

BOOK 2055 PAGE 25

This Deed,

Made the 31st day of March in the year
one thousand nine hundred and Sixty.

Between EDWARD J. KELEIGH and BERTHA V. KELEIGH, his wife,
residing at Forge Pond Road, in the Township of Brick,
in the County of Ocean, and State of New Jersey, hereinafter
referred to as the grantors,

AND LAWRENCE E. SWENSEN, JR.

of the Township of Brick, in the County of Ocean and State
of New Jersey, hereinafter referred to as the grantee,

Witnesseth That in consideration of

-- One Dollar and other good and valuable considerations--

Edward J. Keleigh and Bertha V. Keleigh, his wife,

grant and convey unto the said Lawrence E. Swensen, Jr.

and his heirs and assigns forever,

ALL that certain tract or parcel of land and premises, hereinafter
particularly described, situate, lying and being in the Township of Brick
in the County of Ocean, and State of New Jersey.

BEGINNING at a point on the Easterly line of Harvard Avenue which
point is also the intersection of the northerly line of Fourth Street
with the Easterly line of Harvard Avenue; thence

- (1) North 14 degrees 58 minutes West 75 feet to a point; thence
- (2) North 75 degrees 02 minutes East 100 feet to a point; thence
- (3) South 14 degrees 58 minutes East 75 feet to a point in the
northerly line of Fourth Street; thence
- (4) South 75 degrees 02 minutes West 100 feet to the point and
place of BEGINNING.

The foregoing description is in accordance with a survey made by
G. Albert Platt, P. E. & L. S., dated April 15, 1959 and revised
December 12, 1959.

The foregoing premises are also known as the southeast half of lots
1, 2, 3 and 4, Block 13 on Amended Map of Laurelton Park, Brick Township,
Ocean County, New Jersey.

Being a part of the same premises conveyed to the parties of the
first part hereto, by deed of James L. Sullivan and Gloria A. Sullivan,
his wife, dated November 22, 1958, and recorded December 9, 1958 in the
Ocean County Clerk's Office in Book 1944 of Deeds, page 248.



To have and to hold said premises with the appurtenances, unto the said grantee
his heirs and assigns forever.

State of J
County of Mo

Be it Rem
the year One Tho

A M
personally appeared

The said Edward J. Keleigh and Bertha V. Keleigh, his wife

who, I am satisfied,
thereupon they
and deed, for the

Covenant :

1. That they are lawfully seized of the said land.
2. That they have the right to convey the said land to the grantee.
3. That the grantee shall have quiet possession of the said land free from all incumbrances.
4. That the grantor will execute such further assurances of the said land as may be requisite.
5. That they will warrant generally the property hereby conveyed.

In Witness Whereof, the said grantor have hereunto set their hands and seals

the day and year first above written.

Signed, sealed and delivered

in the presence of

William B. Lange Edward J. Keleigh (L.S.)
Edward J. Keleigh
Bertha V. Keleigh (L.S.)
Bertha V. Keleigh
(L.S.)

DEED

EDWARD J. KELEIGH and
BERTHA V. KELEIGH.

State of New Jersey,
County of Monmouth } ss.:

Be it Remembered, that on this 31st day of March, 1960, before me, the subscriber,

A Notary Public of the State of New Jersey

personally appeared Edward J. Keleigh and Bertha V. Keleigh, his wife,

who, I am satisfied, are the grantor as mentioned in the within Instrument, and upon they acknowledged that they signed, sealed and delivered the same as their own deed, for the uses and purposes therein expressed.

Geraldine B. Lange
GERALDINE B. LANGE
NOTARY PUBLIC OF NEW JERSEY
MY COMMISSION EXPIRES MAY 12, 1964

DEED

EDWARD J. KELEIGH and
BERTHA V. KELEIGH,
his wife

TO

LAWRENCE E. SWENSON, JR.

