

# Deed

A COPY OF THIS DEED  
HAS BEEN SENT TO ASSESSOR'S OFFICE

This Deed is made on January 2, 2019  
BETWEEN WILLIAM PATRICK BADER  
Husband and Wife  
whose post office address is 60 CLUB HOUSE ROAD  
BRICK, NJ 08723

BERNADETTE A. BADER

A-7

referred to as the Grantor,  
AND JOHN & MARYAN LLC



20190124010000310 1/5  
01/24/2019 11:48:58 AM DEED  
Bk: 9375 Pg: 659  
Diane Coleman  
Hudson County, Register of Deeds  
Receipt No. 1477864

whose post office address is 140 BLEECKER STREET  
JERSEY CITY, NJ 07307

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 \$400,000.00  
Four Hundred Thousand Dollars and No Cents

The Grantor acknowledges receipt of this money.

2. Tax Map Reference. (N.J.S.A. 46:26A-3) Municipality of BAYONNE

Block No. 55, Lot No. 25, Qualifier No. \_\_\_\_\_ and Account No. \_\_\_\_\_

No lot and block or account 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 CITY  
of BAYONNE, County of Hudson 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.)

BEING THE SAME PREMISES CONVEYED TO WILLIAM PATRICK BADER AND BERNADETTE A. BADER, HIS WIFE, BY DEED FROM FRANK CERBONE AND TRUDY CERBONE, HIS WIFE AND ROSE CERBONE, WIDOW, DATED DECEMBER 23, 1983, RECORDED DECEMBER 23, 1983, IN THE HUDSON COUNTY CLERK/REGISTER'S OFFICE IN BOOK 3399, PAGE 96.

20190124010000310  
1/24/2019-11:48:00 AM  
Consideration: \$400,000.00  
Exempt Code: Senior Citizen  
County: \$400.00 State: \$7.00  
NJRHTF: \$375.00 PMPF: \$0.00  
EAP: \$0.00 General: \$720.00  
Buyer's Fee: \$0.00  
Total RTF: \$1,495.00

SPR AC

Prepared by:

LINDA J. HOCKSTEIN, ESQ.

(For Recorder's Use Only)

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UNRECORDED

The street address of the Property is:  
229 AVENUE B, BAYONNE, NJ 07002

- 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.)

Witnessed or Attested by:

 (Seal)  
WILLIAM PATRICK BADER

 (Seal)  
BERNADETTE A. BADER

Attorney At Law for State of NJ  
Linda J. Hockstein  
Linda J. Hockstein  
Attorney At Law for State of NJ

STATE OF NEW JERSEY, COUNTY OF HUDSON


SS:

I CERTIFY that on 11/2/19

WILLIAM PATRICK BADER BERNADETTE A. BADER

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; and,  
 (b) executed this Deed as his or her own act; and  
 (c) made this Deed for \$ 400,000.00 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:  
BRUCE A. LERNER, ESQ.  
432A DANFORTH AVENUE  
JERSEY CITY, NJ 07305

  
LINDA J. HOCKSTEIN  
ATTORNEY AT LAW OF NJ  
Print name and title below signature

18715-1738-L-8L  
RECORD AND RETURN TO:  
PRESTIGE TITLE AGENCY, INC.,  
130 POMPTON AVENUE  
VERONA, NJ 07044  
973-239-0101