

UL v. Carteret, Old Bridge

May 12, 1987

- Letter to Lemman asking for a copy of the Agreement of Sale of property in question to Leo Stahl.

- attached: Deed

pgs. 4

CA 002383L

NORMAN AND KINGSBURY

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30 JACKSON ROAD
MEDFORD, NEW JERSEY 08055

THOMAS NORMAN
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T. N. (609)654-5220
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May 12, 1987

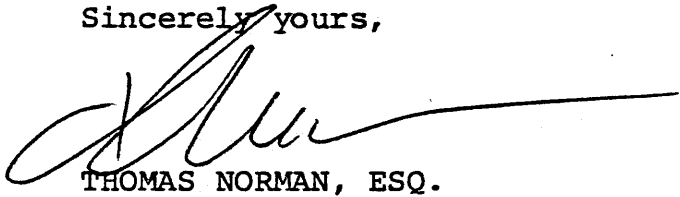
Ms. Carla L. Lerman
413 W. Englewood Avenue
Teaneck, NJ 07666

RE: O&Y et al vs. Old Bridge Township et al

Dear Ms. Lerman:

Would you kindly forward a copy of the Agreement of Sale involving the sale of property to Leo Stahl.

Sincerely yours,



THOMAS NORMAN, ESQ.

TN:gk

CC: Jerome Convery, Esq.

DEED

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

This Deed is made on **Dec. 30, 1986**,

William F. Rupp

BETWEEN

Paul Lerman and Carla L. Lerman, husband and wife

whose address is **413 West Englewood Avenue, Teaneck, New Jersey**

referred to as the Grantor.

AND

Ira B. Stahl and Shari Stahl, husband and wife

whose post office address is

referred to as the Grantee.

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

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property described below to the Grantee. This transfer is made for the sum of **Two Hundred Seventy Five Thousand (\$275,000.00) Dollars**

The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of **Teaneck**

Block No. **2012**

Lot No. **21**

Account No.

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

Property. The property consists of the land and all the buildings and structures on the land in the **Township of Teaneck** County of **Bergen** and State of New Jersey. The legal description is:

BEING Lots 30, 31 and 32 in Block 2 on a Map entitled "First Section of Property of West Englewood Home Company, Bergen Co., N.J." filed in the Bergen County Clerk's Office April 26, 1912 as Map No. 1423 and being more particularly described as follows:

BEGINNING at a point in the northeasterly line of West Englewood Avenue, 60 feet in width as now laid out and used, where the same is intersected by the dividing line between Lots 32 and 33 in Block 2 on said filed map, said point being distant 120 feet southeasterly as measured along said northeasterly line of West Englewood Avenue from the intersection of the same line with the southeasterly line of Sussex Road, 50 feet in width as now laid out and used, thence from said point of beginning running

- (1) North 37 degrees 32 minutes east, along said dividing line between Lots 32 and 33, a distance of 120 feet to a point in the northwesterly corner of said Lot 32, thence
- (2) South 52 degrees 28 minutes east, along the northeasterly line of said Lots 32, 31 and 30 in Block 2 a distance of 60 feet to a point in the northeasterly corner of said Lot 30, thence
- (3) South 37 degrees 32 minutes west along the southeasterly line of said Lot 30 a distance of 120 feet to a point in the same and the northeasterly line of West Englewood Avenue, thence
- (4) North 52 degrees 28 minutes west along the said northeasterly line of West Englewood Avenue, a distance of 60 feet to a point in the same and the point or place of beginning.

ALL as shown on Subdivision Map entitled "Subdivision of Property in Teaneck, N.J." prepared by William H. Schwanewede Associates, Professional Engineers and Land Surveyors, 201 The Plaza, Teaneck, N.J., dated August 11, 1976, said map being further identified as "Being a Subdivision of Lot 20 in Block 2012 as shown on Sheet 20 of the current tax map of the Township of Teaneck, N.J., owner of record: Abigail R. Evans," which said subdivision was approved August 31, 1976 and which map is unfiled.

COMMONLY KNOWN as: 409 West Englewood Avenue, Teaneck, New Jersey.

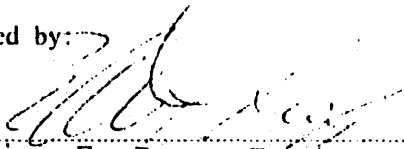
"IN compliance with Chapter 157, Laws of 1977, premises herein are Tax Lot 21 Block 2012 on the tax map of the above municipality."

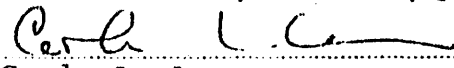
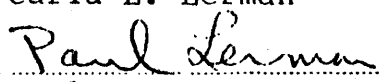
BEING Tract II of the premises conveyed to the Grantors herein by deed from Abigail Rian Evans, dated January 3, 1977 and recorded in the Bergen County Clerk's Office in Deed Book 6206 Page 283 on January 24, 1977.

Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the property (such as by making a mortgage or allowing a judgment to be entered against the Grantor).

Signatures. The Grantor signs this Deed as of the date at the top of the first page.

Witnessed by:


.....
William F. Rupp, Esq.


..... (Seal)
Carla L. Lerman

..... (Seal)
Paul Lerman

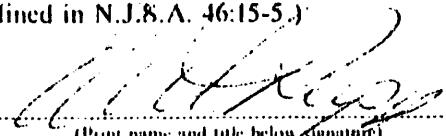
STATE OF NEW JERSEY, COUNTY OF BERGEN

SS.:

I CERTIFY that on December 30, 1986.

Paul Lerman and Carla L. Lerman personally came before me and acknowledged under oath, to my satisfaction, that this person (or if more than one, each person):

- (a) is named in and personally signed this Deed;
- (b) signed, sealed and delivered this Deed as his or her act and deed; and
- (c) made this Deed for \$ 275,000.00 as the full and actual consideration paid or to be paid for the transfer of title. (Such consideration is defined in N.J.S.A. 46:15-5.)


.....
(Print name and title below signature)
William F. Rupp, An Attorney
at Law of New Jersey