-361
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 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/lp/localtax.htm

The street address of the Property is: West Bangs Avenue, Neptune, New Jersey 07753

4. Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the Property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the Property (such as by making a mortgage or allowing a judgment to be entered against the Grantor).

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

ST. GEORGE GREEK ORTHODOX CHURCH
OF ASBURY PARK, N.J.

Witnessed By:

BY: *Spiro Pappas* (Seal)
SPIRO PAPPAS, PRESIDENT

Emanuel G. Tsarnas (Seal)

STATE OF NEW JERSEY, COUNTY OF MONMOUTH SS:
I CERTIFY that on February 15, 2015

SPIRO PAPPAS
personally came before me and stated to my satisfaction that this person (or if more than one, each person):
(a) was the maker of this Deed;
(b) executed this Deed as his or her own act; and,

(c) made this Deed for \$ 1.00 as the full and actual consideration paid or to be paid for the transfer of title. (Such consideration is defined in N.J.S.A. 46:15-5.)

RECORD AND RETURN TO:

EMANUEL G. TSARNAS, ESQ. *R+R*
1825 Coney Island Avenue
Brooklyn, New York 11230

Emanuel G. Tsarnas
(Print name and title below signature)
EMANUEL G. TSARNAS, ESQ.
ATTORNEY-AT-LAW, STATE OF NEW JERSEY

