

BOOK 1925 PAGE 408

This Indenture made the Thirteenth

day of September in the year One Thousand Nine Hundred and Fifty-Eight

Between CARRIE M. TRUEMAN, widow, residing at Princeton Avenue, Metedeoock, in the Township of Brick, County of Ocean and State of New Jersey,

party of the first part, hereinafter known as the grantor:

And JOHN D. BELL and JANET BELL, his wife, residing at 803 Rosewood Avenue in the Borough of Point Pleasant, County of Ocean and State of New Jersey,

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

Witnesseth, That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION

the said grantor does grant, bargain, sell and convey, unto the said grantees

All those six lots of land and premises, hereinafter particularly described, situate, lying and being in the Township of Brick and State of New Jersey, their heirs and assigns, forever, tract or parcels in the County of Ocean

KNOWN as lots numbers Six (6), Seven (7), Eight (8), Nine (9), Ten (10) and Eleven (11), Block Twenty-Four (24), on the map of the Laurelton Park Company made by Roy T. Havens, Engineer and Surveyor and dated March 3, 1927.

BEGINNING at a concrete monument standing at the intersection formed by the northerly line of Seventh Street and the westerly line of Princeton Avenue and running thence (1) Northerly along the westerly line of Princeton Avenue two hundred (200) feet; thence (2) westerly along the southerly line of Lot #12 eighty-seven and one-half (87½) feet, more or less, to the southeasterly corner of lot #23; thence (3) Southwesterly along the rear of lots numbers 23 and 24 in said block fifty (50) feet to the southeasterly corner of lot #23; thence (4) Southwesterly along the rear of lot #22 twelve and one-half (12½) feet, more or less, to the northeasterly corner of lot #5; thence (5) Southerly along the easterly line of lot #5 one hundred thirty-five (135) feet, more or less, to the northerly line of Seventh Street; thence (6) Easterly along the northerly line of Seventh Street, one hundred (100) feet to the point and place of BEGINNING.

SUBJECT to covenants, conditions and restrictions of record.

BEING the same premises conveyed to William H. Trueman and CARRIE M. TRUEMAN, his wife by deed dated May 22, 1934 from LAURELTON PARK COMPANY and recorded in the Ocean County Clerk's Office June 4, 1934 in Book 959 of Deeds at page 26.

WILLIAM H. TRUEMAN, husband of CARRIE M. TRUEMAN, died on October 28, 1957 and CARRIE M. TRUEMAN, is seized as surviving tenant by the entirety.

To Have and to Hold said premises with the appurtenances, unto the said grantee
their heirs and assigns, forever.

And the said grantor does covenant:

1. That the title to said premises is vested in fee simple absolute in the said grantor.
2. That grantor has the right and authority to convey the said premises to the said grantee.
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 subject to as hereinto set forth.
5. That the grantor will execute such further assurances and conveyances of the said land as may be reasonably required.
6. That the grantor will WARRANT and DEFEND the premises hereby conveyed against all persons lawfully claiming the same.

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

Carrie M. Trueman (LS.)
CARRIE M. TRUEMAN

Signed Sealed and Delivered

in the presence of

Dorothy L. Heri
Notary

STATE OF NEW JERSEY,

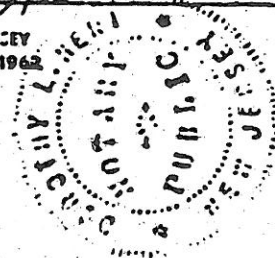
COUNTY OF OCEAN

ss.:

Be it Remembered, that on this 13th day of September
in the year of our Lord One thousand Nine Hundred and Fifty-Eight, before me,
the subscriber, a Notary Public of the State of New Jersey,
personally appeared CARRIE M. TRUEMAN, 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.

Dorothy L. Heri
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires August 12, 1962



State of New Jersey, } ss.:
County of

Be it Remembered, that on this _____ day of _____, before me, the year of Our Lord One Thousand Nine Hundred and _____, the subscriber, personally appeared

who, being by me duly sworn on his oath, doth depose and make proof to my satisfaction, that he is the _____ of the _____

that _____ the _____ named in the within instrument, 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

the date aforesaid.

Deed.

CARRIE M. TRUEMAN

TO

JOHN D. BELL and
JANET BELL, his wife

DATED September 1938

Record and
Return to:

John D. Bell and Janet
Bell,
803 Rosewood Avenue
Point Pleasant, N.J.

