

# Deed

25

This Deed is made on September 8th, 2000  
BETWEEN HAROLD J. NOVICK and DORIS A. NOVICK, his wife,

30/32

whose post office address is 2864 Sheffield Drive, Emmaus, Pennsylvania 18049

referred to as the Grantor,  
AND STEPHEN P. TASY and MARIANNE C. TASY, his wife,

whose post office address is about to be 10 Shipley Court, Pittstown, New Jersey 08867

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 Five Hundred Eighty-One Thousand (\$581,000.00) - - - - - Dollars  
The Grantor acknowledges receipt of this money.

2. **Tax Map Reference.** (N.J.S.A. 46:15-1.1) Municipality of Union Township  
Block No. 30 Lot No. 32 Qualifier No. 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 Union County of Hunterdon 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 known and designated as Lot 32 in Block 30 as shown on a filed map entitled "Final Plat for Wellington West Tax Map Block 30, Lot 1", located in Union Township, Hunterdon County, New Jersey, which map was prepared by Van Cleef Engineering Associates and filed in the Hunterdon County Clerk's Office on October 14, 1994, as Map No. 1164.  
SEE SCHEDULE A ATTACHED HERETO AND MADE A PART HEREOF  
SUBJECT to covenants, restrictions and easements of record.

BEING the same premises conveyed to the grantors herein by Deed recorded in the Hunterdon County Clerk's Office in Book 1149, page 772.



Instr# 8291489 Dorothy K. Tirpok  
Recorded/Filed ASB Hunterdon County Clerk  
09/13/2000 14:57 DEED

Consideration: 581000.00 R  
Realty Tax: 1227.50  
Fees: 24.00

Prepared by: (print signer's name below signature)  
  
EDWARD M. HOGAN, Attorney

(For Recorder's Use Only)

**DESCRIPTION**

ALL that certain tract, lot and parcel of land lying and being in the Township of Union, County of Hunterdon and State of New Jersey, being more particularly described as follows:

BEING KNOWN and designated as Lot 32 in Block 30 as set forth on a certain map entitled "Final Plat for Wellington West Tax Map Block 30, Lot 1" which map was duly filed in the Hunterdon County Clerk's Office on October 14, 1994 as Map No. 1164.

BEING FURTHER AND MORE PARTICULARLY BOUND AND DESCRIBED AS FOLLOWS:

BEGINNING at a concrete monument found in the Northerly sideline of Shipley Court, said point being the Southwesterly most corner of Lot 33 in Block 30 as set forth on a certain map entitled "Final Plat for Wellington West Tax Map Block 30, Lot 1" which map was duly filed in the Hunterdon County Clerk's Office on October 14, 1994 as Map No. 1164; from thence running

- (1) Northwesterly to Southwesterly, along the Northerly sideline of Shipley Court, on a curve to the left having a radius of 62.00 feet, an arc length of 108.78 feet, a chord bearing of South 81 degrees 14 minutes 53 seconds West, and a chord length of 95.35 feet to an iron pipe found in the Northerly line of Lot 31 in Block 30 as set forth on a certain map entitled "Final Plat for Wellington West Tax Map Block 30, Lot 1" which map was duly filed in the Hunterdon County Clerk's Office on October 14, 1994 as Map No. 1164; thence
- (2) Along the same, North 59 degrees 00 minutes 49 seconds West, 179.33 feet to a point; thence
- (3) North 19 degrees 34 minutes 33 seconds East, 332.64 feet to a point; thence
- (4) South 70 degrees 25 minutes 27 seconds East, 128.96 feet to a point in the Westerly line of Lot 33 in Block 30 as set forth on a certain map entitled "Final Plat for Wellington West Tax Map Block 30, Lot 1" which map was duly filed in the Hunterdon County Clerk's Office on October 14, 1994 as Map No. 1164; thence
- (5) Along the same, South 02 degrees 28 minutes 18 seconds East, 348.34 feet to the point and place of BEGINNING.

The above description was drawn in accordance with a survey prepared by Peter J. Crowl, L.S. dated June 4, 1996.

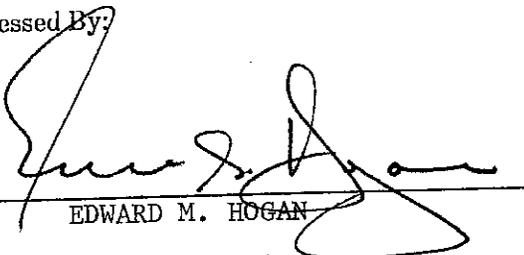
**THIS IS A REVISED DESCRIPTION DATED August 22, 2000. THIS DESCRIPTION MUST BE USED IN THE PREPARATION OF ALL DOCUMENTS.**

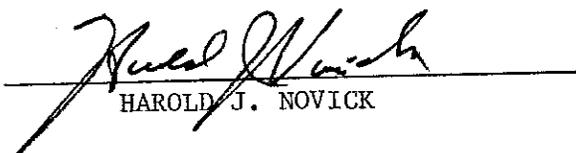
The street address of the Property is: 10 Shipley Court, Pittstown, New Jersey 08867

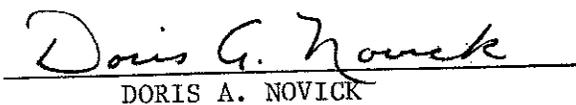
4. Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the Property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the Property (such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

  
EDWARD M. HOGAN

  
HAROLD J. NOVICK (Seal)

  
DORIS A. NOVICK (Seal)

STATE OF NEW JERSEY, COUNTY OF SOMERSET  
I CERTIFY that on September 8th, 2000

SS.