Dated, March 31, 1960

Subscribed in the Office of
the County of N. J.,
on the day of , 19 ,
at o'clock, in the noon and
Recorded in Book of DEEDS for
said County, on page

R & R
ABRAHAM R. KLITZMAN
710 Mattison Avenue
Asbury Park, N.J.

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2055-35
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This Indenture,

Made the 1st day of April in the year of Our Lord
One Thousand Nine Hundred and Sixty.

Between DOLPHIN SHORES, INC.

a corporation duly organized and existing under and by virtue of the laws of the State of
New Jersey having its principal office in the Borough of Metuchen
County of Middlesex and State of New Jersey hereinafter referred to as the party
of the first part;

And WILLIAM LAKE, JR. AND FRANCES LAKE, his wife,
residing at 828 Woodwild Drive.,

in the Borough of Point Pleasant in the County of
Ocean and State of New Jersey hereinafter referred to as the
party of the second part;

Witnesseth, That the said party of the first part, for and in consideration of
ONE DOLLAR (\$1.00) and other good and valuable considerations

lawful money of the United States of America, to it in hand well and truly paid by the said party of
the second part, at or before the sealing and delivery of these presents, the receipt whereof is hereby
acknowledged, and the said party of the first part being therewith fully satisfied, contented and paid,
has given, granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed, and by these
presents does give, grant, bargain, sell, alien, release, enfeoff, convey and confirm unto the said party
of the second part, and to their heirs and assigns, forever

All that certain
tract or parcel of land and premises, hereinafter particularly described, situate, lying and being
in the Borough of Point Pleasant
in the County of Ocean and State of New Jersey

Being known and designated as Lot 3, Block 4 as shown on
certain map entitled "Map of Wood-Wild Park, Borough of Point
Pleasant, Ocean County, N.J. April 1955" and which map was filed
in the Ocean County Clerk's Office May 3, 1955 as Map No. C 393.

Subject to restrictions and easements of record.

Being part of the same premises conveyed to Dolphin Shores,
Inc. by Deed of Wood Wild Park, Inc. dated March 20, 1958 recorded
May 6, 1958 in Deed Book 1891 page 268 of Deeds for Ocean County.

Together with all and singular the houses, buildings, trees, ways, waters, profits, privileges, and advantages, with the appurtenances to the same belonging or in anywise appertaining:

Also, all the estate, right, title, interest, property, claim and demand whatsoever, of the said party of the first part, of, in and to the same, and of, in and to every part and parcel, thereof.

To Have and to Hold, all and singular the above described land and premises, with the appurtenances, unto the said party of the second part, their heirs and assigns, to the only proper use, benefit and behoof of the said party of the second part, their heirs and assigns forever.

And the said GRANTOR

for itself, its successors and assigns, does covenant, promise and agree to and with the said party of the second part, their heirs and assigns, that it has not made, done, committed, executed or suffered any act or acts, thing or things whatsoever whereby or by means whereof the above mentioned and described premises, or any part or parcel thereof, now are, or at any time hereafter shall or may be impeached, charged or encumbered, in any manner or way whatsoever.

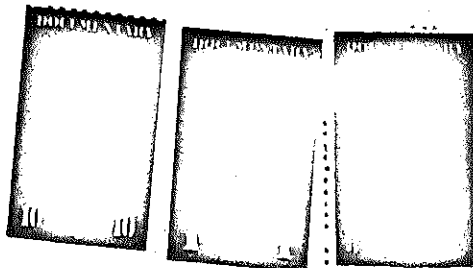
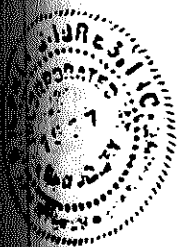
In Witness Whereof, the said party of the first part has caused its corporate seal to be hereto affixed and attested by its Secretary, and these presents to be signed by its President the day and year first above written.

Attest:

DOLPHIN SHORES, INC.

By Helen J. Bacskay
Helen J. Bacskay President.

Albert J. Bacskay
Albert J. Bacskay Secretary.



