

DONINI AND DONINI
ATTORNEYS AT LAW
1512 HIGHWAY 138
WALL TOWNSHIP, NEW JERSEY 07719
—
(201) 681-9500

EDWARD S. DONINI
MICHAEL L. DONINI

DENNIS D. POANE

November 14, 1990

Ronald Troppoli, Director-Special Pros. Unit
Monmouth County Prosecutors' Office
Monmouth County Court House
3rd Floor, East Wing
Freehold, N.J. 07728-1261

Re: Szatmary vs. Kirex Development Co.

Dear Mr. Troppoli,

As you may remember, we have converse several times with regard to the above-entitled matter, wherein I represented prospective purchasers of property, being Zontan and Cathleen Szatmary. They were going to purchase from Kirex Development Company a certain property listed on the contract for sale dated May 23, 1990. Please note the check dated May 29, 1990, from the Szatmary's to Kirex Development Company in the amount of \$5,000.00 which was endorsed and signed by Kirex Development Company.

As I had previously explained to you, the principal of Kirex Development Company, Kenneth Irek, Esq., can no longer be found. You will see many letters addressed to him, including certified mailings, at his Colts Neck address. Also included is a list of the leads which my office tracked down in order to try to locate Mr. Irek.

Please note that Fast Frame Building Systems was still accepting calls from Mr. Irek within the last month.

Please find herein copies of the following:

1. Copy of letter from Fran Donahue, a realtor who was not a real estate agent involved in the matter but who helped get the parties together, along with a copy of Contract for Sale of real estate dated May 23, 1990. Ms. Donahue can now be reached, as of October 1990, at her work at 775-7671.

(2)

To: Ronald Troppoli, Director-Special Pros. Unit
Re: Szatmary vs. Kirex Development Co.
November 14, 1990

2. My office notes dated June 1, 1990, which shows at the bottom that Mr. Irek would personally guarantee the \$5,000.00 involved.
3. A list of the addresses and telephone numbers used to try to contact Mr. Irek.
4. A copy of Szatmary's check number 1301 dated May 29, 1990, for \$5,000.00 to Kirex Development Company which has been negotiated.
5. Letter dated June 26, 1990, to Ken Irek, regarding pay-off of mortgage.
6. Letter dated July 10, 1990 to Ken Irek regarding tax lien.
7. Letter dated July 19, 1990 to Ken Irek regarding title work.
8. Letter dated July 31, 1990 to Ken Irek noting requirements for closing and the fact the Mr. Irek was not in contact with us for the last two (2) weeks prior to the letter.
9. Letter dated August 6, 1990 to Ken Irek setting time of the essence of the closing, sent certified mail, return receipt requested.
10. Letter dated August 13, 1990 using new address to send time of the essence letter, sent certified mail, return receipt requested.
11. Letter dated August 29, 1990 showing requirements for closing. This letter was sent in response to a call from Fran Donahue, previously mentioned, on August 28, 1990 wherein she had talked to Mr. Irek and conveyed to us that he was still willing to sell at that time. She at that time gave us a new address being P.O. Box 161, Colts Neck, New Jersey, 07722. That was the address to which the letter of August 29, 1990 was sent. The final item in the packet is the return envelope showing that Mr. Irek did not pick up the mail at the P.O. Box 161, Colts Neck, New Jersey.

We send this to you in accordance with my previous conversations believing that Mr. Irek may have absconded with the funds given in trust by my clients. Further, there is in addition, approximately \$4,000.00 spent for the percolation, bore, and certain other preliminaries to close which they are now out-of-pocket.