Harold J. Novick and Doris A. Novick, his wife,

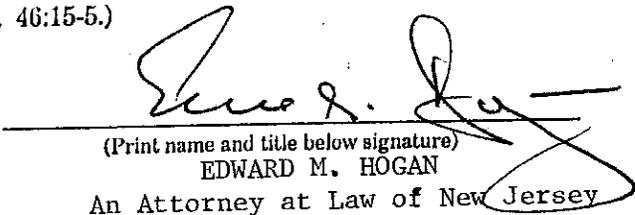
personally came before me and stated to my satisfaction that this person (or if more than one, each person):

- (a) was the maker of this Deed;
- (b) executed this Deed as his or her own act; and,

(c) made this Deed for \$ 581,000.00 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:

LISA M. BUTLER, Esq.  
Pinto & Butler  
P.O. Box 7144  
Princeton, N.J. 08543

  
(Print name and title below signature)  
EDWARD M. HOGAN  
An Attorney at Law of New Jersey



STATE OF NEW JERSEY  
AFFIDAVIT OF CONSIDERATION OR  
EXEMPTION  
(c. 49, P.L. 1968)

ALL-STATE LEGAL, A Division of  
ALL-STATE® International, Inc.  
908-272-0800

or  
PARTIAL EXEMPTION  
(c. 176, P.L. 1975)

To Be Recorded With Deed Pursuant to c. 49, P.L. 1968, as amended by c. 225, P.L. 1985 (N.J.S.A. 46:15-5 et seq.)

STATE OF NEW JERSEY  
COUNTY OF SOMERSET SS.

FOR RECORDER'S USE ONLY  
Consideration \$ 581,000  
Realty Transfer Fee \$ 1277.50 A  
Date 9-13-00 By FISB

\* Use symbol "C" to indicate that fee is exclusively for county use.

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

Deponent HAROLD J. NOVICK, being duly sworn according to law upon his/her oath  
(Name)

deposes and says that he/she is the one of the grantors  
(State whether Grantor, Grantee, Legal Representative, Corporate Officer, Officer of Title Co., Lending Institution, etc.)

in a deed dated September 8, 2000, transferring real property identified as Block No. 30

Lot No. 32 located at 10 Shipley Court, Union Township, Hunterdon County,  
(Street Address, Municipality, County)  
New Jersey and annexed hereto.

(2) CONSIDERATION (See Instruction #6.)

Deponent states that, with respect to deed hereto annexed, the actual amount of money and the monetary value of any other thing of value constituting the entire compensation paid or to be paid for the transfer of title to the lands, tenements or other realty, including the remaining amount of any prior mortgage to which the transfer is subject 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 \$ 581,000.00

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

(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 Fee imposed by c. 176, P. L. 1975 for the following reason(s):

- a) SENIOR CITIZEN (See Instruction #8.)
  - Grantor(s) 62 yrs. of age or over. \*
  - 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.
- 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.
- DISABLED (See Instruction #8.)
  - Grantor(s) permanently and totally disabled. \*
  - One- or two-family residential premises.
  - Receiving disability payments.
  - Owned and occupied by grantor(s) at time of sale.
  - Not gainfully employed.
  - No joint owners other than spouse or other qualified exempt owners.

\* IN THE CASE OF HUSBAND AND WIFE, ONLY ONE GRANTOR NEED QUALIFY.

- c) LOW AND MODERATE INCOME HOUSING (See Instruction #8.)
  - Affordable According to HUD Standards.
  - Meets Income Requirements of Region.
  - Reserved for Occupancy.
  - Subject to Resale Controls.

- d) NEW CONSTRUCTION (See Instruction #9.)
  - Entirely new improvement.
  - Not previously used for any purpose.
  - Not previously occupied.

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

Subscribed and sworn to before me  
this 8th  
day of September, 2000

Edward M. Hogan  
Attorney at Law of New Jersey

Harold J. Novick  
Name of Deponent (sign above line)  
HAROLD J. NOVICK  
Address of Deponent

HAROLD J. NOVICK  
Name of Grantor (type above line)  
Address of Grantor at Time of Sale

FOR OFFICIAL USE ONLY This space for use of County Clerk or Register of Deeds.  
Instrument Number 8291489 County Hunterdon  
Deed Number 8291489 Book \_\_\_\_\_ Page \_\_\_\_\_  
Deed Dated 9/8/00 Date Recorded 9/13/00

IMPORTANT - BEFORE COMPLETING THIS AFFIDAVIT, PLEASE READ THE INSTRUCTIONS ON THE REVERSE SIDE HEREOF. This format is prescribed by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered 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 fee (N.J.A.C. 18:16 - 8.12).  
TRIPLICATE - Pink copy is your file copy.

END OF DOCUMENT

WHITE AND YELLOW COPIES MUST BE SUBMITTED WITH DEED TO COUNTY RECORDING OFFICE