



787486

4

COUNTY OF MONMOUTH	
CONSIDERATION	
RTF <u>exempt</u>	add'l RTF
DATE <u>4-12-01</u>	BY <u>NY</u>

Prepared By:

NORMAN B. KAUFF, ESQ.

DEED

This Deed is made on MAR. 29, 2001

BETWEEN DEREK YARBROUGH
 whose address is 270 Ruth Lane, Aberdeen, New Jersey 07721, referred to as the Grantor,

AND TOWNSHIP OF ABERDEEN
 whose address is One Aberdeen Square, Aberdeen, New Jersey 07747, 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. The transfer is made for the sum of FIVE HUNDRED (\$500.00) DOLLARS.

The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-1.1) Municipality of ABERDEEN
 A portion of Block No. 161 Lot No. 7
 No property tax identification 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 Aberdeen, County of Monmouth and State of New Jersey. The legal description is:

See Schedule Attached Hereto and Made a Part Hereof

BEING the same premises conveyed to Grantor herein by Deed from The Township of Matawan to William Yarbrough and Maggie Yarbrough, husband and wife, dated June 30, 1966 and recorded July 13, 1966 in the Monmouth County Clerk's Office in Deed Book 3530, page 146; Deed from William Yarbrough and Maggie Yarbrough, husband and wife, to Maggie Yarbrough dated July 2, 1968 and recorded July 10, 1968 in the Monmouth County Clerk's Office in Deed Book 3587, page 191; Deed from William Yarbrough and Maggie Yarbrough, husband and wife, to William Yarbrough and Maggie Yarbrough, husband and wife, dated March 20, 1976 and recorded March 23, 1976 in the Monmouth County Clerk's Office in Deed Book 3961, page 32 and Deed from William Yarbrough and the Estate of Maggie Yarbrough by her Executor, Derek Yarbrough, to Derek Yarbrough dated April 8, 1998 and recorded April 24, 1998 in the Monmouth County Clerk's Office in Deed Book 5708, page 956. Maggie Yarbrough died on June 16, 1984 leaving William Yarbrough the survivor to a tenancy by the entirety.

This conveyance is being made by the Grantor to the Grantee for road widening and improvement purposes.

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

APR 12 2001



JOHN H. ALLGAIR, P.E., P.P.
DAVID J. SAMUEL, P.E., P.P.
JOHN J. STEFANI, P.E., L.S., P.P.
JAY B. CORNELL, P.E., P.P.
MICHAEL J. McCLELLAND, P.E., P.P.
ANDREW R. VALES, P.E., P.P.

TIMOTHY W. GILLEN, P.E., P.P.
BRUCE M. KOCH, P.E., P.P.
ERNEST J. PETERS, JR., P.E., P.P.
BERNARD R. BERSON, P.E., L.S., P.P.

P-AB-00620-01

1-300-0000-01

June 1, 2000

DESCRIPTION FOR RIGHT-OF-WAY ACQUISITION PURPOSES, SITUATED IN THE TOWNSHIP OF ABERDEEN,
COUNTY OF MONMOUTH, STATE OF NEW JERSEY.

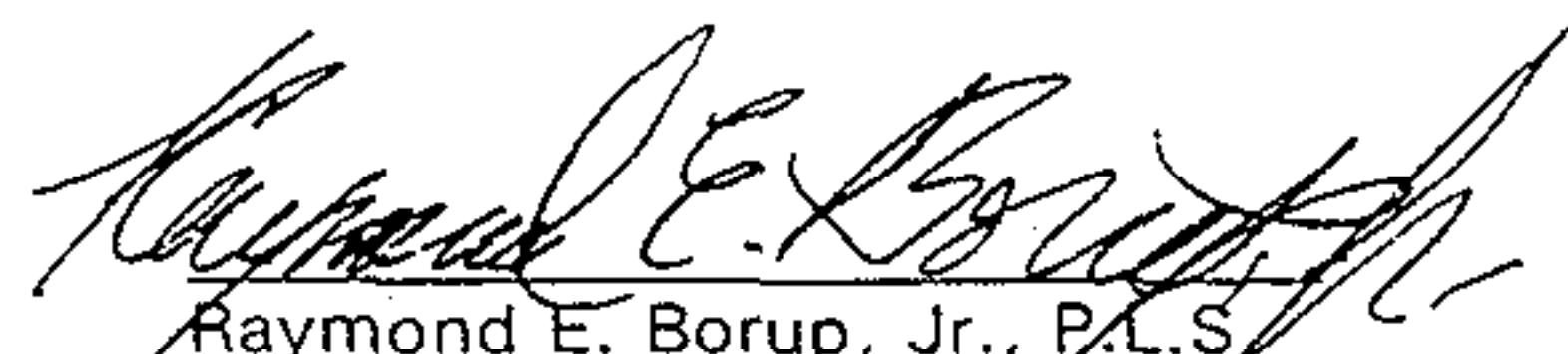
Being a 1.25-foot wide strip of land upon and across premises known and designated as Lot 7 in Block 161 on the current Township of Aberdeen Tax Map, Sheet No. 30, and being more particularly described as follows:

BEGINNING at a point in the southeasterly right-of-way line of County Road (16.50-foot half width) where the same is intersected by the common line between Tax Map Lots 7 and 8, Block 161, and from said point of beginning RUNNING:

1. Along the aforementioned southeasterly right-of-way line of County Road, North $47^{\circ}-15'-16''$ East, a distance of 100.00 feet to a point in the common line with Lot 6, Block 161; thence
2. Along said common line, South $42^{\circ}-44'-44''$ East, a distance of 1.25 feet to a point; thence
3. Through Lot 7, Block 161, South $47^{\circ}-15'-16''$ West, a distance of 100.00 feet to a point in the aforementioned common line with Lot 8, Block 161; thence; thence
4. Along said common line, North $42^{\circ}-44'-44''$ West, a distance of 1.25 feet to the point and place of BEGINNING.

Containing 125.00 Square Feet or 0.003 Acre, more or less.

Subject to such state of facts as may be disclosed by an accurate survey.


Raymond E. Borup, Jr., P.L.S.
Professional Land Surveyor
New Jersey License No. 12803

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

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

VST-2

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 MONMOUTH } ss.

FOR RECORDER'S USE ONLY
Consideration \$ _____
Realty Transfer Fee \$ _____
Date 4-12-01 By [Signature]*

*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, Derek Yarbrough, being duly sworn according to law upon his/her oath deposes and

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

in a deed dated MARCH 29, 2001, transferring real property identified as Block No. 161

Lot No. 7 located at 109 County Road, Aberdeen, Monmouth
(Street Address, Municipality, County)

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 \$ 500.00

(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.

7(b) BY ORTO Township of Aberdeen

(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 H.U.D. 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 29th
day of MARCH, 2001

[Signature]
MARC B. SCHEAM
ATTORNEY-AT-LAW
STATE OF NEW JERSEY

[Signature]
Name of Deponent (sign above line)
Address of Deponent

Derek Yarbrough
Name of Grantor (type above line)
270 Ruth Lane
Aberdeen, NJ 07721
Address of Grantor at Time of Sale