I would appreciate your reviewing this matter with regard to the criminal aspects of the case. Upon your review of it, I would ask you to talk directly to my clients, Cathleen and Zontan Szatmary, 318 C Texas

7. TRANSFER OF OWNERSHIP: At the closing the Seller will transfer ownership of the property to the Buyer. The Seller will give the Buyer a properly executed Deed and an adequate affidavit of title. If the Seller is a corporation, it will also deliver a corporate resolution authorizing the same.
8. TYPE OF DEED: A Deed is a written document used to transfer ownership of property. In this sale the Seller agrees to provide and the Buyer agrees to accept a Deed known as a Bargain & Sale with Covenants vs. Grantor's Act.
9. THE PREMISES: The premises consists of vacant land containing 95.02 feet of frontage on 1.13 Acres by a depth of 400.11/406.4 feet.
10. FLOOD AREA: The federal and state governments have designated certain areas as "flood areas". This means they are more likely to have floods than other areas. If this property is in a "flood area" the Buyer may cancel this contract within 30 days of the signing of this contract by all parties.
11. BUILDING AND ZONING LAWS: The Buyer intends to use the property for construction of a single family home. The Seller states that this use does not violate any applicable zoning ordinances, building code or other law.
12. PROPERTY LINE: The Seller states that all buildings, driveways and other improvements on adjoining properties do not extend across the boundary lines of the property.
13. CANCELLATION OF CONTRACT: If this contract is cancelled, the Buyer can get back the deposit and the parties will be free of liability to each other. However, if the contract is cancelled in accordance with paragraph 11 or 12 of this contract, the Seller will pay the Buyer for all title and survey and engineering costs.
14. ASSESSMENTS FOR MUNICIPAL IMPROVEMENTS: Certain municipal improvements such as sidewalks and sewers may result in the municipality charging property owners to pay for the improvements. All unpaid charges (assessments) against the property for work completed before the closing will be paid by the Seller at or before the closing. If the improvement is not completed before the closing, then only the Buyer will be responsible. If the improvement is completed, but the amount of the charge (assessment) is not determined, the Seller will pay any deficiency to the Buyer (if the estimate proves to have been too low) or the Buyer will return any excess to the Seller (if the estimate proves to have been too high).
15. ADJUSTMENTS AT CLOSING: The Buyer and Seller agree to adjust the following expenses as of the closing date: sewer charges, taxes, and other like charges.
16. POSSESSION: At the closing the Buyer will be given possession of the property. No tenant will have any right to the property unless otherwise agreed in this contract.
17. MARKETABLE TITLE: Title to be conveyed shall be marketable of record and insurable at regular rates by any reputable title insurance company chosen by Buyer and authorized to do business in the State of New Jersey. *all liens will be paid off on or with closing funds*
18. RIGHT OF ENTRY: From and after the date of this agreement Buyer shall have the right to enter upon the premises for the purpose of preparing a survey and completing all tests and inspections permitted by this Contract. *Buyer's agents shall also have the right to enter the premises*

(3)

To: Ronald Troppoli, Director-Special Pros. Unit
Re: Szatmary vs. Kirex Development Co.
November 14, 1990

Road, Morganville, New Jersey, 07751, telephone number 706-1124. I strongly believe that this is an criminal matter. The actions of Mr. Irek can clearly be seen as one of premeditation in taking the Szatmary's money with no intent to abide by the contract or return the money.

Very truly yours

DENNIS D. POANE, ESQ.

DDP/jkt

cc: Mr. and Mrs. Zontan Szatmary

5-23-90

Dear Mr. Poane,

Enclosed please find copies of
Contract for the sale of land to
Mr. & Mrs. Szatmari of Morganville.

I did not know the correct
spelling of Cathy's name (Please fill
in.)

Any questions, please call
Ken Dreke at 31-2624, owner of Kirex Devel.

At Cathy's request, I also
enclosed copy of perc done on property
on left of this property in contract.

Sincerely,

Juan Donahue

CONTRACT FOR SALE OF REAL ESTATE

THIS CONTRACT for Sale is made on May 23, 1990.

