

# Exhibit “A”

Homeowner Return Address:

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**DEED RESTRICTION**

This agreement is made on the \_\_\_\_\_ day of the Month of \_\_\_\_\_, year \_\_\_\_\_ between \_\_\_\_\_ (the Homeowner(s) and the Township of West Orange (the “Township”)).

The agreement is for the property located at Block 175.13, Lot 3 on the Township of West Orange Tax Map (the “Property”), regarding the requirements and conditions associated with the sale of the Property. The current deed is recorded in Book \_\_\_\_\_, Page \_\_\_\_\_ or Instrument Number \_\_\_\_\_. This Covenant is to be recorded in the Essex County Register of Deeds and Mortgages.

***Be advised*** that the aforesaid Property was sold pursuant to N.J.S.A. 40A:12-13.2 by way of an Agreement of Sale which includes the following condition:

- (1) The Property shall not be merged or consolidated with the adjacent lot currently located at Block 175.13, Lot 4.

***Be advised*** that failure to abide by the aforementioned conditions shall result in the reversion of title back to the Township.

***Be advised*** that this deed restriction shall run with the land and shall be binding upon the Homeowners, tenants and any subsequent owners and tenants, their successors, heirs or assigns. Any lease of said specific parcels shall be subject to this restriction.

***Be advised*** that the above represents enforceable conditions intended to be complied with in perpetuity.

**IN WITNESS WHEREOF**; the parties hereto have set their hands and seals on the day first written above.

\_\_\_\_\_  
Homeowner Signature

\_\_\_\_\_  
Please PRINT Homeowner Name

\_\_\_\_\_  
Homeowner Signature

\_\_\_\_\_  
Please PRINT Homeowner Name

STATE: New Jersey

COUNTY: \_\_\_\_\_

**BE IT REMEMBERED**, that on this day \_\_\_\_\_ of \_\_\_\_\_ (month), \_\_\_\_\_ (year) before me, the subscriber, a notary public, personally appeared \_\_\_\_\_ (homeowner name(s), who I am satisfied is/are the person(s) who executed the within instrument, and thereupon (s)he acknowledged that (s)he signed, sealed, and delivered to me as his or her own voluntary act and deed for the uses and purposes therein expressed.

\_\_\_\_\_  
Notary Signature

Notary Stamp and Seal