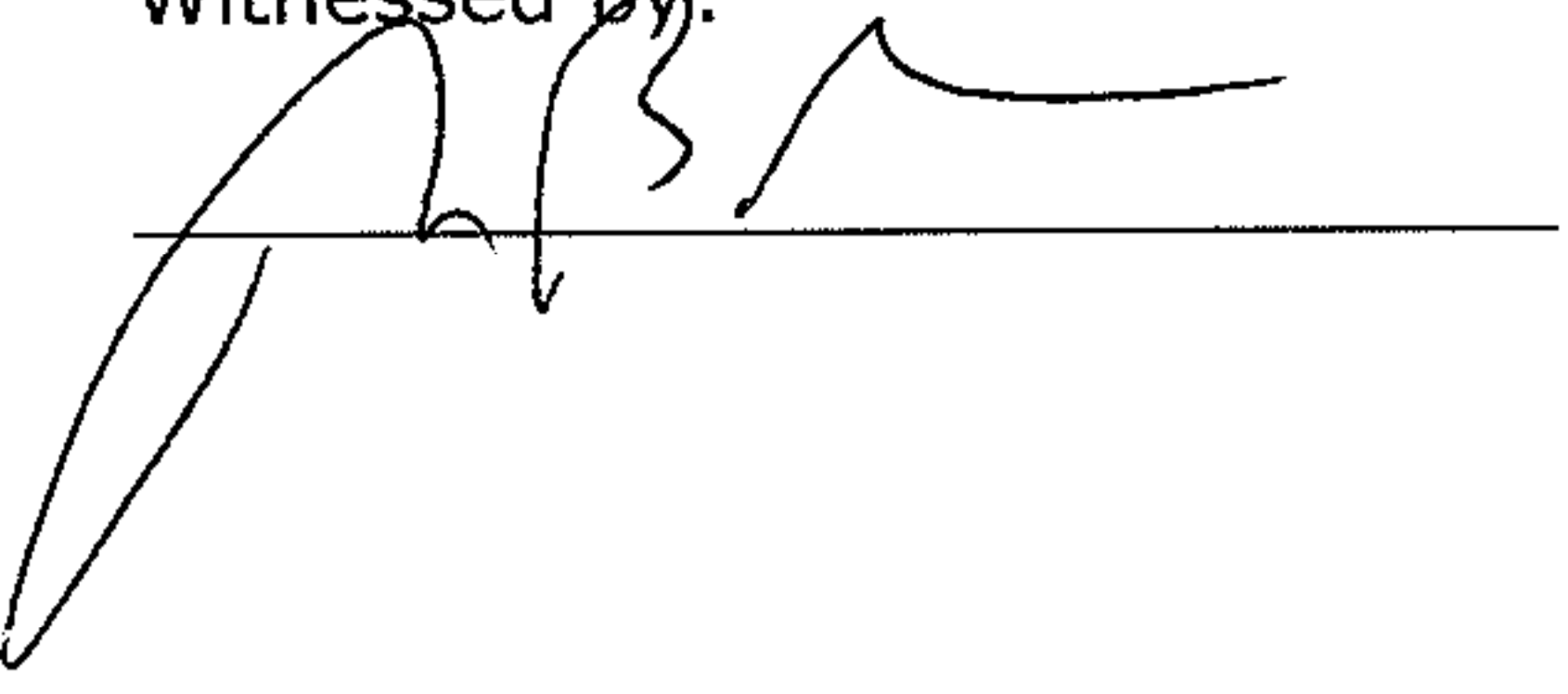
FOR OFFICIAL USE ONLY This space for use of County Clerk or Register of Deeds.
Instrument Number _____ County _____
Deed Number _____ Book _____ Page _____
Deed Dated _____ Date Recorded _____

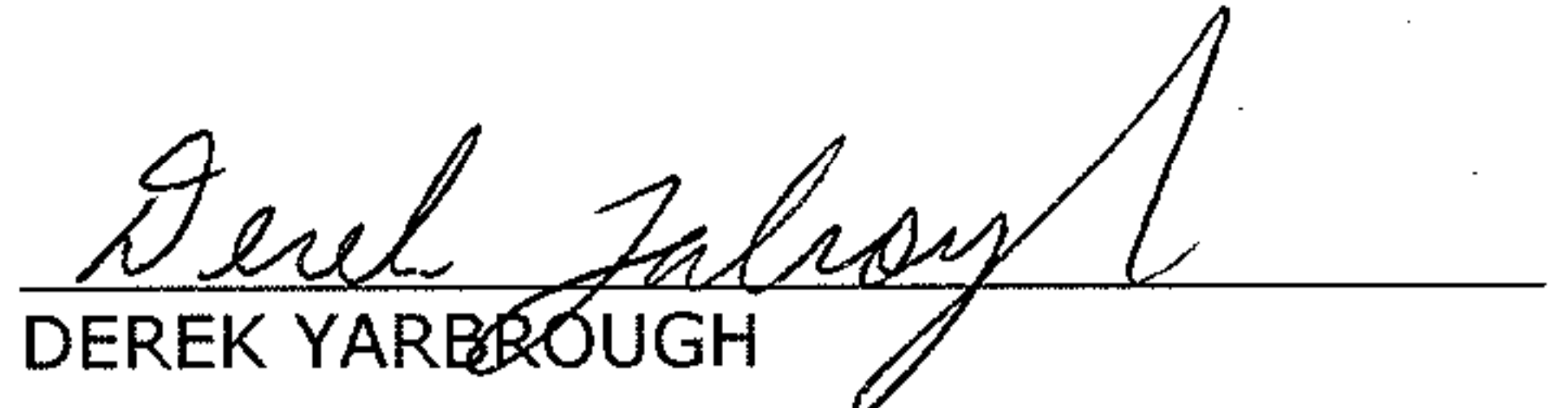
IMPORTANT - BEFORE COMPLETING THIS AFFIDAVIT, PLEASE READ THE INSTRUCTIONS ON THE REVERSE SIDE HEREOF.
This form is prescribed by the Director, Division of Taxation in the Department of the Treasury, as required by law, and may not be altered or amended without the approval of the Director.
ORIGINAL - White copy to be retained by County.
DUPLICATE - Yellow copy to be forwarded by County to Division of Taxation on partial exemption from fee (N.J.A.C. 18:16-8.12).
TRIPLICATE - Pink copy is your file copy.