BETWEEN Kirex Development Co.
whose address is 41 Highway 34, Colts Neck, N.J. 07722
referred to as Seller; P.O. Box 161

AND ^{ZONTAN} George and ^{K&} ~~CATHLEEN~~ Szatmari (H&W) of Morganville, N.J.
^{K&} referred to as Buyer.

The words "Buyer" and "Seller" include all Buyers and Sellers listed above.

1. PURCHASE AGREEMENT: The Seller agrees to sell and the Buyer agrees to buy the property described in this contract.
2. PURCHASE PRICE: The purchase price is \$35,000.00
3. PROPERTY: The property to be sold consists of: (a) land and all the buildings, other improvements and fixtures on the land; (b) all the Seller's rights relating to the land; and (c) all personal property specifically included in this contract.

The real property to be sold is a building lot in the Township of Jackson County of Ocean, and State of New Jersey. It is shown on the municipal map as Lot (s) 22.21 in Block 85

4. PAYMENT OF PURCHASE PRICE: the Buyer will pay the purchase price as follows:

To be paid by Buyer (initial deposit) at signing of contract by or before June 1, 1990	\$ <u>5,000.00</u>
Additional deposit within NA days of the execution of this Contract by all parties.	\$ <u>-0-</u>

Balance to be paid at closing of title, in cash or by certified or bank cashier's check.	\$ <u>30,000.00</u>
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By the Seller taking back a note and mortgage for
 years at % interest with monthly payments based on a
 year payment schedule. The Buyer will prepare the necessary
 documents at his own cost and expense. The Buyer will also pay all
 recording costs and provide the Seller with an adequate affidavit of
 title.

\$ 35,000.00

5. DEPOSIT MONIES: All deposit monies will be held in trust by Kirex Development Co. located at Colts Neck, N.J. until Closing

6. TIME AND PLACE OF CLOSING. The closing date cannot be made final at this time. The Buyer and Seller agree to make June 15, 1990, the estimated date for closing. Both parties will fully cooperate so the closing can take place on or before the estimated date. The closing will be held at the offices of STEINBERG, STEELE & POANE @ 1121 MADISON AVE, LAKEWOOD, NJ

19. COMPLETE AGREEMENT: This contract is the entire and only agreement between the Buyer and Seller. This Contract replaces and cancels any previous agreements between the Buyer and Seller. This contract can only be changed by an agreement in writing signed by both the Buyer and Seller. The Seller states that the Seller has not made any other contract to sell the property to anyone else. The Seller's agreement to pay the Broker (if any) is contained below.

20. PARTIES LIABLE: This contract is binding upon all parties who sign it and all who succeed to their rights and responsibilities.

21. NOTICES: All notices under this contract must be in writing. The notices must be delivered personally or mailed by certified mail, return receipt requested, to the other party at the address written in this contract, or to the party's attorney.

22. Seller represents the premises are free from and never has been used for the deposit of hazardous waste. *Seller will sign an affidavit that the property, to his knowledge, has only been undeveloped woods.*

23. ADDITIONAL CONTRACTUAL AGREEMENTS:

This contract is subject to Clear Perc & Bore Tests

Seller agrees to clear property of all debris before closing.

WITNESS:

WITNESS:

SIGNED AND AGREED TO BY:

[Signature] (Buyer) 5/29/20 Date:

Catherine Dymman (Buyer) 5/29/20 Date:

Kier Development Co, Inc (Seller) 6-6-20 Date:

Kenneth Dech, President (Seller) Date:

Attest: Kenneth Dech
Secretary

1/90
ps Dewey Szatmary

Barc & Bore must be witnessed
by State official (Ocean County),
& cannot be set for at least
2 weeks.

15 days for application before
they move on this.

to June 15, 1990 doubtful anyway.

Discussed ECPA situation -
Dewey will talk w/ Barb low officer
on ECPA &

also w/ Kirep -
To let Bob know

6/5/90 Mrs. Szatmary
Called. Barb will
not need ECPA letter.

