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JOSEPH DONOFRIO and

LUCY DONOFRIO, his wife

TO

ANGELO A. CASO and

BARBARA L. CASO, his wife

Dated	May 10th	19 73
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Record & Return to:

*Joseph Patryard & Clark
One Church Street
Springfield, Mass 01103*

RECEIVED

This Deed, made the 10th day of May 19 73 ,

Between

57316

JOSEPH DONOFRIO and LUCY DONOFRIO, his wife,

residing at Chestnut Terrace
in the Borough of Rockaway in the County of
Morris and State of New Jersey herein designated as the Grantors,
And

ANGELO A. CASO and BARBARA L. CASO, his wife,

about to be
residing or located at Chestnut Terrace
in the Borough of Rockaway in the County of
Morris and State of New Jersey herein designated as the Grantees;

Witnesseth, that the Grantors, for and in consideration of FIFTY THOUSAND & 00/100

(\$50,000.00) - - - - -DOLLARS

lawful money of the United States of America, to the Grantors in hand well and truly paid by the Grantees, at or before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, and the Grantors being therewith fully satisfied, do by these presents grant, bargain, sell and convey unto the Grantees forever,

All that tract or parcel of land and premises, situate, lying and being in the
County of Morris Borough of Rockaway in the
and State of New Jersey, more particularly described as follows:

BEGINNING at a point on the northwesterly side of Pleasant Place which point, measured along said side is 99.97 feet southwesterly from the beginning of a curve into the southwesterly side of Chestnut Terrace; thence running (1) North 57° 13' West 190.28 feet; thence (2) South 32° 35' West 54.96 feet; thence (3) South 43° 09' East 201.93 feet to the said northwesterly side of Pleasant Place; thence (4) along said northwesterly side of Pleasant Place North 29° 36' East 104.20 feet to the point and place of BEGINNING.

This description is according to a survey by Jacob L. Lenox, dated May 3, 1973.

BEING a portion of the premises conveyed to Lucy Donofrio by deed of Rockaway Park Lakes, Inc., dated September 8, 1927 and recorded October 25, 1927 in the Morris County Clerk's Office in Book W-30, page 219; and further BEING a portion of the premises conveyed to Joseph Donofrio, Sr. and Lucy Donofrio, his wife, by deed of Luigi Susco and Yolanda Susco, his wife, dated August 1, 1960 and recorded August 25, 1960 in the Morris County Clerk's Office in Book F-72, page 120&c.

COUNTY OF MORRIS
CONSIDERATION 50,000.00
REALTY TRANSFER FEE 50.00
DATE MAY 14 1973 BY [Signature]

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9-
10x pd.
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Together with all and singular the buildings, improvements, ways, woods, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances to the same belonging or in anywise appertaining; and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and of every part and parcel thereof; And also all the estate, right, title, interest, use, possession, property, claim and demand whatsoever, of the Grantors both in law and in equity, of, in and to the premises herein described, and every part and parcel thereof, with the appurtenances. To Have and to Hold all and singular, the premises herein described, together with the appurtenances, unto the Grantees and to Grantees' proper use and benefit forever.

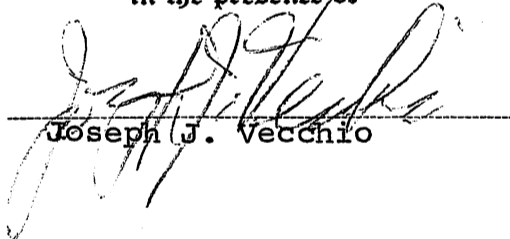
And the Grantors covenant that they have not done or executed, or knowingly suffered to be done or executed, any act, deed or thing whatsoever whereby or by means whereof the premises conveyed herein, or any part thereof, now are or at any time hereafter, will or may be charged or encumbered in any manner or way whatsoever.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

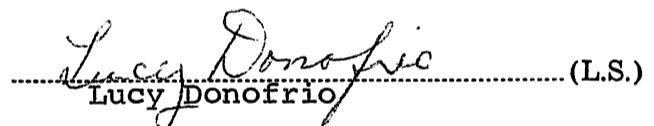
Wherever in this instrument any party shall be designated or referred to by name or general reference, such designation is intended to and shall have the same effect as if the words "heirs, executors, administrators, personal or legal representatives, successors and assigns" had been inserted after each and every such designation.

In Witness Whereof, the Grantors have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delibered
in the presence of


Joseph J. Vecchio

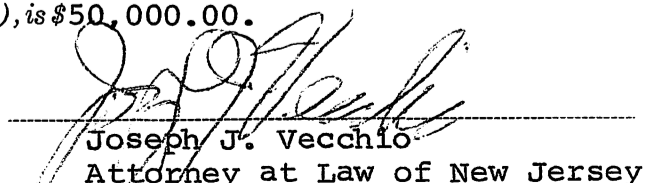

Joseph Donofrio (L.S.)


Lucy Donofrio (L.S.)

State of New Jersey, County of MORRIS } ss.: Be it Remembered,
that on May 10th 19 73 , before me, the subscriber, An Attorney at
Law of New Jersey,
personally appeared JOSEPH DONOFRIO and LUCY DONOFRIO, his wife,

who, I am satisfied, are the persons named in and who executed 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, and that the full and actual consideration paid or to be paid for the transfer of title to realty evidenced by the within deed, as such consideration is defined in P.L. 1968, c. 49, Sec. 1 (c), is \$50,000.00.

Prepared by: Joseph J. Vecchio


Joseph J. Vecchio
Attorney at Law of New Jersey