

BOOK 1713 PAGE 272

This Indenture made the 26th day of March

in the year One Thousand Nine Hundred and Fifty Six

Between MARY H. YOUNG (unmarried)

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 ALFRED S. NIKMANIS and OLGA NIKMANIS (his wife)

Third Street, Laurelton Park, Township of Brick, County of Ocean
and State of New Jersey

hereinafter referred to as the Grantee;

Witnesseth, That the said grantor, for and in consideration of One 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 grantees
their heirs and assigns, forever,

All those certain lots,

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.

KNOWN and DESIGNATED as Lots Numbers Ten and Eleven (10 & 11),
Block Number Eight (8) as shown on Map of Laurelton Park Company,
made by Roy Theodore Havens, dated March 3, 1927 and duly filed
in the Ocean County Clerk's Office.

ALSO BEING the same two (2) lots conveyed to Mary H. Young by
the Laurelton Park Company on the Twenty Third day of September
1953 and recorded in the Ocean County Clerk's Office on October
20, 1953 in Book Number 1518 of Deeds, Page 323.

S
C
in
th
p
to
a
si
us

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 **MARY H. YOUNG**

covenants and agrees to and with the grantee, that the said grantor **MARY H. YOUNG** 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.

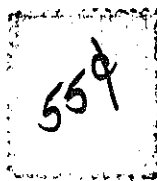
In Witness Whereof, the said grantor does hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered)

in the presence of

J. E. Stevens
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires June 14, 1939

Mary H. Young
Mary H. Young



STATE OF NEW JERSEY,
COUNTY OF OCEAN

ss.:

Be it Remembered, that on this Twenty-eighth day of March in the year of our Lord One thousand Nine Hundred and Fifty Six, before me, the subscriber, a Notary Public personally appeared **Mary H. Young (unmarried)**

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

J. E. Stevens
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires June 14, 1939

Deed.

MARY H. YOUNG (unmarried)

TO

ALFRED NIKMANIS

and

OLGA NIKMANIS,

(his wife)

DATED March 28, 1956

Received in the
the County of
on the day of

Office of
N. J.

A. D. 19, at o'clock, in the

noon and Recorded in Book
of DEEDS for said

County, on page

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1956 APR 2 AM 9 32

BOOK PAGE OF

CLERK

Edward K. Burdige

DEE

of
Be

par
of th

par
of th
Wil

the s

lawf

valt

part
sealin

and c
releas

heirs

Town

more

Lots

on a

Beach

P.E.

Ocean

Being

corpo

Craft

1956

490.

\$5.00

This Indenture,

Made the 16th day of May in the year of Our Lord
One Thousand Nine Hundred and Fifty-six.

Between CHARTER DEVELOPERS, 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 City of Newark County of Essex and State of New Jersey hereinafter referred to as the party of the first part;

And ASAPH C. SMITH, and ELEANOR S. SMITH, his wife,

of the Township of Brick 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

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 Township of Brick in the County of Ocean and State of New Jersey.

BEGINNING at a point on the east side of Forge Pond Road 275 Ft. from the intersection of Fourth Street and Forge Pond Road along a curve curving to the right along Forge Pond Road with a radius of 1433.24 ft., thence (1) along said curve with a radius of 1433.24 ft., along said Forge Pond Road 70 ft., to a point; thence (2) along a line which is radial to the above mentioned curve North 59 degrees 39 minutes 30 seconds East 150 ft., to a point; thence (3) Southeasterly along a curve curving to the left with a radius of 1283.24 ft., 64.52 ft., to a point; thence (4) along a line which is radial to the above mentioned curve South 57 degrees 34 minutes West 150 ft., to the point or place of BEGINNING.

BEING lots 12-13 and a portion of Lot 14 in Block 11 on the Map of Laurelton Park Company made by Roy T. Havens, Eng., and Surveyor dated March 3, 1927 and duly filed in the Ocean County Clerk's Office.

This property is conveyed subject to zoning ordinances, restrictions and easements of record and such facts that an accurate survey may disclose.

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, administrators and assigns forever.

And the said CHARTER DEVELOPERS, INC.

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.

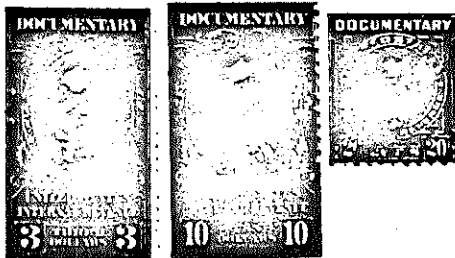
In Witness Whereof, the said party of the first part has caused its corporate seal to be hereunto affixed and attested by its assistant Secretary, and these presents to be signed by its President the day and year first above written.