Tell Joe - go w/ company who
has insured Kirep before this.

Stewart Fields

Wait til Monday to order tell
search

cc. Ken Jurep

11/13

f.c. Ken Drey

1. He will guarantee personally \$500.

2. We'll get SCBA approval of bank demands; if we then only give off.

3. Looking for closing before July.

Fast Frame Building Systems
P.O. Box 725
Greensboro, NC 27428

owner of box per post office
Ken Grek

87 Carrage Hill Dr.
Colts Neck, NC 27722 (Montrase Point Estate)

owner of 87 Carrage Hill Dr.
Kenneth Frank + Brenda Grek

Ken Grek
41 Highway 34
P.O. Box 161
Colts Neck, NC 27722

} Contract address
for Kinet
Development Co.

As of 8/17/90 letters to P.O. Box 161 +
P.O. Box 725 unclaimed at Post Office

Letter to Carrage Hill Dr.
returned "forwarding expired"

Telephone numbers for Grek
409-0227. Answering Service

Telephone numbers for Ark

409-0227: answering service

431-2002 (Candlewick Realty) discon

431-2624 (# from Stewart Title) discon

928-5540 (# on development sign) no ans

8/9/90

Kathy Syatmary Called.

Telephone numbers for Fran

(H.) 264-6545

(JACKSON) 928-5540

(OFFICE) 431-5565

(FRAN WORK #) 775-7671

Telephone number on sign in

development

928-5540

Candlewick Realty

431-2002

(disconnected)

409-0227 # for Ken Irel given
to Mrs. Syatmary by Fran

- FAST FRAME BUILDING SYSTEMS -

FAST FRAME BUILDING SYSTEMS

P.O. Box 725

Freehold, N.J. 07728

FAST FRAME BUILDING SYSTEMS

P.O. Box 725

Freehold, N.J. 07728

87 CARRAGE HILL DR.

COLTS NECK, N.J. 07722

Stewart Title gave us this number. We called
431-2624 (disconnected)

ZONTAN SZATMARY 591-1446 1301
 CATHLEEN SZATMARY 5/29 90 55-455/212
 318C TEXAS ROAD
 MORGANVILLE, NJ 07751
 In order of
 Kirex Dev. Co.
 Five thousand \$ 5,000.00
 Central Jersey Bank
 MARLBORO OFFICE
 MORGANVILLE, NJ 07751
 Cathleen Szatmary
 010212046521: 046 53 4359 1301 000050000000

ENDORSE TO RE:

X Kirex Development Co
1031969

DO NOT WRITE, STAMP OR SIGN OVER THIS LINE

0412 28012

031 200 730
NEW JERSEY NATL BK
PHILA, PA.
031 200 730

PROCESSED
CONVERTER

JE 90 04
PAID
KIREX DEVELOPMENT CO.
BK OF N.J. CO.
08011

FEDERAL RESERVE

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

122 MADISON AVENUE

P. O. BOX 636

LAKEWOOD, NEW JERSEY 08701

(201) 383-5800

MORTON C. STEINBERG 1922-1978
SIGFRIED W. STEELE
DENNIS D. POANETELEFAX
(201) 601-6317

June 26, 1990

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

Enclosed please find title search. Please note tax lien and mortgage. In accordance with your instructions, the tax lien will be paid from the proceeds at closing.

The closing will be contingent upon notification from Midlantic National Bank/Mercants or current mortgage holder of the availability and conditions of partial release, and receipt of completed ECRA form for Applicability Determination, fully completed and executed.

If you have any questions, please do not hesitate to call.

Very truly yours,

STEINBERG, STEELE & POANE

By: _____

DENNIS D. POANE

DDP:cb
Enc.

*P.S. Please also advise if the judgment listed in the judgment search is against your company. If so, we will have to write for a payoff.

