

920—Executive Dead
To Indiv. or Corp.

This Indenture,

Made the 2nd day of December, 1951 in the year
One Thousand Nine Hundred and Fifty,

Between ERNEST V. COCKEFAIR and GEORGE A. COCKEFAIR, surviving

Executors of the Last Will and Testament of MARY ELY COCKEFAIR

of the _____ of _____ in the County of _____
and State of _____ part of the first part;

And AMERICAN STORES COMPANY, a corporation organized and
existing under the laws of the State of Delaware,

part of the second part

Witnesseth, That the said parties of the first part, by virtue of the power and authority to
them given in and by said Last Will and Testament, and for and in consideration of the sum of
THREE THOUSAND EIGHT HUNDRED DOLLARS (\$3,800.00)

lawful money of the United States of America, to them in hand paid by the said party of the
second part, at, or before the ensailing and delivery of these presents, the receipt whereof is hereby ac-
knowledged, have granted, bargained, sold and conveyed, and by these presents do grant, bar-
gain, sell and convey unto the said party of the second part, and to its successors
and assigns forever, All

that certain tract or parcel of land and premises, hereinafter particularly described, situate, lying and being in
the Borough of Metuchen in the County of Middlesex
and State of New Jersey

BEGINNING at a point in the Southeasterly line of Highland Avenue,
distant 190.01 feet Northeastwardly from the intersection of the South-
easterly line of Highland Avenue with the Northeastery line of Main
Street; thence North 70 degrees East along the Southeasterly line of
Highland Avenue, 52 feet to a point; thence South 37 degrees 45 minutes
East, 26.25 feet to a point; thence South 20 degrees East, 125 feet to
a point in line of lands now or late of William Gross and being 150 feet
Southeastwardly from the Southeasterly line of Highland Avenue, measured
at right angles thereto; thence South 70 degrees West along land of said
Gross and parallel with the Southeasterly line of Highland Avenue,
37.78 feet to a point for an angle in said Gross line; thence still along
same, South 78 degrees 15 minutes West, 22.45 feet to a point for a
corner; thence still along Gross, North 20 degrees West, 146.78 feet to
the place of beginning.

TOGETHER WITH an Easement in, over, and along premises hereinafter
described, with the right and privilege to erect, build and maintain
a sustaining or retaining wall; BEGINNING in the Southeasterly line of
Highland Avenue at a point therein distant 202.01 feet Northeastwardly
from the intersection of the said Southeasterly line of Highland Avenue
with the Northeastery line of Main Street; thence running (1) South
37 degrees 45 minutes East, 26.25 feet; thence (2) South 20 degrees East
125 feet to the line of lands now or formerly William Gross; thence (3)
North 70 degrees East along said last mentioned lands, 1 foot; thence
(4) North 20 degrees West, 125.16 feet; thence (5) North 37 degrees 45
minutes West, 28.09 feet to the southeasterly line of Highland Avenue;
thence (6) South 70 degrees West along the Southeasterly line of Highland
Avenue, 1.05 feet to the place of beginning.

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Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

And also, all the estate, right, title, interest, property, possession, claim and demand whatsoever, as well in law as in equity, of the said part of the first part, and of the said Testator, of, in, and to the above described premises, and every part and parcel thereof, with the appurtenances. To have and to Hold, all and singular the above mentioned and described premises, together with the appurtenances, unto the said part y of the second part, its successors and assigns forever.

And the said part^s of the first part do hereby covenant, promise and agree to and with the said part y of the second part, its successors and assigns that they have not, as such executors as aforesaid, done or caused, suffered or procured to be done, any act, matter or thing, whereby the said premises or any part thereof, with the appurtenances, are or may be charged or encumbered in estate, title or otherwise.

In Witness Whereof, the said part^s of the first part, have hereunto set their hands and seal the day and year first above written.

Signed, Sealed and Delivered in the presence of
As to Ernest V. Cockefair
As to George A. Cockefair

Ernest V. Cockefair L.S.
Ernest V. Cockefair
George A. Cockefair L.S.
George A. Cockefair

Surviving Executors under the Last Will and Testament of Mary Ely Cockefair

State of New Jersey, } ss:
County of Middlesex

Be it Remembered, That on this 3^d day of December in the year One Thousand Nine Hundred and Fifty, an Attorney at Law of New Jersey, before me, the subscriber,

personally appeared Ernest V. Cockefair and George A. Cockefair, surviving Executors of the Last Will and Testament of Mary Ely Cockefair,

who, I am satisfied, are the grantors mentioned in the within Instrument, to whom I first made known the contents thereof, and thereupon they acknowledged that, they signed, sealed and delivered the same as their voluntary act and deed for the uses and purposes therein expressed.

John B. Molineux
John B. Molineux,
An Attorney at Law of New Jersey.

Received and recorded June 15 1951
at 9:22 A. M. EDWARD J. PATTEN, CLERK.