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1938 SEP 22 AM 9 00

BOOK 1925 OF Deeds
PAGE 408
CLERK

Edward K. Page

Photostated
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Abstracted

BOOK 1925 PAGE 411

This Indenture made the Thirteenth

day of September in the year One Thousand Nine Hundred and Fifty-Eight

Between **CARRIE M. TRUEMAN**, widow, residing at Princeton Avenue, Metedeconk, in the Township of Brick, County of Ocean and State of New Jersey,

party of the first part, hereinafter known as the grantor;

And **JOHN D. BELL** and **JANEI BELL**, his wife, residing at 803 Rosewood Avenue in the Borough of Point Pleasant, County of Ocean and State of New Jersey,

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

Witnesseth, That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION,

the said grantor does grant, bargain, sell and convey, unto the said grantee

All those certain lots,
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.

their heirs and assigns, forever,
tracts or parcels

KNOWN and DESIGNATED as Lots Numbers Four (4) and Five (5) in Block Number 24 on 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.

BEGINNING at a point in the northerly line of Seventh Street distant westerly therein one hundred feet from the northwest corner of Seventh Street and Princeton Avenue and running thence (1) westerly along the said northerly line of Seventh Street fifty feet to a point the southeast corner of Lot Number Three in said Block; thence (2) northerly at right angles to said Seventh Street along the easterly line of said Lot Number Three to the southeast corner of Lot Number Twenty-one in said Block; thence (3) along the southeasterly line of Lots Numbers Twenty-one and Twenty-two in said Block fifty feet to a point the southwest corner of Lot Number Ten in said Block and the northwest corner of Lot Number Six in said Block; thence (4) southerly at right angles to Seventh Street and along the westerly line of said Lot Number Six one hundred fifty feet to the place of BEGINNING.

BEING the same premises conveyed to William H. Trueman and Carrie M. Trueman, his wife, by deed dated July 1, 1953 from Laurelton Park Company and recorded in the Ocean County Clerk's Office September 23, 1955 in Book 1670 of Deeds at page 147.

WILLIAM H. TRUEMAN, husband of **CARRIE M. TRUEMAN**, died on October 29, 1957 and **CARRIE M. TRUEMAN**, is seized as surviving tenant by the entirety.

SUBJECT to covenants, conditions and restrictions of record.

To Have and to Hold said premises with the appurtenances, unto the said grantee
their heirs and assigns, forever.

And the said grantor does covenant:

1. That the title to said premises is vested in fee simple absolute in the said grantor.
2. That grantor has the right and authority to convey the said premises to the said grantee.
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 such as are hereinto set forth.
5. That the grantor will execute such further assurances and conveyances of the said land as may be reasonably required.
6. That the grantor will WARRANT and DEFEND the premises hereby conveyed against all persons lawfully claiming the same.

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

CARRIE M. TRUEMAN (L.S.)
CARRIE M. TRUEMAN

Signed Sealed and Delivered

in the presence of

Dorothy L. True
XXXXX

STATE OF NEW JERSEY,

COUNTY OF OCEAN

ss.:

Be it Remembered, that on this 13th day of September in the year of our Lord One thousand Nine Hundred and Fifty-Eight, before me, the subscriber, A Notary Public of the State of New Jersey personally appeared CARRIE M. TRUEMAN, 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.

Dorothy L. True
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires August 12, 1962



State of New Jersey,
County of

ss.:

Be it Remembered, that on this _____ day of _____, 1958, before me, the subscriber, personally appeared _____

who, being by me duly sworn on his oath, doth depose and make proof to my satisfaction, that he is the _____ of the _____

that _____ the _____ named in the within instrument; 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 _____

the date aforesaid.

Deed.

CARLIE E. TRUPLAN

TO
JOHN D. BELL and
JANET BELL, his wife

DATED September 22, 1958.

Record and
Return to:
John D. Bell and Janet
Bell,
803 Rosewood Avenue
Point Pleasant, New Jersey

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

1958 SEP 22 AM 9 00

BOOK 1925 OF Deeds
PAGE 411

CLERK
Edward H. Ewing

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Emma H. Young (1s)
H. Ely Havens (1s)
Allen D. Havens (1s)
Lou E. Havens (1s)

STATE OF NEW JERSEY :
COUNTY OF OCEAN :SS.