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

121 MADISON AVENUE

P.O. BOX 636

LAKEWOOD, NEW JERSEY 08701

(201) 383-5800

TELEFAX
(201) 605-3317MORTON C. STEINBERG (201) 383-5800
SIEGFRIED W. STEELE
DENNIS D. POANE

July 10, 1990

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

Enclosed please find copy of notice from the Jackson Township Tax Collector, advising the amount necessary to pay off the tax lien.

Very truly yours,

STEINBERG, STEELE & POANE

By: _____
DENNIS D. POANEDDP:cb
Enc.

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

1221 MADISON AVENUE

P.O. BOX 1000

LAKEWOOD, NEW JERSEY 08701

(201) 961-1500

MORTON C. STEINBERG (1957-1978)
SIEGFRIED W. STEELE
DENNIS D. POANETELEFAX
(201) 905-3317

July 19, 1990

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

Enclosed please find copy of endorsement from Stewart
Title, together with copy of Amended Schedule A description.

Very truly yours,

STEINBERG, STEELE & POANE

By: _____
DENNIS D. POANEDDP:cb
Enc.

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

1121 MADISON AVENUE

P.O. BOX 838

LAREWOOD, NEW JERSEY 08701

(201) 383-5800

TELEFAX
(201) 905-3317MORTON C. STEINBERG (902-10781)
SIEGFRIED W. STEELE
DENNIS D. POANE

July 31, 1990

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

As you remember from my letter of June 26, 1990, we need certain items prior to closing in order to convey title in accordance with the contract entered into between you and my clients, Mr. & Mrs. Szatmary. As yet we have not received confirmation of the availability to obtain partial release from Midlantic National Bank/Merchants or current mortgage holder, or the affidavit regarding ECRA, or evidence, by filed documents, of the lifting or satisfaction of the judgment by Sherwin Williams Co.. These matters are in addition to the payment of the tax lien from the sale proceeds. Until these matters are taken care of, title will not be sufficient to satisfy the contract requirements or our title company.

As you know, both sides have been cooperative in moving toward closing, and we want to continue to do so. However, we would appreciate hearing from you at your earliest convenience, but no later than August 6, 1990, with regard to the above, and a proposal for a closing date. My clients are anxious to close. I have not been able to give them any update since I have not heard from you for the last two weeks. Again, I ask you to give this matter your most immediate attention.

Awaiting to hear from you, I remain,

Very truly yours,

STEINBERG, STEELE & POANE

By: _____
DENNIS D. POANEDDP:cb
CERTIFIED MAIL - R.R.R.
cc: Mr. & Mrs. Zontan Szatmary

P.S. We note that your telephone number is changing, and we would appreciate your new number so that we may contact you.

P 244 516 144

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL
(See Reverse)

U.S.G.P.O. 1989-238-815

PS Form 3800, June 1985

Sent to Ken Irek, Esq.	
Street or Highway 34	
P. O. Box 161	
P.O. State and ZIP Code Colts Neck, N.J. 07722	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	
Return Receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date 7/31/90	

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4.

Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check boxes) for additional service(s) requested.

1. Show to whom delivered, date, and addressee's address. (Extra charge) 2. Restricted Delivery (Extra charge)

3. Article Addressed to: Ken Irek, Esq. 41 Highway 34 P. O. Box 161 Colts Neck, N.J. 07722	4. Article Number P 244 516 144 Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
5. Signature - Addressee X	Always obtain signature of addressee or agent and DATE DELIVERED .
6. Signature - Agent X <i>[Signature]</i>	8. Addressee's Address (ONLY if requested and fee paid)
7. Date of Delivery <i>8/3/90</i>	

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

1121 MADISON AVENUE

P. O. BOX 636

LAKEWOOD, NEW JERSEY 08701

(201) 363-5800

TELEFAX

(201) 905-3317

MORTON C. STEINBERG (201) 363-5800
FREDERICK W. STEELE
DENNIS D. POANE

August 6, 1990

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

PLEASE TAKE NOTICE that my clients hereby deem TIME TO BE OF THE ESSENCE for the closing of title with respect to a certain Contract for Sale dated May 23, 1990. By virtue of this notice, closing of title shall be held at the offices of Steinberg, Steele & Poane, Esqs., 1121 Madison Avenue, Lakewood, New Jersey on August 20, 1990 at 1:30 p.m.. No further extension will be granted.

