

RED BANK
Block: 80
Lot: 3
Qual:

Land Desc: 37 X 128
Bldg Desc: 1F
Addl Lots:
Acreage: 0.109 Class: 2

Owners Name: MATRIXX, LLC
Street Address: 214 W FRONT ST
City & State: RED BANK, NJ
Property Location: 91 BANK ST
Zip: 07701

Land: 124,900
Impr: 404,600
Total: 529,500
Exempt:

Reval Date: 2022/10/01
Map: 10
Seq#: 2583 (#1 of 1)

SALES HISTORY					ASSESSMENT HISTORY				BUILDING PERMITS/REMARKS			
Grantor	Date	Book/Page	Price	Nu#	Year	Land	Impr	Total	Date	Work Description	Amount	Compl.
CRAFT, BENNETT C JR	08/10/21	9539 /91	200000	26	2017	80700	174400	255100	07/23/21	INTERIOR DEMO	6500	06/01/22
CRAFT, ELVIRA	12/13/11	8922 /3900		1 25	2018	90700	175600	266300				
					2022	114800	387300	502100				
					2023	124900	404600	529500				

LAND CALCULATIONS					SITE INFORMATION		RESIDENTIAL COST APPROACH									
Frt	Eff D	Back L	Tri	Dpf	FFF Dep	Reason	Value	Road:	Util:	Basement	Area	Rate	Const	Q/F	Mult	Value
37	128			1.10	1.00		52910	Curbs: YES	SEW/WATER	BASEMENT	768 x	9.630	+ 2072	x1.15	x1.00=	10888
1 LOT(S)				1.00	1.00		72000	Sidewalk: YES	Gas: YES	BASEMENT FINISH	384 x	13.500	+ 1200	x1.15	x1.00=	7342
								Loc:	Elec: YES	Main Bldg						
									Topo: LEVEL	FIRST STORY	1344 x	58.960	+27118	x1.00	x1.00=	106360

STAFF CONTROL	
Info By: OWNER	Date: 12/7/20
Visits: 1	Collector: 14
Old B:	Prtd: 03/30/23
Old L:	Card: M GV

BUILDING INFORMATION	
Class: 17	Roof Type: HIP
Age/Eff Age: 99 / 10 (N)	Roof Material: SHINGLE
Exterior Walls: ALUM/VINYL	Room Count: Total Rooms: 6 Bed Rooms: 3
Style: RANCH	Row/End: N.A.
Story Height: ONE STORY	Conversion:
Exterior Condition: GOOD	Number of Units: 1
Interior Condition: GOOD	Heat Source: GAS
Foundation: CONCRETE BLOCK	Livable Area: 1344 SF

DEPRECIATION	
Physical: 2 %	Auto: Y
Func Obs: %	Over Imp: %
Econ Obs: %	Under Imp: %
	Final Net: 1.32

NOTES	
RENOVATION	
2022AA RENOVATION:	
2021 FIRE SALE VERIFIED WITH MLS	

Base Cost: 131081		CCF: 2.10		Cost New: 275270	
Net Cond: 1.32				Bldg Value: 363357	

Detached Items:		
Land:	124,900	
Impr:	363,400	
Total:	488,300	

BUILDING SKETCH	

A: 1S/.5FB		w24 132	
B: 1S/CR		aa w24 120	
C: 1S/CR		ab+12 w12 18	
D: PATIO		ba w24 120	

M:		N:		O:		P:	

Scale: 30