

This Indenture, made the 29th day of June

in the year One Thousand Nine Hundred and Sixty-Five

Between JULIUS RABINOWITZ & SALLY RABINOWITZ, his wife, DONALD PLATNICK & CECILIA PLATNICK, his wife and SOL LAZINGER & JEAN LAZINGER, his wife.

WITNESSETH

All of the Township of Lakewood in the County of Ocean and State of New Jersey hereinafter referred to as the Grantor;

And SOL LAZINGER, DONALD PLATNICK, MONROE MILLER, HAROLD WECHSLER, and MARJORY S. HANFT, Co-Partners
c/o SOL LAZINGER
130 First Street
Lakewood, New Jersey

hereinafter referred to as the Grantee;

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 grantor in hand well 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 and assigns, forever, their 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

BEGINNING at a concrete monument at the fifth corner of the whole tract of which this is a part and running thence by true meridian; (1) along the fourth line of the whole tract South 3 deg. 28 min. West, 252.00 feet to the intersection of same with center line of Burbank Avenue in Subdivision C Annex of Cedarwood Park, thence; (2) along the Westerly extension of the center line of Burbank Avenue, North 86 deg. 32 min. West, 305.47 feet to a point in the southeasterly line of Silverton-Cedarbridge Road, thence; (3) along same North 30 deg. 55 min. East, 349.26 feet to a point in the fifth line of the whole tract, thence; (4) along the fifth line of the whole tract, South 64 deg. 06 min. East, 154.89 feet to place of Beginning.

Containing: 1.49 acres of land

BEING the same premises conveyed by deed from Allen H. Searls and Eleanor M. Searls, his wife to Julius Rabinowitz, Donald Platnick and Sol Lazinger, co-partners, dated November 5, 1962 and recorded in the Ocean County Clerk's Office on November 7, 1962 in book 2261 of deeds page 71&c.

This conveyance is made subject to a \$3,000.00 mortgage held by Allen H. Searls et ux and which is being assumed only by Donald Platnick as to 75% and Sol Lazinger as to 25%.

It is the intention by this deed to vest title in the grantees in the following shares:

Sol Lazinger	25%
Monroe Miller	12½%
Harold Wechsler	12½%
Donald Platnick	37½%
Marjory S. Hanft	12½%

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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 grantees, SOL LAZINGER, et als
to the proper use, benefit and behoof of the said grantees s, SOL LAZINGER et als
their heirs and assigns forever:

And the said grantor s, JULIUS RABINOWITZ, et als

covenants and agrees to and with the grantees, that the said grantor s are

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 grantees 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 grantees, 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 grantees 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 grantors have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered

in the presence of

Julius Rabinowitz L.S.
JULIUS RABINOWITZ

Sally Rabinowitz
SALLY RABINOWITZ

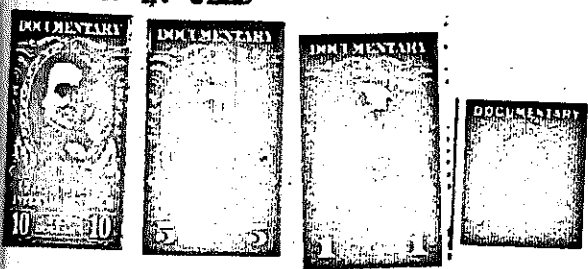


Donald Platnick
DONALD PLATNICK

Cecilia Platnick L.S.
CECILIA PLATNICK

Sol Lazinger L.S.
SOL LAZINGER

Jean Lazinger L.S.
JEAN LAZINGER



State of New Jersey,

County of OCEAN

ss.:

Be It Remembered, that on this 29th day of June in the year of our Lord One thousand nine hundred and Sixty-Five the subscriber, An Attorney at Law of the State of New Jersey, personally appeared JULIUS RABINOWITZ & SALLY RABINOWITZ, his wife, DONALD PLATNICK and CECILIA PLATNICK, his wife, SOL LAZINGER and JEAN LAZINGER, his wife

who, I am satisfied, are the grantors mentioned in the within instrument and thereupon they acknowledged that they signed, sealed and delivered the same as their act and deed, for the uses and purposes therein expressed.

Alvin H. Gels

ALVIN H. GELS
An Attorney at Law of the State of New Jersey

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1965 JUL 6 AM 11 42

2499 PAGE 196
CLERK
Deeds

Reversed

Indexed

NOTED - 10-10-65

DATED: June 29

1965

LAW OFFICES
ALVIN H. GELB
150 FIRST STREET
LAKEWOOD, NEW JERSEY
363-6200

Deeds

JULIUS RABINOWITZ & SALLY
RABINOWITZ, his wife, DONALD
PLATNICK & CECILIA PLATNICK, JEAN
his wife and SOL LAZINGER & JEAN
LAZINGER, his wife
SOL LAZINGER, DONALD PLATNICK,
MONROE MILLER, HAROLD WECHSLER,
and MARGORY S. HANFT