BE IT REMEMBERED, That on this twenty-fourth day of September, in the year of our Lord One Thousand Nine Hundred thirty-

four, before me, the subscriber, a Commissioner of Deeds in and for the Township of Brick County and State aforesaid personally appeared Emma H. Young, H. Ely Havens and Allen D. Havens and Lou E. Havens, his wife, who, I am satisfied are the grantors mentioned in the within Indenture, to whom I first made known the contents thereof, and thereupon they acknowledged that they signed, sealed and delivered the same as their voluntary act and deed, for the uses and purposes therein expressed.

Cornelius C. Pearce
Com. of Deeds

received and Recorded November 15, 1934.

10.25 A. M.
John A. Ernst, Clerk.

George S. Cummings & wife)
To
Cathryn McGloughlin)

THIS INDENTURE, Made the twelfth day of November, in the year one thousand nine hundred and twenty-nine

BETWEEN George S. Cummings of Seaside Park, in the County of Ocean and State of New Jersey, party of the First Part,

AND Cathryn McGloughlin of the City of New York, County and State of New York, party of the second part.

WITNESSETH, That the said party of the first part, for and in consideration of the sum of ONE DOLLAR and other valuable consideration DOLLARS lawful money of the United States of America, to him in hand well and truly paid by the said part_ 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, therewith fully satisfied, contented and paid, ha_ given, granted, bargained, sold, aliened, remised, released, enfeoffed, conveyed and confirmed, and by these presents do give, grant, bargain, sell, convey and confirm to the said party of the second part, and to her heirs and assigns forever.

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

BEGINNING at the Northeasterly corner of Princeton Avenue

and Third Street, running thence (1) Northerly along the Easterly line of Princeton Avenue one hundred and fifty (150) feet; thence (2) Easterly parallel with Third Street, fifty (50) feet; thence (3) Southerly parallel with Princeton Avenue one hundred and fifty (150) feet to the Northerly line of Third Street; thence (4) Westerly along the Northerly line of Third Street; fifty (50) feet to the PLACE OF BEGINNING.

KNOWN on the Map of " Laurelton Park", Laurelton, Ocean County, New Jersey, dated March 4th, 1927, and made by Roy T. Havens, Engineer and Surveyor, as Lots Numbers One (1) and Two (2) in Block Ten (10).

THESE premises are sold expressly subject to the following restrictions:

(1) That no building costing less than \$ 1500. shall be erected upon the premises herein described excepting a garage, private stable or the usual and necessary outbuildings accessory to a private dwelling.

(2) That no dwelling or other building shall be erected or built nearer than 20 FEET from any street line or nearer than 5 FEET from any lot boundary line, that is the outside boundary of any one owner.

(3) That the premises will be kept and maintained in a proper sanitary and neat condition at all times.

TOGETHER with all and singular the tenements, hereditaments and appurtenances to the same belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

ALSO all the estate, right, title, interest, property, possession, claim and demand whatsoever as well in law as in equity, of the said part_ of the first part, of, in or to the above described premises, and to every part and parcel thereof, with the appurtenances.

TO HAVE AND TO HOLD all and singular the above described piece or parcel of land and premises, with the appurtenances, unto the said party of the second part, her heirs and assigns, to her own proper use, benefit and behoof forever.

AND the said George S. Cummings, party of the first part, his heirs and administrators, does covenant and grant to and with the party of the second part, heirs and assigns, that he the said Party of the first part, 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 whaysoever, by which the title of the said part_ of the second part, 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 party of the first part now has good right, full power, and lawful authority, to grant, bargain, sell and convey the said land and premises, in manner aforesaid.

AND ALSO, that the said party of the first part, will WARRANT, SECURE, AND FOREVER DEFEND THE SAID land and premises, unto the said party

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Susan A. Mande
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James J. Schri

County of King
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the second part, her heirs and assigns forever, against the lawful claims and demands of all and every person and persons freely and clearly freed and discharged of and from all manner of encumbrances whatsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

SEAL, SEALED AND DELIVERED)

in the presence of)

B. W. Winterton

George S. Cummings (ls)

Eva A. Cummings (ls)

STATE OF NEW JERSEY :

COUNTY OF HUDSON :SS.

BE IT REMEMBERED, that on this 12th day of November in the year one thousand nine

hundred and twenty-nine before me, A

Notary Public personally appeared George S. Cummings who, I am satisfied, is the owner in the within Deed of Conveyance named, and I having first made known to him the contents thereof, did acknowledged that he signed, sealed and delivered the same as his voluntary act and deed, for the uses and purposes therein expressed.

