

DEED

Prepared by: (Print signer's name below signature)
Diane W. McConnell
Diane W. McConnell, Esq.

This Deed is made on May 26, 19 88

BETWEEN

BOOK 1008 PAGE 377

PETER J. ANDRIET and MARIE F. ANDRIET, his wife

25

whose address is 2002 Palisades Drive, Pacific Palisades, CA 90272
referred to as the Grantor.

AND

LARRY J. WILLIAMS and GERALD J. KRULEWICZ

whose post office address is 52 Country Acres Drive, Hampton, NJ 08827
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 **FIVE HUNDRED TWENTY-FIVE THOUSAND AND NO/100-----(\$525,000.00)-----DOLLARS**
The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of **Township of Union**
Block No. 17 Lot No. 4.30 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 Union
County of Hunterdon and State of New Jersey. The legal description is:

Being Block 17, Lot No. 4-30 as shown on a map entitled, "Final Plat Country Acres III Union, Township of Union, Hunterdon County, New Jersey, prepared by Van Cleef Engineering Associates, R. D. 1, Route 31, Lebanon, New Jersey", dated November 9, 1981 and filed in the Hunterdon County Clerk's Office on August 25, 1982 as Map No. 682.

BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING at a point for a corner in the westerly right-of-way line of Country Acres Drive (50' wide right-of-way) as shown on a final map entitled "Country Acres III, Union", filed in the Hunterdon County Clerk's Office on August 25, 1982 as Map No. 682, said point also being a common corner to Block 17, Lot 4-31 and running thence

(1) North 89 degrees 17 minutes 40 seconds West, along Lot 4-31, and then along Block 17, Lot 4-36, a distance of six hundred sixty-three and sixty-four hundredths feet (663.64') to a point for a corner to Block 17, Lot 4-36, said point also on line of land of Block 17, Lot 4-37; thence

(2) North 00 degrees 42 minutes 20 seconds East, along Lot 4-27, a distance of three hundred fifty and twenty-four one-hundredths feet (350.24') to a point in the same, said point also being common corner to Block 17, Lot 4-29; thence

(3) South 74 degrees 44 minutes 16 seconds East, radially, along Lot 4-29, a distance of six hundred eighty-one feet (681.00') to a point for a corner in the aforementioned Country Acres Drive; thence

(4) Along Country Acres Drive on a curve to the left having a radius of 325.00', an arc distance of one hundred eighty-one and forty-seven one-hundredths feet (181.47') to the point and place of BEGINNING.

REGISTRATION \$25.000
REALTY TRANSFER FEE \$400
DATE 6-2-88 BY MEX

54014

Being the same premises conveyed to the Grantors herein Peter J. Andriet and Marie F. Andriet, h/w, by deed from Skytop Builders, Inc., a corporation of the State of New Jersey, dated January 19, 1988 and recorded January 22, 1988 in the Hunterdon County Clerk's Office in Deed Book 1001, Page 980.

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:

[Handwritten signature]

[Handwritten signature](Seal)
PETER J. ANDRIET

[Handwritten signature](Seal)
MARIE F. ANDRIET

RECORDED

JUN 2 2 54 PM '88

HUNTERDON COUNTY
DORCEN R. TIRPOK
CLERK

STATE OF NEW JERSEY, COUNTY OF *Somerset*

SS.:

I CERTIFY that on *May 26*, 19 *88*.

Peter J. Andriet and Marie F. Andriet, h/w

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 \$ 525,000.00 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.)

[Handwritten signature]

(Print name and title below signature)
DIANE W. McCONNELL
An Attorney At Law
Of The State Of New Jersey

END OF DOCUMENT