State of New Jersey, } ss.:
County of Union
Be it Remembered, that on this 1st day of April in the year of our Lord One Thousand Nine Hundred and Sixty, before me, the subscriber, A Master of the Superior Court of New Jersey personally appeared Albert J. Bacskay who, being by me duly sworn on his oath, does depose and make proof to my satisfaction, that he is the Secretary of the Dolphin Shores, Inc. the party mentioned in the within Instrument, that Helen J. Bacskay is the President of said Corporation; that the execution, as well as the making of this Instrument, has been duly authorized by a proper resolution of the Board of Directors of the said Corporation; that deponent well knows the corporate seal of said Corporation; and the seal affixed to said Instrument is such corporate seal and was thereto affixed, and said Instrument signed and delivered by said President, as and for his voluntary act and deed and as and for the voluntary act and deed of said Corporation, in presence of deponent, who thereupon subscribed his name thereto as witness.

Sworn to and subscribed before me,
at Plainfield
the date aforesaid.

Wm M. Walley
Wm M. Walley - A Master of
the Superior Court of New Jersey

Albert J. Bacskay
Albert J. Bacskay

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Inc. by De
May 6, 195

Deed.

DOLPHIN SHORES, INC.
a N.J. corp.

TO

WILLIAM LAKE, JR. and
FRANCES LAKE, his wife,

Dated, April 1st, 1960

CLERK OF THE COUNTY

2055-28

MIRON M. WALLEY
COUNSELLOR AT LAW
140 WEST FRONT STREET
NEWARK, N. J.

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Abstracted

BOOK 2139 PAGE 16
This Indenture, made the 27th day of April

in the year One Thousand Nine Hundred and Sixty-One

Between MARIE TRUEX, Widow, Laurelton Park,

residing at 1641 Tilford Boulevard,

of the Township of Brick in the County of
Ocean and State of New Jersey
party of the first part, hereinafter known as the grantor;

And GILBERT W. HEWSON and THELMA C. HEWSON, his wife,

residing at 771 Lake Street,

of the City of Newark in the County of
Essex and State of New Jersey
party of the second part, hereinafter known as the grantees:

Witnesseth, That the said grantor, for and in consideration of
ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION

lawful money of the United States of America, to her in hand well and truly paid by the said
grantee, at or before the sealing and delivery of these presents, the receipt whereof is hereby
acknowledged, and the said grantor being therewith fully satisfied, contented and paid, has
given, granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed, and by these
presents does give, grant, bargain, sell, alien, release, enfeoff, convey and confirm unto the said
grantee, and to their heirs and assigns, forever.

All that certain
tract or parcel of land and premises, hereinafter particularly described, situate, lying and
being in the Township of Brick
in the County of Ocean and State of New Jersey;

BEGINNING at a point 367.70 ft., from the Northwesterly intersection
of Fourth Street and Tilford Blvd., along said Tilford Blvd., which
point is on a curve having a radius of 1133.24 ft., thence (1) along
a line which is radial to the above mentioned curve South 61 degrees
24 minutes West 150 ft., to a point; thence (2) Along a curve with a
radius of 1283.24 ft., curving Northeasterly 84.93 ft., to a point;
thence (3) Along a line which is radial to the above mentioned curve
North 65 degrees 14 minutes East 150 ft., to a point; thence (4) Along
a curve with a radius of 1133.24 ft., along said Tilford Blvd., in a
Southeasterly direction 75 ft. to the point or place of Beginning.

BEING known as Lots 39-40 and 41 in Block 11 as shown on the Map of
Laurelton Park Company, made by Roy T. Havens, Engineer and Surveyor
dated March 3, 1927 and duly filed in the Ocean County Clerk's Office

BEING the same premises conveyed to the party of the first part by
Charter Developers, Inc., by deed dated March 1, 1936 and recorded in
the Ocean County Clerk's Office in Book 1707 of Deeds at page 488.

SUBJECT to zoning ordinances, restrictions and easements of record.