AND the said Eva A. Cummings being by me privately examined, separate and apart from her said husband, did further acknowledge that she signed, sealed and delivered the same freely, as her voluntary act and deed, without any duress, threats or compulsion of or from her said husband.

()

Blanche W. Winterton

(L. S.)

Notary Public

()

My Commission Expires Oct. 25, 1934.

Witnessed and Recorded November 15, 1934.

10.27 A. M.

John A. Ernst, Clerk.

Susan A. Mandeville)

To

James J. Schriver)

THIS INDENTURE, Made the twenty-seventh day of July in the year One Thousand Nine Hundred and Thirty-four

BETWEEN Susan A. Mandeville, of the Borough of Brooklyn, City of Kings, City and State of New York, party of the first part

AND James J. Schriver, residing at No. 146 West 70th Street, in the Borough of Manhattan, City of New York, party of the second part.

WITNESSETH, That the said party of the first part, for and in consideration of ONE DOLLAR, and other good and valuable consideration lawful in the United States of America, to me in hand well and truly paid by the said party of the second part, at or before the sealing and delivery of these presents, a 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,

BOOK 931 PAGE 68

On this 23rd day of May, in the year One Thousand,
Nine Hundred and Sixty-One

JAMES F. RILEY and VIRGINIA A. RILEY, His wife
residing at 66-04 McKinley Place

of the Town of West New York, in the County of
Hudson and State of New Jersey, hereinafter called Mort-
gagor, hereby mortgages to

HAYES SAVINGS AND LOAN ASSOCIATION
956 Broad Street

in the City of Newark, County of Essex and State
of New Jersey, hereinafter called Mortgagee, the following lands and premises, and warrants the
title thereto.

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

BEGINNING at a point in the northerly side of Sixth Street, said
beginning point being 50 feet northeasterly from the northeasterly
corner of West Princeton Avenue and Sixth Street and thence running
(1) north 17° 00' west 150 feet to a point, thence (2) north 73°
00' east 50 feet to a point, thence (3) south 17° 00' east 150
feet to a point in the northerly side line of Sixth Street and
thence (4) south 73° 00' west 50 feet to the point and place of
BEGINNING.

BEING commonly known and designated as Lots 3 and 4 in Block 22
as shown on the map of the Laurelton Park Company made by Roy T
Havens, Engineer and Surveyor, dated March 3, 1927 and filed in
the Ocean County Clerk's Office.

This description is in accordance with a survey made by G. Albert
Platt, P.E. & L.S., License No. 3382, dated June 24, 1960 and
revised August 18, 1960.

This is a purchase money mortgage the proceeds of which are being
used as partial payment for the within described premises.

THIS IS NOT A CERTIFIED COPY

The term "mortgages" shall have the same meaning, force and effect for all purposes and as to all persons as the words in R.S. 46:9-1 beginning, "Now this indenture" to and including "determine and be void."

This mortgage includes such interest as the Mortgagor may have in all fixtures and personal property now or hereafter used in the operation or enjoyment of the premises, all of which shall be considered as real estate for all purposes and as to all persons.

The condition of this obligation is such that if the Mortgagor shall (1) repay to the said Mortgagee, the sum of

Eleven Thousand ----- (\$11,000.00) Dollars.

evidenced by a bond of even date herewith, and the interest thereon, as well as all further sums of money advanced by the Mortgagee under and by virtue of the terms and conditions of said bond, including advances for taxes, insurance premiums, repairs or improvements in connection with the premises hereby mortgaged, and (2) fully perform all the terms, conditions, covenants and provisions of said bond and this mortgage, and (3) default in none of them, which bond is hereby made a part of this mortgage as if herein set forth in full, then these presents and the estate hereby granted shall be void.

And the said Mortgagor covenants and agrees to pay unto the Mortgagee, the said sum of money and interest as mentioned herein and as expressed in said bond, as well as all further moneys that may hereafter be advanced by the Mortgagee to the Mortgagor, or to a successor in title of said Mortgagor, including moneys that may be advanced for taxes, insurance premiums, repairs and improvements in connection with the premises hereby mortgaged, the Mortgagee hereby giving notice of its right by virtue of said bond to make additional advances subsequent to the date of this Mortgage and to be secured thereby.