In the event that you fail to appear at said time and place and thereby convey title in accordance with the aforesaid Contract for Sale and give possession of the premises you shall be deemed to be in breach of said contract and shall be liable to the buyers for damages and for such other relief as a Court of Law or of equity shall deem appropriate.

Very truly yours,

STEINBERG, STEELE & POANE

By: _____
DENNIS D. POANEDDP:cb
CERTIFIED MAIL - R.R.R.
cc: Mr. & Mrs. Zontan Szatmary

P-630 896 560

RECEIPT FOR CERTIFIED MAIL

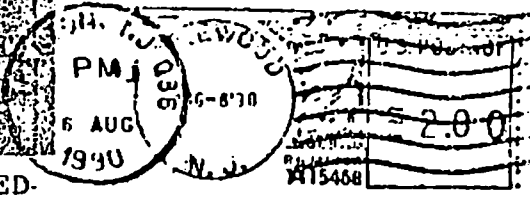
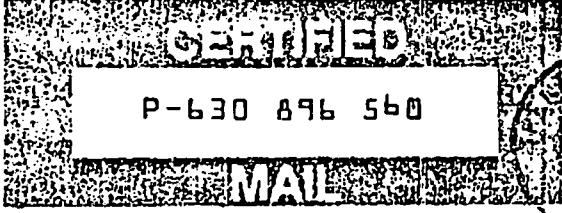
NO INSURANCE COVERAGE PROVIDED
EXCEPT AS NOTED ON THIS RECEIPT
(See Reverse)

Postage	07722
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom and Date Delivered	
Return Receipt Showing Date and Address of Recipient	
TOTAL Postage and Fees	
Postman or Date	8/6/90

PS Form 3800, June 1985 U.S.G.P.O. 153-506

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION
ATTORNEYS AT LAW
1121 MADISON AVENUE
P. O. BOX 636
LAKEWOOD, N. J. 08701



RETURN RECEIPT REQUESTED

Ken Irek, Esq.
41 Highway 34
P. O. Box 161
Colts Neck, New Jersey 07722

1ST NOTICE
2ND NOTICE
RETURN

07722 8/7/90
20/90

Not retained in this envelope



STEINBERG & STEELE, P.A.

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

1121 MADISON AVENUE

P.O. BOX 836

LAKEWOOD, NEW JERSEY 08701

(201) 365-2800

MORTON C. STEINBERG (908) 487-81
SIEGFRIED W. STEELETELEFAX
(201) 905-3317

August 13, 1990

Mr. Ken Irek
Fast Frame Building Systems
P. O. Box 725
Freehold, New Jersey 07728

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

Enclosed please find copy of letter which was previously
sent to you at P. O. Box 161, Colts Neck, New Jersey, on
August 6, 1990.

Very truly yours,

STEINBERG, STEELE & POANE

By: _____

DENNIS D. POANE

DDP:cb

Enc.

CERTIFIED MAIL - R.R.R.

244 516 146

RECEIPT FOR CERTIFIED MAIL

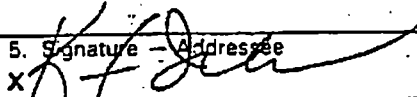
NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL

(See Reverse)

U.S.G.P.O. 1809-714-555 PS Form 3800, June 1985.	Sent to Mr. Ken Irek
	Fast Frame Building Systems
	P.O. Box 725 Freehold, N.J. 07728
	Postage
	Certified Fee
	Special Delivery Fee
	Restricted Delivery Fee
	Return Receipt showing to whom and Date Delivered
	Return Receipt showing to whom, Date, and Address of Delivery
	TOTAL Postage and Fees
Postmark or Date 8/13/90	

