DEED

This Deed is made on September 24, 1992

BETWEEN

THOMAS FOLEY, Married,

whose address is 9 Andrew Street, Bayonne, New Jersey,

AND

MATTHEW MILLANE, JR., Married, and
NEIL REYNOLDS, Single,

whose post office addresses are 48 Country Village Court, Bayonne, New Jersey, and 67 West 17th Street, Bayonne, New Jersey, respectively, 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 ($1.00) Dollar and 00/100.

The Grantee acknowledges receipt of this money.


□ 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 City of Bayonne County of Hudson and State of New Jersey. The legal description is:

BEGINNING at the corner formed by the intersection of the northwesterly line of Hudson County Boulevard with the northwesterly line of West Third Street; thence running (1) northwesterly and along the northwesterly line of West Third Street, ninety and twelve one-hundredths (90.12) feet to a point; thence (2) northeasterly and parallel with the Hudson County Boulevard, twenty-five and twelve one-hundredths (25.12) feet to a point; thence (3) southeasterly eighty-nine and seventy-two one-hundredths (89.72) feet to the northwesterly line of Hudson County Boulevard; thence (4) southeasterly along the northwesterly line of Hudson County Boulevard, twenty-five and twelve one-hundredths (25.12) feet to the point or place of BEGINNING.

BEING the same premises conveyed to the Grantor and Grantees herein by Deed of John Colgan, Single, dated December 12, 1991, which was recorded in the Office of the Hudson County Register, on December 23, 1991 in Deed Book 4456 at Page 195.

BEING subject to a first mortgage on the above property given to John Colgan for a principal balance of Eighty-five Thousand ($85,000.00) Dollars, which mortgage was dated December 12, 1991.
STATE OF NEW JERSEY
COUNTY OF HUDSON

STATE OF NEW JERSEY
AFFIDAVIT OF CONSIDERATION OR EXEMPTION
(c. 46, P.L. 1969)
PARTIAL EXEMPTION
(c. 176, P.L. 1976)
To Be Recorded With Deed Pursuant to c. 46, P.L. 1969, as amended by c. 223, P.L. 1985 (N.J.S.A. 46:15-5 et seq.)

STATE OF NEW JERSEY
COUNTY OF HUDSON

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STATE OF NEW JERSEY
COUNTY OF HUDSON

FOR RECORER'S USE ONLY

Consideration $               

Date By: 

Use symbol "C" to indicate that fee is exclusive for county use.

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

Deponent, THOMAS O'LEARY
(Handwritten/Typed/Printed, Legal Representative, Corporate Officer, Officer of Title Co., Notary, etc.)

says that he/she is the

Grantee
(Handwritten/Typed/Printed, Legal Representative, Corporate Officer, Officer of Title Co., Notary, etc.)

In a deed dated September 24, 1992, transferring real property identified as Block No. 346

Lot No. 17 located at 69 Kennedy Boulevard, City of Bayonne, County of Hudson

and annexed hereto.

(2) CONSIDERATION (See Instruction #6)

Deponent states that, with respect to deed hereof annexed, the actual amount of money and the monetary value of any other thing of value constituting the entire consideration paid or to be paid for the interest of title in the lands, tenements or other moiety, is $3.00. The remaining amount of any prior mortgage or charge which the transferor hold or which is to be assumed and agreed to be paid by the grantee and any other lien or encumbrance thereon not paid, satisfied or removed in connection with the transfer of title is $3.00 (One Dollar)

(3) FULL EXEMPTION FROM FEE

Deponent claims that this deed transaction is fully exempt from the Realty Transfer Tax imposed by c.49, P.L. 1968, for the following reason(s): Explain in detail. (See Instruction #7.) More reference to exemption symbol is not sufficient.

Consideration less than $100.00.

(4) PARTIAL EXEMPTION FROM FEE

NOTE: All boxes below apply to grantor(s) only. ALL BOXES IN APPROPRIATE CATEGORY MUST BE CHECKED. Failure to do so will void claim for partial exemption. (See Instructions #8 and #9)

Deponent claims that this deed transaction is exempt from the increased portion of the Realty Transfer Tax imposed by c.176, P.L. 1975 for the following reason(s):

a) SENIOR CITIZEN (See Instruction #8)

[ ] Grantor(s) 65 yrs. of age or over. *

[ ] Owned and occupied by grantor(s) at time of sale.

[ ] No joint owners other than spouse or other qualified exempt owners.

b) BLIND (See Instruction #8)

[ ] Grantor(s) legally blind. *

[ ] One or two-family residential premises

[ ] Owned and occupied by grantor(s) at time of sale.

[ ] No joint owners other than spouse or other qualified exempt owners.

d) NEW CONSTRUCTION (See Instruction #9)

[ ] Entirely new improvement.

[ ] Not previously occupied.

[ ] No previously occupied.

Deponent makes this Affidavit to Induce the County Clerk or Register of Deeds to record the deed and accept the tax submitted herewith in accordance with the provisions of c. 49, P.L. 1968.

Subscribed and sworn to before me this 24th day of September, 1992.

THOMAS O'LEARY
Hand of Deponent

HOLDING OF HAND OR SIGNATURE

9 Andrew St., Bayonne, N.J 9 Andrew St., Bayonne, N.J

Address of Deponent

For Official Use Only

Deed Number 48K 6032

Date Recorded

FOR OFFICIAL USE ONLY This form is for use of County Clerk or Register of Deeds.

Instrument Number

County

State of New Jersey

Important: Before Completing This Affidavit, Please Read The Instructions On The Reverse Side Hereof.

This form is presubmitted by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered or amended without the approval of the Director.

Original: White copy to be retained by County.

Duplicate: Yellow copy to be forwarded by County to Division of Taxation on partial exemption from (N.J.A.C. 18:19-6.13).

Triplicate: Pink copy is your file copy.

B4 574, P. 0032
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:

THOMAS FOLEY

WILLIAM J. FINKERTY

STATE OF NEW JERSEY, COUNTY OF HUDSON SS:

I CERTIFY that on September 24, 1992.

THOMAS FOLEY, Married, 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. 46:15-1.)

WILLIAM J. FINKERTY
Attorney at Law
State of New Jersey
## DEED

<table>
<thead>
<tr>
<th>Dated: September 24, 1992</th>
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<tbody>
<tr>
<td>Record and return to:</td>
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<tr>
<td>Hughes &amp; Finney, P.C.</td>
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<tr>
<td>846 Broadway</td>
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<tr>
<td>P.O. Box 65</td>
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<tr>
<td>Bayonne, NJ 07002</td>
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**Grantor:**

Thomas Foley, Married,

**Grantee:**

Matthew V. Nulane, Jr., Married; and
Neil Reynolds, Single

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**SIA 574.0034**