The Mortgagor hereby waives the benefit and protection of Title 2A, Chapter 50, Article 1, Sections 2 to 5 inclusive, of the New Jersey Statutes, and any amendments and supplements thereto or revisions thereof, and also waives the benefit and protection of any act hereafter enacted into law of like or similar tenor or purpose.

The words "Mortgagor" and "Mortgagee" as used herein shall include the respective heirs, executors, administrators, successors and assigns of the parties hereto and in the case of the word "Mortgagor" shall further include any subsequent owner, however such owner may have acquired title to the mortgaged premises.

All the terms, 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 respective parties hereto and their heirs, executors, administrators, successors and assigns, respectively.

In Witness Whereof, the Mortgagor ~~s~~ have hereunto set their hands and seals
~~and thereunto signed this~~ 23rd day of May Nineteen Hundred
and Sixty-One.

Signed, Sealed and Delivered
in the presence of

JAMES F. RILEY

(L.S.)

VIRGINIA A. RILEY

(L.S.)

ARNOLD R. KENT

State of New Jersey,
County of Essex

ss.:

Be it Remembered, That on this 23rd day of May, Nineteen Hundred and Sixty-One, before me, the subscriber, Master of Superior Court of New Jersey, personally appeared James E. Riley and Virginia A. Riley, his wife who, I am satisfied, are the persons mentioned in and who executed the within instrument, and to whom I first made known the contents thereof, and thereupon they acknowledged that they signed, sealed and delivered the same as their voluntary act and deed for the uses and purposes therein expressed.

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

State of New Jersey,
County of

ss.:

Be it Remembered, That on this day of , Nineteen Hundred and , before me, the subscriber, personally appeared who being by me duly sworn, doth depose and make proof to my satisfaction, that he well knows the corporate seal of the grantor mentioned in the within Indenture; that the seal thereto affixed is the proper corporate seal of the said corporation; that the same was so affixed thereto and the said instrument signed and delivered by who was at the date and execution thereof, the of said corporation in the presence of the said deponent, as the voluntary act and deed of the said corporation, and that the said deponent thereupon signed the same as subscribing witness.

Sworn to and subscribed before me
the day and year aforesaid

19

Mortgage.

JAMES F. RILEY and VIRGINIA
A. RILEY, his wife

TO

HAYES SAVINGS & LOAN ASSN.

The Register or Clerk
County of

within mortgage having been fully paid
satisfied, you are hereby authorized to
cancel same of record.

led:

19

(L. S.)

Nature of Mortgage hereby certified to
be genuine.

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Photostated
Micro-filmed
Indexed

President

Secretary

Dated: May 23, 1961

RECORDED
OCEAN COUNTY CLERK'S
OFFICE

MAY 25 AM 9-05

CLERK

ARNOLD R. KENT
Counselor at Law
1060 Broad St.
Newark 2, N.J.

CERTIFIED COPY

This Indenture,

Made the 23rd day of May, in the year of One Thousand
Nine Hundred and Sixty-One
Between

JAMES F. RILEY and VIRGINIA A. RILEY, his wife

of the Town of West New York in the County of
Hudson and State of New Jersey party of the first part;
And

HARDEN HOMES, INC., A Corporation of New Jersey

of the City of Newark in the County of
Essex and State of New Jersey party of the second part;

Whereas, the said
JAMES F. RILEY and VIRGINIA A. RILEY, his wife, are justly indebted to
the said party of the second part, in the sum of
Three Thousand Two Hundred (\$3,200.00) -----
Dollars, lawful money of the United States of America, secured to be paid by a certain bond
or obligation, bearing even date with these presents, in the like sum, lawful money as aforesaid con-
ditioned for the payment of the said first mentioned sum of
Three Thousand Two Hundred (\$3,200.00) -----
Dollars, lawful money as aforesaid, to the said party of the second part,

its successors and assigns on the 1st
day of May which will be in the year One Thousand Nine Hundred and Eighty-Six
and interest thereon, to be computed from May 23, 1961
at and after the rate of six (6%) per cent per annum, and to be paid in equal
monthly installment payments, each of said installment payments to
be in the amount of \$20.62, the first of said monthly installment
payments being due and payable June 1, 1961, the remaining install-
ment payments being due and payable consecutively thereafter, each
and every month thereafter, the last of said installment payments
being due and payable May 1, 1986.

