

# NJ Deed-Executor's or Administrator's (Covenant as to Grantor's Acts)

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

This Deed is made on \_\_\_\_\_, 20\_\_\_\_,

**BETWEEN**

Whose address is referred to as the Grantor,

**AND**

whose post office address is referred to as the Grantee.

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

Grantor. The Grantor makes this Deed as the Personal Representative of  
the Estate of

late of the of County of

and State of New Jersey. \_\_\_\_\_

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the  
property (called the "Property") described below to the Grantee. This transfer is made  
for the sum of

The Grantor acknowledges receipt of this money. Tax map

Reference. (N.J.S.A. 46:15-1.1) Municipality of

Block No.

Lot No.

Account No.

No property tax identification number is available on the date of this Deed.

Property. The Property consists of the land and all the buildings and structures on the land  
in the of \_\_\_\_\_

County of and State of new Jersey. The legal description is:

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. if the Grantor is a corporation, this Deed is signed and attested to by its proper corporate officers and its corporate seal is affixed.

Witnessed or Attested by:

\_\_\_\_\_

*(Seal)*

STATE OF NEW JERSEY, COUNTY OF SS. I

CERTIFY that on \_\_\_\_\_, 20\_\_\_\_,

\_\_\_\_\_ personally came before me and stated 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 \$ 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)*

STATE OF NEW JERSEY, COUNTY OF SS.:

ICERTIFY that on \_\_\_\_\_, 20\_\_\_\_,

\_\_\_\_\_ personally came before me and this person acknowledged under oath, to my satisfaction that:

- (a) this person is the secretary of the corporation named in this Deed;
- (b) this person is the attesting witness to the signing of this Deed by the proper corporate officer who is the President of the corporation;

(c) this Deed was signed and delivered by the corporation as its voluntary act duly authorized by a proper resolution of its Board of Directors;

(d) this person knows the proper seal of the corporation which was affixed to this Deed; (e) this person signed this proof to attest to the truth of these facts; and

(f) the full and actual consideration paid or to be paid for the transfer of title is \$ \_\_\_\_\_

(Such consideration is defined by N.J.S.A. 46:15-5.)

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*(Print name and title below signature)*

Signed and sworn before me on \_\_\_\_\_, 20\_\_\_\_,