# *DEED*

This Deed is made on \_\_\_\_\_\_\_\_\_\_\_\_\_

## BETWEEN

SELLERS

whose address is

Seller Mailing Address

referred to as the ***Grantor***.

### AND

BUYERS

whose post office address is Buyer Mailing Address

referred to as the ***Grantee***.

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

***TRANSFER OF TITLE.*** The grantor does hereby grant and convey the property described below to the Grantee.

***CONSIDERATION*** This transfer of ownership is made for the sum and consideration of **$Consideration** The Grantor acknowledges receipt of this money.

***TAX MAP REFERENCE*.** (N.J.S.A. 46:26A-3) Municipality of Property Municipality

Block No. **BLOCK** Lot No. **LOT** Qualifier 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 **Type of Property Municipality** of **Property Municipality**, County of **Property County,** and State of New Jersey.

**Please see attached Legal Description annexed hereto and made a part hereof.**

**BEING THE SAME LAND AND PREMISES** which became vested in Title Vested Description.

**The street address of the property is Full property address.**

***PROMISES BY GRANTOR.*** The Grantor promises and warrants that Grantor, by acts of the Grantor, has not encumbered 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 right which would affect the property being transferred (such as a mortgage or entering a judgment against the Grantor).

***SIGNATURES.*** The Grantor signs this Deed as of the date first above written.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

~INDIVIDUAL ACKNOWLEDGMENT~

**STATE OF**

**COUNTY OF**

I CERTIFY that on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, name of Grantor 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 $Consideration 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.)

 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Notary Public

 (Print name and title below signature)

~ENTITY ACKNOWLEDGMENT~

**STATE OF**

**COUNTY OF**

I CERTIFY that on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ came before me on behalf of Grantor, and acknowledged under oath, to my satisfaction, that this person:

(a) is the \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, the entity named within this instrument; and

(b) was authorized to execute the instrument on behalf of the entity; and

(c) executed the instrument as the act of the entity; and

(d) made this Deed for $Consideration 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.)

 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Notary Public

 (Print name and title below signature)

|  |  |
| --- | --- |
|  DEED  |  |
| Sellers *Grantor,* TOBuyers *Grantee* |  *Record and return to:*Grantee/Buyer’s Attorney & office addressOrCB Title Group, LLC & address**FILE NO.: \_\_\_\_\_\_\_\_\_\_\_**  |