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Together with all and singular the houses, buildings, trees, ways, waters, profits, privileges, and advantages, with the appurtenances to the same belonging or in anywise appertaining:

Also all the estate, right, title, interest, property, claim and demand whatsoever, of the said grantor, of, in and to the same, and of, in and to every part and parcel thereof.

To Have and to Hold, all and singular the above described land and premises, with the appurtenances, unto the said grantee, ^s, their heirs and assigns, to the only proper use, benefit and behoof of the said grantee, ^s, their heirs and assigns forever.

And the said grantor

for her heirs, executors, administrators, successors and assigns, does covenant, promise and agree to and with the said grantee, ^s, their heirs and assigns, that she has not made, done, committed, executed or suffered any act or acts, thing or things whatsoever whereby or by means whereof the above mentioned and described premises, or any part or parcel thereof, now are, or at any time hereafter shall or may be impeached, charged or encumbered, in any manner or way whatsoever.

In Witness Whereof, the said grantor has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered

in the presence of

MARIE TRUEX

RICHARD W. SIM

State of New Jersey,

County of OCEAN

ss.:

Be it Remembered, that on this 27th day of April in the year of our Lord One Thousand Nine Hundred and Sixty-One, before me, the subscriber, A Master of the Superior Court of New Jersey personally appeared

MARIE TRUEX, Widow,

who, I am satisfied, is the grantor mentioned in the within instrument, and thereupon she acknowledged that she signed, sealed and delivered the same as her act and deed, for the uses and purposes therein expressed.

RICHARD W. SIM, A Master of the Superior Court of New Jersey

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Deed

MARIE TRUXX, Widow,

TO.

GILBERT W. HEWSON, et ux.

DATED April 27, 19 61.

DEED
OCEAN COUNTY
OFFICE

1961 APR. 1 PM 1 35

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CLERK
Edward A. Budge

ROBERTS, SIM & BUNN
ATTORNEYS AT LAW

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RECORDED

BOOK 2139 PAGE 19

BOOK 2131 PAGE 445

BOOK 4155 PAGE 13 BOOK 2

This Indenture,

Between ALICE S. PITTENGER,
residing at 206 Homestead Avenue,
in the Borough of Point Pleasant Beach,
Ocean County and State of New Jersey,

atrix of the Last Will and Testament of Ellen Roberts, deceased.

Borough of Point Pleasant Beach, in the County of
Ocean and State of New Jersey, party of the first part;

2nd NELSON W. WARD and CATHERINE A. WARD, his wife,
residing at 362 Edgewater Road, in the Borough of
Cliffside Park, in the County of Bergen and State
of New Jersey,

part 1 of the second part

Witnesseth, That the said part y of the first part, by virtue of the power and authority to given in and by said Last Will and Testament, and for and in consideration of the sum of FOUR THOUSAND (\$4,000.00) DOLLARS

all money of the United States of America, to her in hand paid by the said parties of the first part, at, or before the en sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents do es grant, bargain, sell and convey unto the said parties of the second part, and to their heirs and assigns forever. All

in certain lot,

or parcel of land and premises, hereinafter particularly described, situate, lying and being in
Borough of Point Pleasant Beach in the County of Ocean
State of New Jersey.

BEING part of Lots numbered 620 and 621 Northern Section, on a
of lots of the Point Pleasant Land Company, duly filed in the
Office of the County of Ocean, August 6, 1878, described as
DWS:

BEGINNING at a point on the westerly side of Cincinnati Avenue at the northeast corner of lot 620 on the map aforesaid; thence (1) running from said beginning point southerly at right angles to Cincinnati Avenue 35 feet to a point; thence (2) westerly and parallel to Cincinnati Avenue 100 feet to a point; thence (3) northerly and at right angles to Trenton Avenue 35 feet to a point; thence (4) easterly and parallel with Trenton Avenue 100 feet to the place of BEGINNING.