Attest:

CHARTER DEVELOPERS, INC.

By Lewis B. Kent
LEWIS B. KENT President.

Hella Lowenstein
HELLA LOWENSTEIN ASS: Secretary.



State of New Jersey,
County of ESSEX:

ss.:

We it Remembered, that on this 16th day of May
in the year of our Lord One Thousand Nine Hundred and Fifty-six
the subscriber, *A Master of the Superior Court of New Jersey*, before me,
personally appeared SHEILA LOWENSTEIN

who, being by me duly sworn on her oath, does depose and make proof to my satisfaction, that she
is the Assistant Secretary of the
Charter Developers, Inc.,

that LEWIS B. KENT
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 Newark, NJ
the date aforesaid.

Sheila Lowenstein
SHEILA LOWENSTEIN

Arnold R. Kent
ARNOLD R. KENT
A Master of the Superior
Court of New Jersey.

Read.

CHARTER DEVELOPERS, INC.

TO
ASAPH C. SMITH, and ELEANOR
S. SMITH, his wife,

RECORDED
OCEAN COUNTY CLERK'S
OFFICE
1956 JUN 1 AM 11 06

BOOK PAGE 16 OF
Dated, MAY 16, 1956
Edward K. Budge

LAW OFFICES
ARNOLD R. KENT
1080 BROAD STREET
NEWARK 2, N. J.

Kearny
make,
Alm St
New Je
place
in the
more p
BEGINN
of Fou
left a
(1) al
Pond R
radial
30 sec
along
64.52
the ab
ft., t
BEING
Laurel
dated 1
Office
a sum
(\$11,50
the pay
theretc
Sale an
sions a
complet
this A
WITNESS
He

BOOK 1815 PAGE 171

This Indenture, made the 25th day of May
in the year of our Lord One Thousand Nine Hundred and fifty-seven

Between OLIVE WALTON BROWN, Widow,
(West Point Island)

~~Between~~ in the ~~xxx~~ Township of Dover, in the County of
Ocean and State of New Jersey
part y of the first part, hereinafter referred to as the Grantor :

And OLIVE WALTON BROWN and CHARLES R. WHITMER, JR.
As Joint Tenants and not as tenants-in-common, the property
to descend to the survivor,
of West Point Island

In the Township of Dover in the County of
Ocean and State of New Jersey
parties of the second part, hereinafter referred to as the Grantees :

Witnesseth. That the said Grantor , for and in consideration of -----
ONE DOLLAR (\$1.00) and other good and valuable considerations -----
lawful money of the United States of America, to her in hand and truly paid by the said
Grantees 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
Grantees ,

their heirs and assigns, forever ~~All those certain~~

~~particulars of the premises hereinafter particularly described situate, lying and~~
~~being in the~~ and
~~in the County of~~ and State of ~~N. J.~~

TRACT #1: ALL those certain lots, tracts or parcels of land and premises,
situate, lying and being in the Township of Dover, in the County of Ocean and
State of New Jersey, being more particularly described as follows:

BEING known and designated as Lots Nos. 11 and 12, in Block #13, on Plan entitled
"West Point Islands, Dover Township, Ocean County, N.J.", prepared by
Remington & Vosbury, Revised July 30, 1928, and duly filed in the office of the
Clerk of Ocean County.

TRACT #2: ALL that certain lot, tract or parcel of land and premises situate,
lying and being in the Borough of Lavalette, County of Ocean and State of New
Jersey, and more particularly described as follows:-

BEING known and designated as Lot #2, in Block 3, Section C, on a certain plan
of lots of the Barnegat Land Improvement Company made by Fowler and Lummis,
Civil Engineers, A.D. 1878, and duly filed in the Clerk's Office at Toms River,
N.J. Said premises has a frontage on Ocean Avenue of 50 feet and a depth
running westwardly of 100 feet.

TOGETHER with a right of way and easement 10 feet wide over the most
easterly portion of Lot #5, in Block 3, Section C, on the aforesaid plan, running
from Brooklyn Avenue to the most northerly side line of said Lot #2, which is

BOOK 1815 PAGE 171

reserved for the mutual benefit and use of both of the parties hereto for the purpose of the installation of utilities and the right to pass and repass over said premises by both of the parties hereto and their respective heirs, successors and assigns, their agents and servants and the tenants and occupants from time to time at all times to freely pass and repass on foot or with vehicles or otherwise to, from and between the premises above described and Brooklyn Avenue.