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

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

Witnessed by:



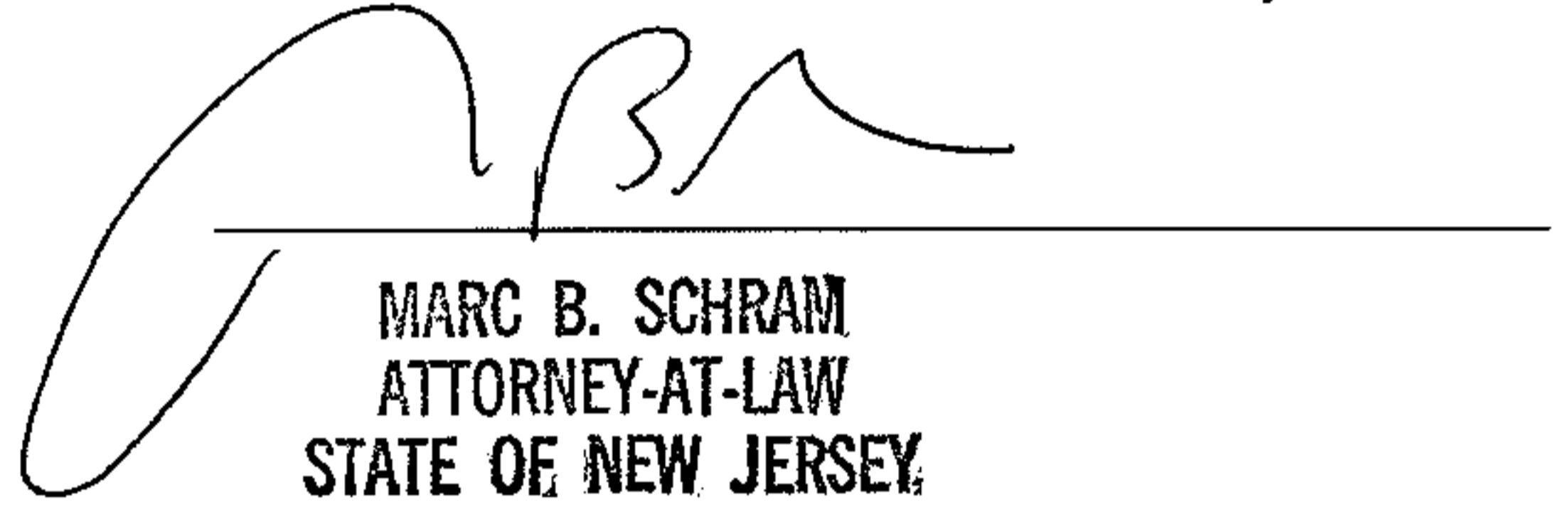

DEREK YARBROUGH

STATE OF NEW JERSEY, COUNTY OF MONMOUTH SS:

I certify that on Mar 29, 2001 Derek Yarbrough 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 \$500.00 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.)

NOT CERTIFIED COPY


MARC B. SCHRAM
ATTORNEY-AT-LAW
STATE OF NEW JERSEY

21R 01

RECORD AND RETURN:
TOWNSHIP OF ABERDEEN
ONE ABERDEEN SQUARE
ABERDEEN, N.J. 07747

M. CLAIRE FRENCH
COUNTY CLERK
MONMOUTH COUNTY
NEW JERSEY

INSTRUMENT NUMBER
2001046477
RECORDED ON
Apr 12, 2001
10:43:32 AM
BOOK:OR-8015
PAGE:9650
Total Pages: 4

COUNTY RECORDING FEES \$3.00
TOTAL \$3.00