BEING the same premises conveyed to Ellen Roberts, widow, by from the Point Pleasant Federal Savings and Loan Association April 15, 1946 and which deed was duly recorded in the Ocean Clerk's Office on April 22, 1946 in Book 1213 of Deeds for County at page 96; the said Ellen Roberts having departed this estate on June 20, 1960, and the grantor named herein having duly appointed the executrix of the decedent's estate on 4, 1960 by the Surrogate in and for the County of Ocean.

The within deed has been corrected to show the date of conveyance, the consideration for said conveyance, the same has been correctly acknowledged and is to be re-recorded in said Clerk's Office

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

And also, all the estate, right, title, interest, property, possession, claim and demand whatsoever, as well in law as in equity, of the said part Y of the first part, and of the said Testator, of, in, and to the above described premises, and every part and parcel thereof, with the appurtenances. To have and to hold, all and singular the above mentioned and described premises, together with the appurtenances, unto the said parties of the second part, their heirs and assigns forever.

And the said party of the first part does hereby covenant, promise and agree to and with the said parties of the second part, NELSON W. WARD and CATHERINE A. WARD, their heirs and assigns that she has not, as such executor as aforesaid, done or caused, suffered or procured to be done, any act, matter or thing, whereby the said premises or any part thereof, with the appurtenances, are or may be charged or encumbered in estate, title or otherwise.

In Witness Whereof, the said part Y of the first part, has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delibered
in the presence of

Alice S. Pittenger (L.S.)
ALICE S. PITTENGER

Helen Jacobson

County of

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OCEAN COUNTY CLERK'S
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State of New Jersey, } ss.:
County of OCEAN

BOOK 2139 PAGE 21

Be it Remembered, that on this 27th day of April, 1961, before me, the year of our Lord One Thousand Nine Hundred and Sixty-one, subscriber, a Master of the Superior Court of New Jersey personally appeared ALICE S. PITTINGER, Executrix of the last Will and Testament of Ellen Roberts Deceased

I am satisfied, is the grantor and thereupon she acknowledged that she executed, sealed and delivered the same as her act and deed, for the purposes therein expressed.

mentioned in the within instrument.

acknowledged that she her act and deed, for the

JACK F. SINN, A Master of the Superior Court of New Jersey

Deed

ALICE S. PITTINGER,
Executrix of the Last
Will and Testament of
Ellen Roberts, deceased,

TO

NELSON W. WARD and
CATHERINE A. WARD,
his wife,

Dated, March 20th, 1961

Received in the Office of
the County of on
the day of A.D.
19, at o'clock, in the noon
and Recorded in Book of DEEDS
for said County, on page

(File 1726)

EWART, LOWELL & HENRIKSON
250 Washington Street
Toms River, New Jersey

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1961 MAR 21 PM 1 33

BOOK 2139 Page 21
OF DEEDS
CLERK
K. B. Budge

RE-RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1961

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Abstracted ✓

BOOK 2141 PAGE 56

This Indenture

made the 5th day of February

in the year One Thousand Nine Hundred and Fifty-seven

Between GUSTAVE J. KIESER, Widower,

residing at Laurelton
in the Township of Brick in the County of
Ocean and State of New Jersey hereinafter referred to as the Grantor;

And ROSALIE JOHANSON, residing at 169 Louis Street, Secaucus,
New Jersey

hereinafter referred to as the Grantee;

Witnesseth, That the said grantor, for and in consideration of One (\$1.00) Dollar
and other good and valuable consideration

lawful money of the United States of America, to grantor in hand well and truly paid by the
said grantee, at or before the sealing and delivery of these presents, the receipt whereof is hereby
acknowledged, and the said grantor being therewith fully satisfied, contented and paid has given,
granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed, and by these presents
does give, grant, bargain, sell, alien, release, enfeoff convey and confirm unto the said grantee

herself, her heirs
All that certain

tract or parcel of land and premises, hereinafter particularly described, situate, lying and
being in the Township of Brick in the County of
Ocean State of New Jersey.

