|  |  |
| --- | --- |
| **Prepared By:**  Name: [PREPARER NAME]  Address: [PREPARER STREET ADDRESS]  [PREPARER CITY, STATE, ZIP]  **After Recording Return To:**  Name: [RECIPIENT NAME]  Address: [RECIPIENT STREET ADDRESS]  [RECIPIENT CITY, STATE, ZIP] |  |

*Space above this line for recorder’s use only*

**NEW JERSEY LIFE ESTATE DEED**

STATE OF NEW JERSEY

[COUNTY NAME] COUNTY

THIS LIFE ESTATE DEED is made on [MONTH & DAY (E.G., MARCH 22ND)], [YEAR],

**BETWEEN** [GRANTOR NAME(S)], a [GRANTOR(S) MARITAL STATUS], whose post office address is [GRANTOR(S) MAILING ADDRESS], referred to as the Grantor,

**AND** [GRANTEE NAME(S)], a [GRANTEE(S) MARITAL STATUS], whose post office address is [GRANTEE(S) MAILING ADDRESS], referred to as the Grantee.

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

1. **Transfer** **of** **Ownership**. The Grantor grants and conveys the property described below to the Grantee. This transfer is made for the sum of [AMOUNT (IN WORDS)] ($[AMOUNT (AS A NUMBER)]). The Grantor acknowledges receipt of this money.
2. **Tax** **Map** **Reference**. **(**N.J.S.A. 46:15-1.1) Municipality of [MUNICIPALITY NAME],

Block No. [BLOCK #], Lot No. [LOT #].

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

1. **Property**. The Property consists of the land and all the buildings and structures on the land in [COUNTY NAME] County, [CITY NAME] City, New Jersey. The legal description is:

[ENTER PROPERTY LEGAL DESCRIPTION HERE (OR ATTACH AND INSERT)]

Being the same land and premises which became vested in Grantor, by Deed dated

[DATE] (mm/dd/yyyy), and recorded on [DATE] (mm/dd/yyyy), in the land records office of the Register of Deeds for [COUNTY NAME] County, New Jersey.

The street address of the Property is: [PROPERTY ADDRESS].

1. **Type** **of** **Deed.** This Deed is called a Warranty Deed. The Grantor does for Grantor and Grantor’s heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.
2. **Life Estate**. Subject to Life Estate retained by [GRANTOR NAME(S)], Grantor.
3. **Signatures.** The Grantor signs this Deed as of the date at the top of the first page

[\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_](http://esign.com/) [\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_](http://esign.com/)

**Grantor’s Signature Grantor’s Signature**

[GRANTOR NAME] [GRANTOR NAME]

Grantor’s Name Grantor’s Name

STATE OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_)

COUNTY OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_)

I CERTIFY that on (mm/dd/yyyy), \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, personally came before me and stated to my satisfaction that this person (or if more than one, each person):

1. was the maker of this Deed;
2. executed this Deed as his or her own act; and,
3. 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.)

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

**Notary Public**

STATE OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_)

COUNTY OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_)

I CERTIFY that on (mm/dd/yyyy), \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, personally came before me and stated to my satisfaction that this person (or if more than one, each person):

1. was the maker of this Deed;
2. executed this Deed as his or her own act; and,
3. 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.)

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**Notary Public**