TRACT #3: ALL that certain lot, tract or parcel of land and premises, situate, lying and being in the Township of Dover, in the County of Ocean and State of New Jersey.

BEING known and designated as Lot No. Three (3), in Block Eight (8), on plan entitled "West Point Island, Dover Township, Ocean County, New Jersey", prepared by Remington & Vosbury, C.E., revised on July 30, 1928, and duly filed in the Office of the Clerk of Ocean County at Toms River, New Jersey.

TRACT #4: ALL those certain lots, tracts or parcels of land and premises, situate, lying and being in the Township of Brick, in the County of Ocean and State of New Jersey, known as Lot Numbers Sixteen (16), Seventeen (17), Eighteen (18) and Nineteen (19), Block Five (5) on the Map of the Laurelton Park Company made by Roy Theodore Havens, Engineer and Surveyor, and dated March 3, 1927.

AS TO TRACT #1: BEING the same premises heretofore conveyed to George G. Brown and Olive W. Brown by deed from Andrew LeMassena and Sarah M. LeMassena, his wife, dated Jan. 12, 1946, and which said deed was duly recorded in the Ocean County Clerk's Office at Toms River, N.J. on Feb. 16, 1946, in Book 1202 of Deeds, at Page 198.

AS TO TRACT #2: Being the same premises heretofore conveyed to Olive Walton Brown by deed from Lavallette Holding Corporation, dated Nov. 24, 1955, and which said deed was duly recorded in the Ocean County Clerk's Office at Toms River, N.J. on July 30, 1956, in Book 1745 of Deeds, at Page 77.

AS TO TRACT #3: BEING the same premises heretofore conveyed to Olive Walton Brown by deed from Edward H. Heeb, Sr. and Louise Heeb, his wife, dated December 28, 1955, and which said deed was duly recorded in the Ocean County Clerk's Office at Toms River, N.J. on Jan. 5, 1956, in Book 1695 of Deeds, at Page 140.

AS TO TRACT #4: BEING ^{part of} the same premises heretofore conveyed to Olive Heath Brown by deed from Laurelton Park Company, a N.J. Corporation, dated November 15, 1940, and which said deed was duly recorded in the Ocean County Clerk's Office at Toms River, N.J. on November 25, 1940, in Book 1087 of Deeds, at Page 212.

SUBJECT to covenants, conditions and restrictions of record.

Target
and advent

Alma, a
Grantor

Is the
tenances, as
and assigns

And

heirs, execu
Grantees,
has not m
whereby or
thereof, now
any manner

In With
hand and

Signed, Se

in the

As to Oli

The conside
that no Fed

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.

Do Give and to Hold all and singular the above described land and premises, with the appurtenances, unto the said Grantee, their heirs

and assigns, to the proper use, benefit and behalf of the said Grantee,

their heirs and assigns forever:

And the said Grantor, Olive Walton Brown, Widow,

for herself, her

heirs, executors and administrators, does covenant, promise and agree to and with the said Grantee, 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 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

Olive Walton Brown (LS)
OLIVE WALTON BROWN

Attorney for Olive Walton Brown.

(The consideration in this conveyance is such that no Federal Document Stamps are required.)

PENNSYLVANIA
State of ~~Delaware~~
County of ~~Delaware~~ ✓

Be it Remembered, that on this Day May 25, day of 1957
One Thousand Nine Hundred and fifty-seven
the subscriber, ~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~ A Notary Public of the State
of Pennsylvania,
personally appeared OLIVE WALTON BROWN, 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.

Notary Public of the State of Pennsylvania
My Commission Expires:

April 30, 1959.

Deed

OLIVE WALTON BROWN, Widow,

TO

OLIVE WALTON BROWN and
CHARLES R. WHITMER, JR.
as Joint Tenants and not as
Tenants in Common, the property
to descend to the survivor.

DATED May 25 1957.

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

LAW OFFICES
HIERING & GRASSO
Court House Square
Toms River, N. J.

RECORDED
OCEAN COUNTY
CLERK'S OFFICE

1957 MAY 23 AM 9.38

BOOK PAGE
OF Edward K. Barber
CLERK

This
in the Year of
1957
and CHARLES
Heights, 1

And
Within
seller, lawful
conveying and
whereof is he
sold, aliened,
bargain, sell,
and unto its s
All the

in the County
early describe
PARC
Jersey St
37 Section
Showing E
oughs Of
And Dover

PARC
located at
on the eas
lands now
of the St
Developme
(Departme
posed rig
laid down
line of B

CON
feet;

PARC
located at
on the eas
the north
way line
aforesaid
Avenue, a

CON
square feet

TOG
of the fil
Bay, Bay
premises;

AND