BEING known and designated as Lots 13 and 14 in Block 21
on map of property of Laurelton Park Company, made by Roy T. Havens,
Engineer and Surveyor, dated March, 1927 and duly filed in the
Ocean County Clerk's Office.

BEING part of the same premises conveyed by deed dated
August 3rd, 1954 by Laurelton Park Company to Gustave J. Kieser
and recorded in the Ocean County Clerk's Office August 16th, 1954
Book 1578 of Deeds at Page 310 etc.

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Together with all and singular the houses, buildings, trees, ways, waters, profits, privileges, and advantages, with appurtenances to the same belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and the profits thereof, and of every part and parcel thereof:

Also all the estate, right, title, interest, property, claim and demand whatsoever, of the said grantor, of, in and to the same, and of, in and to every part and parcel thereof,

To Have and to Hold, all and singular the above described land and premises, with the appurtenances, unto the said grantee, to the proper use, benefit and behoof of the said grantee forever:

And the said grantor Gustave J. Kieser, Widower,

covenants and agrees to and with the grantee, that the said grantor Gustave J. Kieser, Widower, is

the true, lawful and right owner of all and singular the above described land and premises, and of every part and parcel thereof, with the appurtenances thereunto belonging; and that the said land and premises, or any part thereof, at the time of the sealing and delivery of these presents, are not encumbered by any mortgage, judgment, or limitation, or by any encumbrance whatsoever, by which the title of the said grantee, hereby made or intended to be made, for the above described land and premises, can or may be changed, charged, altered or defeated in any way whatsoever:

And Also that the said grantee shall and may at all times hereafter, peaceably and quietly have, hold, use, occupy, possess and enjoy the above granted premises, and every part and parcel thereof, with the appurtenances, without any let, suit, trouble, molestation, eviction or disturbances of the said grantor, or assigns, or of any other person or persons lawfully claiming or to claim the same.

And Also that the said grantor now has good right, full power and lawful authority, to grant, bargain, sell and convey the said land and premises in the manner aforesaid;

And Also that the said grantor will Warrant, secure, and forever defend the said land and premises unto the said grantee forever, against the lawful claims and demands of all and every person or persons, freely and clearly freed and discharged of and from all manner of encumbrance whatsoever.

And the said grantor shall and will at any time or times hereafter, upon the reasonable request, and at the proper cost and charges in the law, of the said grantee, make, do, and execute, or cause or procure to be made, done and executed, all and every such further or other lawful and reasonable acts, conveyances and assurances in the law for the better and more effectually vesting the premises hereby intended to be granted to the grantee forever, as shall be reasonably required,

The neuter gender when used herein shall include all persons and corporations, and words used in singular shall include words in the plural where the text of the instrument so requires.

All the covenants, provisions and conditions herein contained, shall be deemed to be covenants running with the land and shall be for the benefit of and shall bind the grantor, grantee, and their respective heirs, executors, administrators, successors and assigns.

In Witness Whereof, the said grantor has hereunto set his hand and seal the day and year first above written.

Signed, Sealed and Delivered)

in the presence of

Gustave J. Kieser
GUSTAVE J. KIESER

Leland W. Downey
Witness

Notary Public of N. J.

MY COMMISSION EXPIRES APRIL 14, 1967

STATE OF NEW JERSEY,

COUNTY OF Ocean

Be it Remembered, that on this 5th day of February in the year of our Lord One thousand Nine Hundred and Fifty-seven, before me, the subscriber, a Notary Public in and for the State of New Jersey personally appeared Gustave J. Kieser, widower,

who, I am satisfied, is the above mentioned in the within instrument, and thereupon he acknowledged that he act and deed, for the purposes and purposes therein expressed.

Leland W. Downey
Leland W. Downey

Notary Public of N. J.

MY COMMISSION EXPIRES APRIL 14, 1967

BOOK 2141 PAGE 58

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Open.

