

DEED

Grantor Catherine Zihn, single woman (SEAL)
 Margaret Ann Zihn, widow (SEAL)
 Phila.
 W. Lee Speckman (SEAL)
 Anna Speckman (SEAL)
 Malvern, Pa.

Book 1793
 Pages 155-157
 Date 2-16-1956
 Cons. \$ 1.
 Rec'd 2-21-1956
 9 AM
 LS

Ent. No.
 9390

Grantee Margaret Ann Zihn, widow
 Phila.

128
 226
 b S. Adams - Bec
 Margate

Loc. Sec.
 Block Lot

Grant, bargain, sell, convey

to her heirs and assigns Hab. to her heirs and assigns
 Covenant. Gen. War.

Are there conditions, etc.? See+ & ++

Ack. 2-16-1956 in Atl. Co. before Walter S. Jeffries, Atty. at Law
 of N.J. by (1).

Situate Mar. Cy.

BEGINNING 125 ft. S. of Vent. Ave. and 62 1/2 ft. W. of Adams Ave.
 th. W. = Vent. Ave., 62 1/2 ft.
 th. S. = Adams Ave., 25 ft.
 th. E. = Vent. Ave., 62 1/2 ft.
 th. N. = Adams Ave., 25 ft. to beg.

+ Together with the following easement for ingress and egress to
 the premises above described:

Beginning W. li. of Adams Ave., 147 ft. S. of Vent. Ave.
 th. W. = Vent. Ave., 62 1/2 ft.
 th. S. = Adams Ave., 3 ft.
 th. E. = Vent. Ave., 62 1/2 ft. to W. li. of Adams Ave.
 th. N. in and alg. W. li. of Adams Ave., 3 ft. to beg.

++ Also together with an easement for the existing water and
 sewer lines as now located, together with the right to repair
 and maintain sd. lines.

8594

Abstract of a Deed as recorded in the Clerk's Office of Atlantic County, N. J.

Grantor Margaret Ann Zihn, widow, of
2608 South Hobson St. Phila.Pa.

Book 2289

Page 457

Cons. \$ 1.00

Date 3-4-63

Rec'd 8-12-65
EY

Grantee Frank Napoletano
Borough of Yeadon, Pa. 427 Laurel Rd.

Premises situated in Margate City

BEGINNING at a pt. 125' S. of li. of Ventnor Ave. & 62½' W. of li. of
Adams Ave. & ext.

th: W. & = with Ventnor Ave. 62½';

th: S. = with Adams Ave. 25';

th: E. = with Vent. Ave. 62½';

th: N. & par. with Adams Ave. 25' to beg.

Together with following easement for ingress & egress to premises
above desd

Beg. in W. li. of Adams Ave. 147' S. of li. of Ventnor Ave. &c...

Also Together with an easement for the existing water & sewer lines
as loc. together with the right to repair and maintain sd. lines.

R...Catherine Zihn, singlewoman. et al...Bk. 1793, pg.155, to (1)....

Copy to S. Adams

Lot.....

Block.....

✓
✓
✓
✓

1964- pd
1965- pd

1965- W- pd

AUG 23 1965

128-226

JUN 11 1992

DEED

This Deed is made on **MAY 22 1992**, #

Prepared by: (Print signer's name below signature)

David M. Smilk, Esquire

BETWEEN **FRANK NAPOLETANO**

whose address is 841 Alexander Ave., Drexel Hill, PA 19026

referred to as the Grantor.

AND **FRANK J. NAPOLETANO, Trustee**

whose post office address is 841 Alexander Ave., Drexel Hill, PA 19026

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 **One Dollar (\$1.00)**.

The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of **Margate**
Block No. **128** Lot No. **226** 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 **City** of **Margate** County of **Atlantic** and State of New Jersey. The legal description is:

BEGINNING at a point One Hundred Twenty-five feet Southwardly of the Southerly line of Ventnor Avenue and Sixty-two and one-half feet Westwardly of the Westerly line of Adams Avenue, and extending thence (1) Westwardly and parallel with Ventnor Avenue Sixty-two and one-half feet, (2) Southwardly, parallel with Adams Avenue Twenty-five feet, (3) Eastwardly and parallel with Ventnor Avenue, Sixty-two and one-half feet, (4) Northwardly, parallel with Adams Avenue Twenty-five feet to the point and place of beginning. **TOGETHER** with the following easement for ingress and egress to the premises above described: **BEGINNING** at a point in the westerly line of Adams Avenue, One Hundred Forty-seven feet Southwardly of the Southerly line of Ventnor Avenue, and extending thence (1) Westwardly, parallel with Ventnor Avenue, Sixty-two and one-half feet, (2) Southwardly, parallel with Adams Avenue, Three feet, (3) Eastwardly, parallel with Ventnor Avenue, Sixty-two and one-half feet to the Westerly line of Adams Avenue, (4) Northwardly, in and along the Westerly line of Adams Avenue, Three feet to the point and place of beginning.

ALSO TOGETHER with an easement for the existing water and sewer lines as now located, together with the right to repair and maintain said lines.