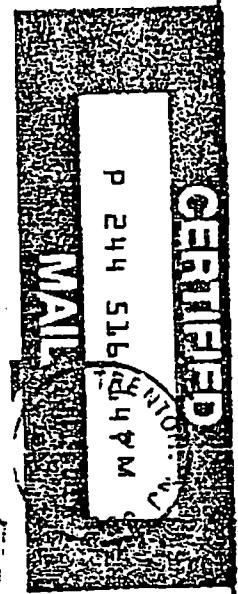
SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4.
Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1. Show to whom delivered, date, and addressee's address. 2. Restricted Delivery (Extra charge)

3. Article Addressed to: Mr. Ken Irek Fast Frame Building Systems P. O. Box 725 Freehold, N.J. 07728	4. Article Number P 244 516 146 Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
5. Signature - Addressee X 	Always obtain signature of addressee or agent and DATE DELIVERED. 8. Addressee's Address (ONLY if requested and fee paid)
6. Signature - Agent X	
7. Date of Delivery 8-24-90	

1101
8/16/90

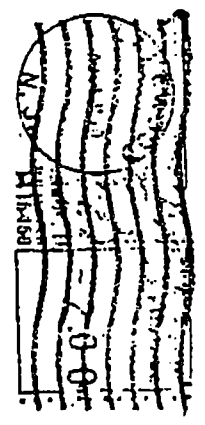
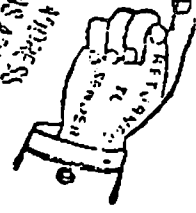
STEINBERG, STEELE & POANE
A PROFESSIONAL CORPORATION
ATTORNEYS AT LAW
121 MADISON AVENUE
P. O. BOX 936
LAKEWOOD, N. J. 08701



RETURN RECEIPT REQUESTED

~~Mr. Ken Irek
87 Carraige Hill Drive
Colts Neck, N.J. 07722~~

**MOVED LEFT NO ADDRESS
FORWARDING UNDER EXPANDED
BOX CLOSED NO ORDER**



P 244 516 147
RECEIPT FOR CERTIFIED MAIL
NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL
(See Reverse)

Sent to Mr. Ken Irek	
Street and No. 87 Carraige Hill Drive	
PO State and ZIP Code Colts Neck, N.J. 07722	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	
Return Receipt showing to whom Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date 8/13/90 Returns	

U.S.G.P.O. 1989-334-555

PS Form 3800, June 1985

STEINBERG & STEELE, P.A.

A PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

1121 MADISON AVENUE

P.O. BOX 808

LAKELWOOD, NEW JERSEY 06701

(201) 383-5800

TELEFAX
(201) 905-3317MORTON C. STEINBERG (609) 678-5781
SIEGFRIED W. STEELE

August 29, 1990

Ken Irek, Esq.
P. O. Box 161
Colts Neck, NJ 07722

Re: Kirex Development Co. - Szatmary

Dear Mr. Irek:

This office has received a call from Fran Donahue advising that you are still interested in selling your property to Mr. & Mrs. Szatmary. The items you must provide for the closing are as follows:

- 1) Deed;
- 2) Affidavit of Title;
- 3) Completed ECRA Application;
- 4) Certified funds in the approximate amount of \$2,500.00, in order to satisfy the tax lien, mortgage payoff and other standard closing costs.

Kindly call this office upon your receipt of this correspondence to schedule a closing date and advise how we may contact you with final closing figures.

Yours truly,

STEINBERG, STEELE & POANE

BY: _____
DENNIS D. POANEDDP:ne
Regular and Certified Mail, R.R.R.