GUSTAVE J. KIESER

TO

ROSALIE JOHANSON

169 Louis St

Secaucus, N.J.

DATED February 5th 1957.

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1961 MAR 9 PM 2 33

BOOK 2141 PAGE 56
OF 2141
Clerk
Edward A. Budge

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BOOK 2141 PAGE 59

This Indenture,

Made the 8th day of April, in the year of our Lord
One Thousand Nine Hundred and Sixty-one.

Between

SILVER BAY MARINA, INC., a corporation of the
State of New Jersey, with principal place of
business at 737 Springfield Avenue

In the Town of Essex and State of New Jersey of Irvington in the County of
partly of the first part:

And

ROY G. SIMMONS, ESQ., Statutory Receiver of the
Clayton Yacht Works, Inc., an insolvent Corporation,

of the Township of Ocean and State of New Jersey of Dover in the County of
partly of the second part:

Witnesseth, That the said party of the first part, for and in consideration of -----

-- ONE DOLLAR (\$1.00) and other good and valuable consideration --

lawful money of the United States of America, to it in hand well and truly paid by the said
party of the second part, at or before the sealing and delivery of these presents, the receipt whereof is
hereby acknowledged, and the said party of the first part being therewith fully satisfied, contented
and paid, has given, granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed,
and by these presents does give, grant, bargain, sell, alien, release, enfeoff, convey and confirm
unto the said party of the second part, and to and assigns, forever,

All that certain lot,

tract or parcel of land and premises, hereinafter particularly described, situate, lying and being
in the Township of Ocean of Dover in the County of New Jersey.

BEGINNING at a monument set in the Easterly side line of
Fisher Boulevard, said monument being in the division line estab-
lished between the lands of John F. Cusack and Teresa J. Cusack,
his wife, and the lands of Archer G. Milligan and Jeannette W.
Milligan, his wife, as described in an agreement dated March 12,
1957 and recorded in the Ocean County Clerk's Office in Deed Book
1798, Page 234, said monument also being the most Northwesterly
corner of Lot #1, Block #9, Section 1, as shown on map or plan
entitled "Plan of Section 1, Smug Harbor, Dover Township, Ocean
County, New Jersey" and from said beginning point running, accord-
ing to survey prepared by John A. Ernst, Jr., P.E. & L.S. dated
December 1958, thence (1) North 38 degrees 44 minutes 33 seconds
East along the aforementioned division line a distance of 693.73
feet to the mean high water line of Silver Bay passing over a
monument distant 75 feet, more or less, Westerly from the mean
high water line of said Silver Bay; thence (2) Beginning again
at the same beginning corner and running North 10 degrees 12
minutes 27 seconds West along the Easterly side line of Fisher
Boulevard a distance of 685.71 feet to a point distant 13.21 feet
South 10 degrees 12 minutes 27 seconds East from a monument set
in the Easterly side line of Fisher Boulevard; thence (3) North
79 degrees 47 minutes 33 seconds East along the Northerly line
of the lagoon a distance of 160 feet; thence (4) North 10 degrees
12 minutes 27 seconds West passing over a monument 13.21 feet
from the beginning of this course a distance of 96 feet to a
point in the Southerly side line of a private road called Pump-
shire Road; thence (5) North 79 degrees 47 minutes 33 seconds
East along the Southerly side line of said private road a distance
of 220 feet to a monument; thence (6) South 10 degrees 12 minutes

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27 seconds East a distance of 40 feet to a monument; thence (7) North 79 degrees 47 minutes 33 seconds East a distance of 80 feet; thence (8) South 10 degrees 12 minutes 27 seconds East a distance of 57.79 feet passing over a monument 15 feet from the end of this course which is in the Northerly line of the lagoon; thence (9) North 79 degrees 47 minutes 33 seconds East along the Northerly line of the lagoon to its entrance a distance of 185 feet to a point in the mean high water line of Silver Bay; thence (10) South 10 degrees 12 minutes 27 seconds East crossing over the entrance a distance of 40 feet to a point in the Southerly line of the entrance of the lagoon; thence (11) In a Southeasterly direction following along the mean high water line of Silver Bay a distance of 52 feet; more or less; thence (12) In a Southwesterly direction continuing along the mean high water line of Silver Bay South 38 degrees 44 minutes 33 seconds West a distance of 169 feet, more or less; thence (13) In a Southeasterly direction still following the mean high water line of Silver Bay South 37 degrees East a distance of 30 feet, more or less, to the end of the first course herein.