BEING the same premises which Margaret Ann Zihn, by Deed dated March 4, 1963 and recorded in Atlantic County in Deed Book 2289, page 457 &c., granted and conveyed to Frank Napoletano.

IN TRUST NEVERTHELESS for the following uses and purposes and subject to the provisions, restrictions, limitations following: That Frank J. Napoletano, the said Trustee aforementioned, shall administer, manage and enjoy all of the benefits of said realty and improvements during his lifetime, and upon the death of the said Trustee the premises shall vest in his children, Francis J. Napoletano, Mary T. Napoletano, Gerilyn A. Wilson, Joseph F. Napoletano, Anthony P. Napoletano, and Gabrielle T. Wenger, or such of them surviving said Trustee, in equal shares, as tenants in common.

AND, the said Trustee, as aforesaid, shall have the following rights and powers and sole and absolute discretion:

(a) To receive and consume all income, rents and profits from the granted premises for his own use or such other uses as desired;

CONSIDERATION: \$ 1.00 EXEMPT CODE: E

COUNTY	STATE	N.P.N.R.F	TOTAL
.00	.00	.00	.00
JAA	DATE-	6/01/1992	

DB5364P173

004239

6 S. Adams
near

92-021639-

S.A

DEED

FRANK NAPOLETANO

Dated: May 22, 19 92

Record and return to:

TO

Grantor.

FRANK J. NAPOLETANO, Trustee

Law Offices

SAND, GIBBS, MARCU & SMILK
2727 West Chester Pike
Broomall, PA 19008

Grantee.

In compliance with statute I have presented
an abstract of the within to all assessors of
the taxing district therein mentioned.

LORI MOONEY, Clerk

RECEIVED
ATLANTIC COUNTY

92 JUN -1 AM 10:46

Lori Mooney

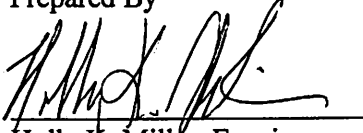
DB5364P177

OCT 7 1999

0045980

128/226
Consideration : \$ 65000.00 Exempt Code: S

Prepared By


Holly K. Miller, Esquire

DEED

County	State	N.P.M.R.F	Total
65.07	162.43	0.00	227.50
Maryann	Date: 09/27/1999		

This Deed is made for September 10, 1999

BETWEEN, Frank J. Napolentano, Trustee

herein referred to as the Grantors,

whose address is

AND John Pashak

herein referred to as the Grantee.

whose address is #2 RED ROSE DRIVE, LEVITTOWN, PA 19056

The words "Grantor" and "Grantee" shall mean all Grantors and all Grantees listed above.

TRANSFER OF OWNERSHIP. The Grantor grants and conveys (transfer of ownership of) the property described below to the Grantee. This transfer is made for the sum of Sixty-five thousand Dollars (\$65,000.00). The Grantor acknowledges receipt of this money.

TAX MAP REFERENCE. (N.J.S.A. 46:15-2.1) City of
Margate Block No. 128 Lot No. 226

No property tax identification number is available on the date of this deed.
(Check if applicable.)

PROPERTY. The property consists of the land and all the buildings and structures on the land in the City of Margate, County of Atlantic and State of New Jersey. The legal description is:

DB6554P087

6 S. Adams, Penn
8/21

The property consists of land and all the buildings and structures on the land in the City of Margate, County of Atlantic and State of New Jersey. The legal description is:

BEGINNING at a point One Hundred Twenty-five feet Southwardly of the Southerly line of Ventnor Avenue and Sixty-two and one-half feet Westwardly of the Westerly line of Adams Avenue, and extending thence:

- 1) Westwardly and parallel with Ventnor Avenue, Sixty-two and one-half feet; thence
- 2) Southwardly, parallel with Adams Avenue, Twenty-five feet; thence
- 3) Eastwardly and parallel with Ventnor Avenue, Sixty-two and one-half feet; thence
- 4) Northwardly, parallel with Adams Avenue Twenty-five feet to the point and place of beginning.

TOGETHER with the following easement for ingress and egress to the premises above described:

BEGINNING at a point in the Westerly line of Adams Avenue, One Hundred Forty-seven feet Southwardly of the Southerly line of Ventnor Avenue, and extending thence

- 1) Westwardly parallel with Ventnor Avenue, Sixty-two and one-half feet; thence
- 2) Southwardly, parallel with Adams Avenue, Three feet; thence
- 3) Eastwardly, parallel with Ventnor Avenue, Sixty-two and one-half feet to the Westerly line of Adams Avenue; thence
- 4) Northwardly, in and along the Westerly line of Adams Avenue, Three feet to the point beginning.

ALSO TOGETHER with an easement for the existing water and sewer lines as now located, together with the right to repair and maintain said lines.

In compliance with Chapter 157, Laws of 1977 premises are known as Lot 226 in Block 128 on the official tax map of Margate, New Jersey.