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This Indenture,

Made the 13th day of August, in the year One Thousand Nine Hundred and Sixty-five

Between RIALTO HOLDING & INVESTMENT CORPORATION, a body corporate of the State of New Jersey, with its principal place of business in

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

And V. ROBERT RICCIUTI, an undivided 1/2 interest, and CONRAD J. STRUDLER, an undivided 1/4 interest, and THOMAS MUCCIFORI, an undivided 1/4 interest as tenants in common and not joint tenants, (address) 250 Washington Street

the Village of Toms River in the County of Ocean and State of New Jersey hereinafter known as the grantees ; party of the second part,

Witnesseth. That in consideration of ONE (\$1. 00) DOLLAR and other good and valuable consideration.

the said grantor do es grant, bargain, sell and convey, unto the said grantee S their heirs and assigns

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

BEGINNING at a point in the easterly line of a proposed road and at the Southwest corner of lands conveyed by Alan Kissock and Ethel B. Kissock, his wife, to Lillian W. Wagner by deed dated March 13, 1942 and runs from thence by true meridian (1) along the southerly line of lands of said Wagner South 86 degrees 32 minutes East, 560.93 feet to a point in the westerly line of Subdivision C, Annex of Cedarwood Park; thence (2) along said Westerly line of Cedarwood Park South 3 degrees 28 minutes West, 116.50 feet to its intersection with the centerline of Midvale Avenue; thence (3) North 86 degrees 32 minutes West, 557.21 feet to a point in the easterly line of said proposed road; thence (4) along the same North 0 degrees 56 minutes East, 83.60 feet to a monument at an angle point in said road; thence (5) still along said easterly line North 3 degrees 30 minutes East, 32.98 feet to the place of beginning.

Containing 1.50 acres of land.

EXCEPTING therefrom all that portion of the above described property more particularly described as follows:

BEGINNING at the northeasterly corner of the above-described tract and from said beginning point running (1) South 03 degrees 28 minutes West, 116.50 feet to a point; thence (2) North 86 degrees 32 minutes West, 172 feet to a point; thence (3) North 03 degrees 28 minutes East, 116.50 feet to a point; thence (4) South 86 degrees 32 minutes East, 172 feet to the point and place of Beginning.

BEING the same premises conveyed to the sellers herein by deed of A. B. Apgar, et ux, dated May 16, 1963 and recorded in the Ocean County Clerk's Office on June 12, 1963, in Book 2306 of Deeds, Page 24.

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The lands and premises to be conveyed by this deed, together with the EXCEPTION described, are shown on a certain plan or map entitled "Minor Subdivision, Lot 7, Block 547, Tax Map, Bricktown, Ocean County, New Jersey, prepared for Archie B. Apgar," dated February 12th, 1963, and approved by the Planning Board of the Township of Brick on March 1, 1963.

This conveyance is made subject to restrictive covenants and utility easements of record affecting the within described lands and premises if any.

To Have and to Hold, said premises with the appurtenances, unto the said grantees and assigns forever

And the said grantor

for its successors and assigns, does

Covenant:

1. That the title to said premises is vested in fee simple absolute in the said grantor
2. That it has the right and authority to convey the said premises to the said grantees
3. That the grantee shall have peaceable and quiet possession of the said premises free from all encumbrances.
4. That the same are now free and clear of all encumbrances whatsoever, except covenants, restrictions, easements of record and a purchase money mortgage executed on even date herewith and to be recorded simultaneously with this instrument
5. That the grantor will execute or procure such further assurances and conveyances of the said land as may be reasonably required.
6. That it will WARRANT and DEFEND the premises hereby conveyed against all persons lawfully claiming the same.

In Witness Whereof, the said grantor has hereunto set its hand and seal, or 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 written.

RIALTO HOLDING & INVESTMENT CORP.

Albert Rubino
ALBERT RUBINO, President

ATTEST:

Rose Dalton
ROSE DALTON, Secretary

State of New Jersey,

County of

Be it Remembered, that on this

ss.:

day of

19

, before me,

personally appeared

who, I am satisfied, the person named in and who executed the within Instrument, and thereupon acknowledged that signed, sealed and delivered the same as act and deed, for the uses and purposes therein expressed.

State of New Jersey,
County of Ocean

ss.:
Be it Remembered, that on this 6th day of August 1965, before me,
the subscriber, An Attorney at Law in the State of New Jersey

personally appeared Rose Dalton
who, being by me duly sworn on her oath, deposes and makes proof to my satisfaction, that
she is the Secretary of Rialto Holding & Investment
the Corporation named in the within Instrument;

that is the
Corporation
Albert Rubino
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 that the seal affixed to said
Instrument is the proper corporate seal and was thereto affixed and said Instrument signed and
delivered by said Albert Rubino President as and for the voluntary act and deed of said Corpora-
tion, in presence of deponent, who thereupon subscribed her name thereto as attesting witness.

Sworn to and subscribed before me,
the date aforesaid.

RUBEN D. SILVERMAN
Attorney at Law in the
State of New Jersey

ROSE DALTON, Secretary

Deed.