And it is hereby expressly agreed that should any default be made in the payment of the
said interest or principal or of any part thereof, on
any day whereon the same is made payable, as above expressed, or should any tax, assessment, water
rent or other municipal or governmental rate, charge, imposition or lien be hereafter imposed or
acquired upon the premises described in this mortgage, and become due and payable, and should the
said interest or principal or any part thereof remain unpaid and in arrear
for the space of thirty (30) days, or said tax, assessment, water rent or other municipal or
governmental rate, charge, imposition or lien, or any or either of them remain unpaid and in arrear
for the space of thirty (30) days, then and from thenceforth, that is to say,
after the lapse or expiration of either of the said periods as the case may be, the aforesaid principal
sum of

Three Thousand Two Hundred (\$3,200.00) ----- Dollars, with all arrearage
of interest thereon, shall, at the option of the said party of the second part,
its successors or assigns, become and be due and payable immediately
thereafter although the period above limited for the payment thereof may not then have expired,
anything thereinbefore contained to the contrary thereof in anywise notwithstanding; and the said
party of the second part may, at its option, pay such tax, assessment or water rent in arrear,
and the amount so paid shall be added to and become part of the principal sum secured by the said
bond and this mortgage, and shall be payable on demand with interest at six per cent per annum,
as by the said bond or obligation, and the condition thereof, reference being thereunto had, may more
fully appear.

Now this Indenture Witnesseth, that the said party of the first part, for the better securing
the payment of the said sum of money mentioned in the condition of the said bond or obligation, with
interest thereon, according to the true intent and meaning thereof, and also for and in consideration
of the sum of one dollar, to them in hand 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 have

granted, bargained, sold, aliened, released, conveyed and confirmed, and by these presents do grant, bargain, sell, alien, release, convey and confirm unto the said party of the second part, and to its successors and assigns forever,

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 in the northerly side of Sixth Street, said beginning point being 50 feet northeasterly from the northeasterly corner of West Princeton Avenue and Sixth Street and thence running (1) north 17° 00' west 150 feet to a point, thence (2) north 73° 00' east 50 feet to a point, thence (3) south 17° 00' east 150 feet to a point in the northerly side line of Sixth Street and thence (4) south 73° 00' west 50 feet to the point and place of BEGINNING.

BEING commonly known and designated as Lots 3 and 4 in Block 22 as shown on the map of the Laurelton Park Company made by Roy T. Havens, Engineer and Surveyor, dated March 3, 1927 and filed in the Ocean County Clerk's Office.

THIS description is in accordance with a survey made by G. Albert Platt, P.E. & L.S., License No. 3382, dated June 24, 1960 and revised August 18, 1960.

This is a purchase money mortgage, the proceeds of which are being used as partial payment for the above described premises.

Being the same property conveyed to the mortgagors herein by deed from Harden Homes, Inc., a corporation of New Jersey, of even date herewith, said deed being recorded simultaneously with this instrument.

This mortgage is second and subordinate to a mortgage in the original amount of \$11,000.00 executed to Hayes Savings and Loan Association of even date herewith, said mortgage being recorded simultaneously with this instrument.

The whole of said principal of this mortgage shall immediately become due at the option of the holder of this mortgage after default in the performance of any of the terms, provisions, covenants and statements contained in any prior mortgage that may be a superior lien upon said premises or should any action be taken to foreclose any such prior mortgage. In the event that the mortgagors shall convey and deliver a deed to the premises which are the subject matter of this mortgage, the entire amount thereof shall forthwith become due and payable.

The parties hereto agree that this mortgage may be prepaid at any time providing, however, that in the event of prepayment in part, the payments last due shall be prepaid first.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, and 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 party of the first part, of, in and to the same, and every part and parcel thereof, with the appurtenances:

To have and to hold, the above granted and described premises, with the appurtenances, unto the said party of the second part, its successors assigns, to its own proper use, benefit and behoof forever.

COPY

Provided always, and these presents are upon this express condition, that if the said party of the first part, their heirs, executors, administrators or assigns, shall well and truly pay unto the said party of the second part, its successors and assigns, the said sum of money mentioned in the condition of said bond or obligation, and the interest thereon, at the time and times, and in the manner mentioned in the said condition, according to the true intent and meaning thereof, that then these presents, and the estate hereby granted, shall cease, determine and be void.

And the said party of the first part for themselves do covenant and agree to pay unto the said party of the second part, its successors and assigns, the said sum of money and interest, as mentioned above and expressed in the conditions of the said bond.

