

COUNTY OF OCEAN
CONSIDERATION 585,000
REALTY TRANSFER FEE 502.16
DATE 9-28-04 BY Abbe



INSTR # 2004-179134
OR BK 12277 PG 1541
RECORDED 09/28/2004 10:48:34 AM
CARL W. BLOCK, COUNTY CLERK
OCEAN COUNTY, NEW JERSEY
RTF TOTAL TAX 5,025.00

Deed

This Deed is made on 08/24/04

BETWEEN
John F. Rosellini **Debra Rosellini** **Husband & Wife**

whose post office address is
3 Matilda Terrace
Towaco, NJ 07082

referred to as the Grantor,
AND
Edward Hayes

Jill Hayes, Husband & Wife

whose post office address is
3 Stirling Court
Fairfield, NJ 07004

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 **\$585,000.00**
Five Hundred Eighty-Five Thousand Dollars and No Cents
The Grantor acknowledges receipt of this money.

2. Tax Map Reference. (N.J.S.A. 46:15-1.1) Municipality of **Lavallette**
Block No. **57** Lot No. **11** 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 **Borough** of **Lavallette** County of **Ocean** 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.)

Prepared by: *(print signer's name below signature)*

Seth I. Davenport, Esq.

(For Recorder's Use Only)

**SCHEDULE A-4
LEGAL DESCRIPTION**

All that tract or parcel of land and premises, situated, lying and being in the Borough of Lavallette, County of Ocean, State of New Jersey and being more particularly described as follows:

BEGINNING at a point at the intersection of the Easterly line of Bay Boulevard and the Northerly line of New York Avenue; thence running

1. Northerly along the Easterly line of said Bay Boulevard on a curve to the left having a radius of 555.23 feet an arc distance of 50.29 feet to a point in the same; thence
2. South 72 degrees 00 minutes 00 seconds East 86.65 feet to a point; thence
3. South 18 degrees 00 minutes 00 seconds West 50.00 feet to a point in the Northerly line of aforementioned New York Avenue; thence
4. Along the same North 72 degrees 00 minutes West 81.45 feet to a point, the point and place of Beginning.

NOTE: Being Block(s) 57, Lot(s) 10, Tax Map of the Borough of Lavallette, County of Ocean.

NOTE: Being commonly known as 1707 Bay Boulevard, Terrace, New Jersey.

NOTE: Lot, Block, and address shown for informational purposes only.



State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION
(C.55, P.L. 2004)

(Please Print or Type)

SELLER(S) INFORMATION (If Multiple Sellers, Each Seller Must Complete a Certification)

Name(s) John F. Rosellini, JR.

Current Resident Address:
Street: Matilda Terrace

City, Town, Post Office: Franklin State: NJ Zip Code: 07082

Home Phone: (973) 244-8321 Business Phone: (973) 576-7771

PROPERTY INFORMATION (Brief Property Description)

Block(s) 57 Lot(s) 10 Qualifier

Street Address: 1707 Bay Blvd.

City, Town, Post Office: Lavallette State: NJ Zip Code: 08735

Seller's Percentage of Ownership: 50% Consideration: 0 Closing Date: 08/24/04

SELLER ASSURANCES (Check the Appropriate Box)

1. I am a resident taxpayer of the State of New Jersey pursuant to N.J.S.A. 54A:1-1 et seq. and will file a resident gross income tax return and pay any applicable taxes on any gain or income from the disposition of this property.
2. The real property being sold or transferred is used exclusively as my principal residence within the meaning of section 121 of the federal Internal Revenue Code of 1986, 26 U.S.C. s. 121.
3. I am a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
4. Seller, transferor or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
5. Seller is not individual, estate or trust and as such not required to make an estimated payment pursuant to N.J.S.A. 54A:1-1 et seq.
6. The total consideration for the property is \$1,000 or less and as such, the seller is not required to make an estimated payment pursuant to N.J.S.A. 54A:5-1-1 et seq.

SELLER(S) DECLARATION

The undersigned understands that this declaration and its contents may be disclosed or provided to the New Jersey Division of Taxation and that any false statement contained herein could be punished by fine, imprisonment, or both. I furthermore declare that I have examined this declaration and, to the best of my knowledge and belief, it is true, correct and complete.

08/24/04
Date

[Signature]
Signature
(Seller) Please indicate if Power of Attorney or Attorney in Fact

Date

Signature
(Seller) Please indicate if Power of Attorney or Attorney in Fact



State of New Jersey
SELLER'S RESIDENCY CERTIFICATION/EXEMPTION
(C.55, P.L. 2004)

(Please Print or Type)

SELLER(S) INFORMATION (If Multiple Sellers, Each Seller Must Complete a Certification)

Name(s)

Debra Rosellini

Current Resident Address:

Street:

Matilda Terrace

City, Town, Post Office

Towaco

State

NJ

Zip Code

07082

Home Phone

(973) 299-8326

Business Phone

PROPERTY INFORMATION (Brief Property Description)

Block(s)

57

Lot(s)

10

Qualifier

Street Address:

1707 Bay Blvd

City, Town, Post Office

Lavallette

State

NJ

Zip Code

08435

Seller's Percentage of Ownership

50%

Consideration

Closing Date

08/24/04

SELLER ASSURANCES (Check the Appropriate Box)

- 1. I am a resident taxpayer of the State of New Jersey pursuant to N.J.S.A. 54A:1-1 et seq. and will file a resident gross income tax return and pay any applicable taxes on any gain or income from the disposition of this property.
- 2. The real property being sold or transferred is used exclusively as my principal residence within the meaning of section 121 of the federal Internal Revenue Code of 1986, 26 U.S.C. s. 121.
- 3. I am a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
- 4. Seller, transferor or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
- 5. Seller is not individual, estate or trust and as such not required to make an estimated payment pursuant to N.J.S.A. 54A:1-1 et seq.
- 6. The total consideration for the property is \$1,000 or less and as such, the seller is not required to make an estimated payment pursuant to N.J.S.A. 54A:5-1-1 et seq.

SELLER(S) DECLARATION

The undersigned understands that this declaration and its contents may be disclosed or provided to the New Jersey Division of Taxation and that any false statement contained herein could be punished by fine, imprisonment, or both. I furthermore declare that I have examined this declaration and, to the best of my knowledge and belief, it is true, correct and complete.

08/24/04
Date

Debra Rosellini
Signature

(Seller) Please indicate if Power of Attorney or Attorney in Fact

Date

Signature

(Seller) Please indicate if Power of Attorney or Attorney in Fact

This is not a

The street address of the Property is:
1707 Bay Boulevard, Lavallette, NJ 08735

4. Signatures. The Grantor signs this Deed as of the date at the top of the first page. (Print name below each signature).

Witnessed By:
Lisa Restaini

John F. Rosellini (Seal)
Debra Rosellini (Seal)

STATE OF NEW JERSEY, COUNTY OF MORRIS
I CERTIFY that on 08/24/04

SS:

John F. Rosellini Debra Rosellini
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.

RECORD AND RETURN TO:
Seth I. Davenport, Esq.
Law Offices of Seth I. Davenport
350 Main Road
Montville, NJ 07045

L.M. Restaini
Print name and title below signature

L.M. RESTAINI
A Notary Public of New Jersey
My Commission Expires 10/11/2005