

NJ Partial Release of Mortgage

This indenture, made the _____ day _____, 20____, between _____, of the _____ of in the County of _____ and State of _____, of the First Part; and _____, of the _____ of _____ in the County of _____, and State of _____, of the Second Part.

Whereas, by a certain mortgage, _____ day _____, 20____, for the consideration therein mentioned, and to secure the payment of the money therein specified, did convey certain lands and tenements, of which the lands hereinafter described are part, unto _____, to secure the sum of _____ dollars, _____ which mortgage is _____ in the _____ office of the County of _____ in book _____ of Mortgages, page _____; and

Whereas, the party of the first part, at the request of the party of the second part, _____ has agreed to give up and surrender the lands here in after described unto the party of the second part and to hold and retain the residue of the mortgaged lands as security for the money remaining due on the said mortgage;

Witnesseth, that the party of the first part, in pursuance of the said agreement and in consideration of _____ dollars to _____ duly paid at the time of the ensembling and delivery of these presents, the receipt whereof is hereby acknowledged, _____ has granted, released, quitclaimed and set over, and by these presents do _____ grant, release, quitclaim and set over, unto the party of the second part, all that part of the said mortgaged lands hereinafter particularly described, situate, lying and being in the _____ of _____ in the County of _____

_____ and State of _____ [description of property released]. Together with the hereditament and appurtenances thereto belonging; and all the right, title and interest of the said party of the first part of, in and to the same, to the intent that the lands hereby conveyed may be discharged from the said mortgage, and that the rest of the lands in the said mortgage specified, may remain to the party of the first part, _____ as heretofore.

To have and to hold the lands and premises hereby released and conveyed to the party of the second part, _____ and assigns, to _____ their only proper use, benefit and behoof forever, free, clear and discharged of and from all lien and claim under and by virtue of the indenture of mortgage aforesaid.

In Witness Whereof, the party of the first part _____ has hereunto set his hand and seal the day and year first above written.

(Seal)

In the presence of:

[Acknowledgment]

Prepared by [name] .

(Print name and title below signature)