RIALTO HOLDING & INVESTMENT
CORPORATION

TO

V. ROBERT RICCIUTI, CONRAD
J. STRUDLER, and THOMAS MUC-
CIPORI, 250 Washington Street,
Toms River, New Jersey

Dated, August 13, 1965

Law Offices
SILVERMAN & SILVERMAN
160 East Fourth Street
Lakewood, New Jersey

Return to: (TJM T-1696)

EWART, LOMELL, MUCCIPORI & ADLER
250 Washington Street
Toms River, New Jersey

10.00

RECORDED
OCEAN COUNTY CLERK'S
OFFICE
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CLERK
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Photostated
Microfilm
Indexed
Abstracted

This Indenture, made the 16th day of September
in the year One Thousand Nine Hundred and Sixty-five

Between

Olive L. Freeman, widow and single, formerly Olive L. Reid

of the Township of Wall in the County of
Monmouth and State of New Jersey
whose post office address is 3012 Atlantic Ave., R.D. Belmar, N.J.
party of the first part, hereinafter known as the Grantor;

And

Julius Horneck

c/o R.J. Franklin, 979 Cedarbridge Road, Brick Top, N.J.

of the Township of Brick in the County of
Ocean and State of New Jersey
whose post office address is

party of the second part, hereinafter known as the Grantee:

Witnesseth, That the said Grantor, for and in consideration of One Dollar and other
good and valuable considerations,

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, conveyed and confirmed, and by these pres-
ents does give, grant, bargain, sell, alien, release, convey and confirm unto the said
Grantee, and to his heirs 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 Brick
in the County of Ocean and State of New Jersey.

BEGINNING at a point in the southerly line of a tract of land
that was conveyed by Charles B. Wheeler and Jennie P. Wheeler, his
wife, to William H. Sutphen on the 22nd day of April 1939, and
recorded in the Ocean County Clerk's Office in Book 1051 of Deeds
on page 432, said point being also 110 feet on a course north 76
degrees 11 minutes west from a sand stone at the beginning corner of
the whole tract; thence running along said southerly line (1) north
76 degrees 11 minutes west, 106 feet to a point; thence (2) north 13
degrees 49 minutes west 107.56 feet to a point in the southerly line
of a private road; thence (3) south 76 degrees 11 minutes east, 106
feet to a point at the northeast corner of a lot or parcel of land
conveyed by Wm. H. Sutphen to Verna E. and Myron S. Emmons of even
date; thence along the westerly line of same (4) south 13 degrees
49 minutes east, 107.56 feet to the place of Beginning.

Being a part of the same premises conveyed unto Olive L. Reid,
now known as Olive L. Freeman, by William H. Sutphen and Clara G.
Sutphen, his wife, by deed dated August 21, 1940 and recorded June 1,
1942 in the Ocean County Clerk's Office in Deed Book 1119 page 147
for said County.

Subject to covenants and restrictions contained in former deeds
of record, and to local zoning ordinances and other governmental

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rules and regulations affecting the use of said premises, and to such state of facts as an accurate survey and inspection would 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 Grantor, of, in and to the same, and of, in and to every part and parcel thereof.

On Here and in With all and singular the above described land and premises, with the appurtenances, unto the said Grantee, his heirs and assigns, to the only proper use, benefit and behoof of the said Grantee, his heirs and assigns forever.

And the said Grantor Olive L. Freeman

for herself, her heirs, executors, administrators, successors and assigns, do covenants, promise and agree to and with the said Grantee, his 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, except as aforesaid.

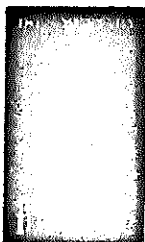
In Witness Whereof, the said Grantor has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered
In the Presence of

Olive L. Freeman
OLIVE L. FREEMAN



Ernest L. Martin
ERNEST L. MARTIN



State of New Jersey.

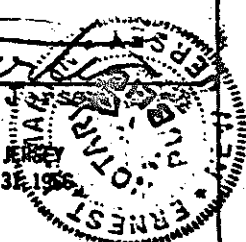
County of Monmouth

ss.:

Be it Remembered, that on this 18th day of September in the year of Our Lord One thousand nine hundred and sixty-five, before me, the subscriber, A Notary Public of New Jersey personally appeared Olive L. Freeman, widow and single, formerly Olive L. Reid

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.

Ernest L. Martin
Notary Public of New Jersey
ERNEST L. MARTIN
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires July 31, 1966



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OCEAN COUNTY CLERK'S
OFFICE

1965 OCT 4 PM 1 33

BOOKED
OF
476
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CLEAR
OF
HARRIS H. BUDGET

Photostated
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Indexed
Abstracted

Deed

Olive L. Freeman, widow

TO

Julius Horneok

Dated: September 16, 19 65

At: **FRANKLIN**
REAL ESTATE & INSURANCE
979 CEDAR BRIDGE AVENUE
BRICK TOWN, N.J.