Together with the right to use and continue to use the trade name, or name "Silver Bay Marina".

Together with a right of access in common with Hugh C. Clayton and Lloyd R. Clayton, et cetera, as recited in the deed by them and their wives to John F. Cusack and Teresa J. Cusack, his wife, dated December 26, 1958 and recorded December 30, 1958 in Book 1948, Page 242 of Deeds for Ocean County, for ingress and egress over Pumpshire Road as it presently exists on the ground and is shown on an unfiled plot plan prepared by Bruce M. Larrabee, Land Surveyor, entitled "Pumpshire Subdivision, Clayton Yacht Works, Dover Township, Ocean County, New Jersey, dated May 1951" to the lagoon of its existing width.

Included in this Deed are all the right, title and interest of the Grantor in and to riparian rights obtained through deeds of record to former owners of the property; more particularly, riparian rights obtained through grant from the State of New Jersey recorded in Book 1948, Page 233 of Deeds for Ocean County.

This conveyance is subject to the rights of the State of New Jersey and the Federal Government in the lands lying below the mean high water line of Silver Bay; State and municipal laws, and public utility easements, and easements, restrictions and reservations of record.

Subject also to a mortgage given by John F. Cusack and Teresa J. Cusack, his wife, to Hugh C. Clayton and Lloyd R. Clayton in the face amount of \$137,422.95, now reduced and recorded in Mortgage Book 801, Page 194, and assigned by the mortgagees to and now held by First National Bank of Toms River, N. J., under an assignment recorded in Assignment Book 71, Page 366.

BEING the same premises conveyed to Silver Bay Marina, Inc., a corporation of the State of New Jersey by deed dated March 23, 1960 from John F. Cusack and Teresa J. Cusack, his wife, and recorded on April 12, 1960 in the Office of the Clerk of Ocean County in Book No. 2057 of Deeds for said County, at Page No. 230.

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ATTEST:



Together with all and singular the houses, buildings, trees, ways, waters, profits, privileges and advantages, with appurtenances to the same belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and the profits thereof, and of every part and parcel thereof;

And also, all the estate, right, title, interest, property, possession, claim and demand whatever, as well in law as in equity, of the said party of the first part, of, in and to the above described premises, and every part and parcel thereof, with the appurtenances.

To have and to hold, all and singular, the above mentioned premises, together with the appurtenances, unto the said party of the second part, and assigns, to own proper use, benefit and behoof forever.

And the said

SILVER BAY MARINA, INC., a corporation of the State of New Jersey,

for itself, its successors and assigns, do es covenant, grant and agree to and with the said party of the second part, and assigns, that the said

SILVER BAY MARINA, INC., a Corporation of the State of New Jersey

at the time of the sealing and delivery of these presents, is lawfully seized in its own right of a good, absolute, and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted, bargained and described premises, with the appurtenances and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid; and that the same are free and clear of all encumbrances, except as aforesaid.

And that the said

SILVER BAY MARINA, INC., a Corporation of the State of New Jersey,

will warrant and forever defend the premises hereby conveyed against all persons lawfully claiming the same.

In Witness Whereof, the said party of the first part has hereunto caused these presents to be signed by its proper corporate officers and caused its proper corporate seal to be hereto affixed, the day and year first above mentioned.

SILVER BAY MARINA, INC.

ATTEST:

By: Wallace P. Gilbert
WALLACE P. GILBERT - President.

Theodore Klemens
THEODORE KLEMENS - Secretary.