P 676 891 192

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL

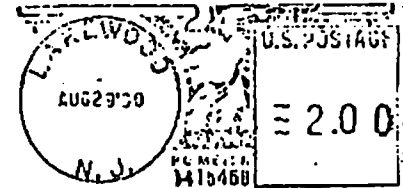
(See Reverse)

PS Form 3800, Feb. 1982
* U.S.C.P.O. 1993-403-517

Sent to Ken Irek, Esq.	
Street and No. P. O. Box 161	
P. O. State and ZIP Code Colts Neck, NJ 07722	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to whom and Date Delivered	
Return receipt showing to whom, Date and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date 8/29/90	

STEINBERG, STEELE & POANE

A PROFESSIONAL CORPORATION
ATTORNEYS AT LAW
1121 MADISON AVENUE
P. O. BOX 636
LAKEWOOD, N. J. 08701



RETURN RECEIPT REQUESTED

07/22/30/50
2/17/90
9/20
1ST NOTICE
2ND NOTICE
RETURN

~~Ken Irek, Esq.
P. O. Box 161
Colts Neck, NJ 07722~~

RETURNED TO SENDER
UNDELIVERED
Address Not Known
No such street number
No such place in state
Not found in this envelope

NOV
9/22



OFFICE OF THE COUNTY PROSECUTOR



JOHN KAYE
MONMOUTH COUNTY PROSECUTOR

COUNTY OF MONMOUTH

FREEHOLD, NEW JERSEY 07728-1261

(201) 431-7160
FAX (201) 409-3673
FAX (201) 409-4830

ALTON D. KENNEY
FIRST ASSISTANT PROSECUTOR
ROBERT A. HONECKER, JR.
SECOND ASSISTANT PROSECUTOR
WILLIAM D. GUIDRY
DIRECTOR OF TRIAL DIVISION
FRANK R. LICITRA
CHIEF OF INVESTIGATIONS

December 11, 1990

Mr. Dennis D. Poane, Esq.
Donini and Donini
Attorneys At Law
1512 Highway #138
Wall Township, New Jersey 07719

Dear Mr. Poane:

Re Kenneth Irek, Esq., T/A Kirex Development
Company
File No. W180-12-90

This letter will serve to confirm our conversation of December 7, 1990, wherein I acknowledged the receipt of documentation supplied by you in the above captioned matter. Please be advised that, at this time, the investigation into the activities of Mr. Irek remains ongoing.

As you know, I am unable, at this time, to confirm for you whether or not the matter will be presented to a Monmouth County Grand Jury for further criminal prosecution. However, my review of the documentation supplied to this office leads me to conclude that the matter should be properly brought to the attention of both the Office of Attorney Ethics, as well as the Client's Security Fund. Should your client desire to file with the District Ethics Committee, it is suggested that they write to the following address:

District IX Ethics Committee
ATTN: Mr. Walter W. Kingsbery, III, Secretary
34 Broad Street
Red Bank, New Jersey 07701
(201) 741-1800

Upon request, an application will be sent to your client for the District IX Committee's review. The address for the Client's Security Fund of the Bar of New Jersey is as follows:

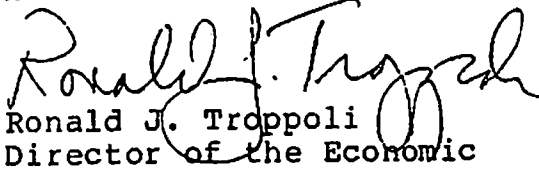
Mr. Dennis D. Poane, Esq.
December 11, 1990
Page-2-

Client's Security Fund
Richard J. Hughes Justice Complex
25 West Market Street
CN-961
Trenton, New Jersey 08625-0961

Upon request, an application will be sent to your clients for their completion and returned to the Client's Security Fund for their consideration of the claim.

Very truly yours,

JOHN KAYE
MONMOUTH COUNTY PROSECUTOR


By: Ronald J. Troppoli
Director of the Economic
Crime and Special
Prosecutions Unit

RJT:wjc