And it is also agreed, by and between the parties to these presents, that the said party of the first part, their heirs, executors, administrators or assigns shall and will keep the buildings erected, and to be erected, upon the lands above conveyed, insured against loss or damage by fire,

by insurers, and in an amount approved by the said party of the second part, its successors or assigns and assign the policy and certificates thereof to the said party of the second part; and in default thereof, it shall be lawful for the said party of the second part to effect such insurance, and the premium and premiums paid for effecting the same shall be a lien on the said mortgaged premises, added to the amount of the said bond or obligation, and secured by these presents, payable on demand, with interest at the rate of six (6%) per cent per annum, from the time of payments of such premium or premiums; and in default thereof for thirty (30) days after demand, the principal sum hereof, with all arrearage of interest thereon, shall, at the option of the party of the second part, its successors or assigns, become and be due and payable immediately thereafter.

And the said party of the first part, the owner of the land above described, for themselves, their heirs and assigns, do further covenant and agree to and with the said party of the second part, its successors and assigns, that they will pay in full, all taxes levied, or to be levied upon the lands embraced in this mortgage, and will not claim any credit on, or make any deduction from the interest or principal hereby secured by reason of the payment of any taxes so levied, or to be levied, during the continuance of the lien of this mortgage, and upon the breach of this covenant or any part thereof, this mortgage may become and be due and payable immediately, at the option of the said party of the second part hereto.

And the said party of the first part do covenant with the party of the second part that they are seized of an indefeasible estate in fee simple in said premises, and will warrant and forever defend the title thereof unto the party of the second part, its successors and assigns, against all lawful claims whatsoever.

And said party of the first part agree that if default shall be made in any of the aforesaid covenants or conditions, the party of the second part its successors and assigns, shall have the right forthwith, after any such default, to enter upon and take possession of the said mortgaged premises, and to let the said premises, and receive the rents, issues and profits thereof, and to apply the same, after payment of all necessary charges and expenses, on account of the amount hereby secured, and said rents and profits are, in the event of any such default, hereby assigned to the said party of the second part its successors and assigns and the said party of the second part its successors and assigns shall also be at liberty immediately after any such default, upon proceedings being commenced for the foreclosure of this mortgage, to apply for the appointment of a receiver of the rents and profits of the said premises, and be entitled to the appointment of such receiver as a matter of right, as security for the amounts due the said party of the second part its successors and assigns without consideration of the value of the mortgaged premises or solvency of any person or persons liable for the payment of such amounts.

And it is agreed, between the parties hereto that the said party of the first part shall and will keep the building or buildings and improvements now on said premises or that may hereafter be erected thereon, in good and substantial repair, upon failure so to do, the whole indebtedness secured and represented by this mortgage and the bond accompanying same, shall, at the option of the party of the second part, become immediately due and payable; and also the said party of the second part may enter upon the premises and repair and keep in repair the same, and the expense thereof shall be added to the principal sum secured hereby with legal interest.

All of the covenants and conditions hereinabove contained shall be for the benefit and shall apply to and bind the said parties hereto and their respective heirs, executors, administrators, successors and assigns.

In Witness Whereof, the said party of the first part have hereunto set their hands and seal the day and year first above written.

Signed, Sealed and Delivered
in the Presence of

ARNOLD R. KENT

JAMES F. RILEY

(L.S.)

VIRGINIA A. RILEY

(L.S.)

State of New Jersey, } ss.:
 County of Essex
 Be it Remembered, that on this 23rd day of May, before me,
 in the year of our Lord One Thousand Nine Hundred and Sixty-One
 the subscriber, a Master of the Superior Court of New Jersey
 personally appeared James F. Riley and Virginia A. Riley, his wife
 who, I am satisfied, are the persons 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.

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

8596

Mortgage.

JAMES F. RILEY and VIRGINIA
 A. RILEY, his wife

TO

HARDEN HOMES, INC., A Cor-
 poration of New Jersey

To the Register of Clerks
 County of
 You are hereby authorized to cancel the
 within mortgage of record.

Dated:

DATED: May 23, 1961

(L.S.)
 Photostated
 Micro-filmed
 Indexed
 Signature of Mortgagee hereby certified to
 be genuine.

Attest:

President

Secretary

RECORDED
 DEAN COUNTY CLERK'S
 OFFICE

MAY 25 1961

931
 Not a Clerk
 blue ink

ARNOLD R. KENT
 Counsellor at Law
 1060 Broad St.
 Newark 2, N.J.

450

CERTIFIED COPY