BEING the same premises which Margaret Ann Zihn, widow by a deed dated March 4, 1963 and recorded on August 12, 1965 in Atlantic County in Deed Book 2289 page 457 granted and conveyed unto Frank Napoletano, in fee.

Also being the same premises which Frank Napoletano by a deed dated May 22, 1992 and recorded on June 1, 1992 in Atlantic County in Deed Book 5364 page 173 granted and conveyed unto Frank J. Napoletano, Trustee, in fee.

DB6554P088

CLP

Deed

Dated: September 10, 1999

Frank J. Napoletano, Trustee

Record and Return to:

Grantors,

TO

John Pashak

Grantee.

RECORD AND RETURN TO:
COMMONWEALTH LAND TITLE
INSURANCE CO.
650 NEW ROAD
LINWOOD NJ 08221
ACCT # 126

RECORDED
ATLANTIC COUNTY

99 SEP 27 AM 10:13

Michael Berin
COUNTY CLERK

In compliance with statute I have presented
an abstract of the within to all assessors
of the taxing district therein mentioned.

Michael Berin
COUNTY CLERK

DB6554P090 .

1011667

JAN 5 2004

123
226



DEED

Instr # 3138831 MICHAEL J. GARVIN
Recorded/Filed MB Atlantic County Clerk
12/04/2003 16:12 Bk 7621 Pg 1 of 2 PAS

Prepared By:
[Signature]
Robert E. Graymon, Esquire

THIS DEED is made on Nov 21 2003

BETWEEN JOHN PASHAK
whose post office address is 2 Red Rose Drive, Levittown, Pennsylvania 19056
referred to as the Grantor

AND CARL A. MEYER, III 609-432-6555
whose post office address is 9105 Atlantic Avenue, Apt. 42, Margate, New Jersey 08402
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 the property described below to the Grantee. This transfer is made for the sum of ONE HUNDRED TWENTY THOUSAND DOLLARS (\$120,000.00). The Grantor acknowledges receipt of this money.

TAX MAP REFERENCE. (N.J.S.A. 46:15-2.1) Municipality of Margate Lot 226 in Block 128

PROPERTY. The property consists of the land and all the buildings and structure on the land in the City of Margate City, County of Atlantic and State of New Jersey, commonly known as 6 South Adams Avenue. The legal description is as follows:

BEGINNING at a point One Hundred Twenty-five feet Southwardly of the Southerly line of Ventnor Avenue and Sixty-two and one-half feet Westwardly of the Westerly line of Adams Avenue, and extending thence:

1. Westwardly and parallel with Ventnor Avenue Sixty-two and one-half feet; thence
2. Southwardly, parallel with Adams Avenue Twenty-five feet; thence
3. Eastwardly and parallel with Ventnor Avenue, Sixty-two and one-half feet; thence
4. Northwardly, parallel with Adams Avenue Twenty-five feet to the point and place of beginning.

TOGETHER with the following easement for ingress and egress to the premises above described:

BEGINNING at a point in the Westerly line of Adams Avenue, One Hundred Forty-seven feet Southwardly of the Southerly line of Ventnor Avenue, and extending thence

Consideration:	120000.00	R
County:	180.00	
State:	300.00	
N.P.R.F.:	0.00	
Realty Tax:	480.00	
Fee:	50.00	

45
54,300
LCJ1362 (2)

1. Westwardly, parallel with Ventnor Avenue, Sixty-two and one-half feet; thence
2. Southwardly, parallel with Adams Avenue, Three feet; thence
3. Eastwardly, parallel with Ventnor Avenue, Sixty-two and one-half feet to the Westerly line of Adams Avenue; thence
4. Northwardly, in and along the Westerly line of Adams Avenue, Three feet to the point and place of beginning.

ALSO TOGETHER with an easement for the existing water and sewer lines as now located, together with the right to repair and maintain said lines.

Being the same premises which Frank J. Napolentano, Trustee by a deed dated September 10, 1999 and recorded on September 27, 1999 in Atlantic County in Deed Book 6554 page 87, granted and conveyed unto John Pashak, in fee.

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.

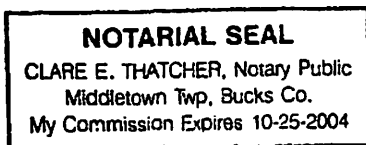
Witnessed by:

JOHN PASHAK, SELLER (Seal)

State of Pennsylvania :
County of Lower Bucks :
SS

I CERTIFY that on Nov. 21, 2003 John Pashak personally came before me and stated to my satisfaction that he/she/they

- (a) is/are named in and personally signed this deed;
- (b) executed this deed as her/his/their own act, and,
- (c) made this Deed for \$120,000.00 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.)



Clare E. Thatcher
notary public

IN COMPLIANCE WITH STATUTE I HAVE PREPARED
AN ABSTRACT OF THE WITHIN TO ALL ASSESSORS
OF THE TAXING DISTRICT THEREIN MENTIONED

Michael Berin
ATLANTIC COUNTY CLERK



End of Document

Return To:
Commonwealth Land Title
Insurance Co.
650 New Road
Linwood NJ 08221
Acct #125