

REALTY APPRAISAL COMPANY

Reval Date: 2016/10/01

Map: (H1 of 1)

BECKER, SUSAN A.

56 FREDERICK ST

CARTERET, N J

Land Desc: 50X100

Bldg Desc:

City & State:

CARTERET

Block: 1502

Lot: 4

Qual:

Acres: 0.115

Class: 2

Owners Name:

Street Address:

City & State:

Property Location:

56 FREDERICK ST

Zip: 07008

SALES HISTORY

Date Book/Page

Price

ASSESSMENT HISTORY

Year

Land

PROPERTY INFORMATION

Unit: SEW/WATER

Gas: YES

BUILDING PERMITS/REMARKS

Date

Amount

Seq#:

430

(H1 of 1)

LAND CALCULATIONS

Front Ft Value:

Acres Value:

Zone: FSD3

Min Front:

Std Depth:

Land Value:

1152 SF

1152

REMODEL

Remodel Yr:

1990

RESIDENTIAL ITEMS

Basement

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TOWNNAME: CARTERET
BLOCK: 00020
LOT: 00004
QUALIFIER:

RESIDENTIAL DESCRIPTION				HEATING & COOLING				GARAGES, CARPORTS & CANOPIES			
RESIDENCE CLASS	**	NO. UNIT		SOURCE:	HEAT SYS.:	A/C:		BSMT., GARAGE	QL AREA	RATE	Q/F COST
NO. STORIES	2.0	NO. ROOMS	8	GAS	HOT WATER/STEAM	NONE		ATT. GARAGE			
NO. BEDROOMS	6	AGE	1949					CARPORT			
ROW/END TOWNHOUSE	NO	CONDITION	NORMAL					CANOPY			
EFFECTIVE AGE IN YEARS								TOTAL GARAGE CARPORT CANOPY COST			
FUNC. OBSOL.	%	OVER IMPROVED	8 %					OTHER PRINCIPAL STRUCTURES			
ECON. OBSOL.	%	UNDER IMPROVED	0 %					TYPE:	AREA	RATE	COND. VALUE
REASON **BCC	17.50							DET GAR			
FINAL NET CONDITION	.740 %							POOL			
TOT PHYS.	.91 %	TOT OBSOL.	.92 %					SHED			
ROOF											
TYPE: GABLE	PITCH: NORMAL	MATERIAL: SHINGLE									
BASEMENT											
FOUNDATION TYPE: CON. BLOCK											
BASEMENT:	QL AREA	RATE	Q/F COST								
UNFINISHED	18	720	4.12	1.32	3,917						
FINISHED											
TOTAL BASEMENT COST											
STRUCTURE											
STYLE:	CONVERSION:	EXT. WALL:									
CAPE COD	NONE	STUCCO									
GROUND FLOOR	AREA	RATE	W/F COST								
UPPER FLOOR	720	34.97	1.00	25,185							
HALF STORIES	720	19.26	1.00	13,871							
STRUCTURE BASE COST				39,056							
ROW/END UNIT FACTOR				1.00							
TOTAL BASE COST				39,056							
BASE COST ADJUSTMENTS											
BRICK FACING(+)	AREA	RATE	Q/F COST								
STONE FACING(+)											
UNF. STORIES(-)											
UNF. 1/2 STORY(-)											
CONCRETE SLAB(-)											
CONVERSION											
TOTAL ADJUSTMENTS											
TOTAL ADJUSTED BASE STRUCTURE COST				39,056							

CARTERET Block: 1502 Lot: 4 Qual:	Land Desc: 50X100 Bldg Desc: Add'l Lots:	Owners Name: Street Address: City & State: Property Location:	MANWOOD, ARSHAD & QUMAR, SHAZIA 35 GRANT AVE CARTERET, NJ Zip: 07008 56 FREDERICK ST	Land: 327,500 Impr: 168,300 Total: 495,800 Exempt:	Reval Date: 2024/10/01 Map: 15 Seq#: 430 (#1 of 1)									
Sales History		Assessment History		Building Permits/Remarks										
Grantor	Date	Book/Page	Price	Year	Land	Impr	Total	Work Description	Amount	Compl.				
KAMINSKI, SUSAN A	08/21/24	19543/1468	500000	2016	90000	83700	173700							
				2017	125000	92900	217900							
Land Calculations		Site Information		Residential Cost Approach										
Prt Eff D	Back L	Tri	Dpf	FFF	Dep	Reason	Value	Basement	Area	Rate	Const	O/F	Mult	Value
50	100		1.00	1.00	1.00		67500	BASEMENT	720 x	9.630	+ 2072	x1.00	x1.00=	9006
1	LOT(S)						260000							
Neigh: 003		Front Ft Value: 1350		Info By: ESTIMATED		Date: 06/04/24		Main Bldg						
VCS: FS03		Zone: R-50		Visits: 2		Collector: 11		FIRST STORY						
Min Front: 50		Acre Value: 260000		Old B: 20		Prds: 08/13/25		UPPER STORY						
Std Depth: 100		Lot Value:		Old L: 4		Card: H 11		HALF STORY						
		Land Value: 327,500		Class: 16		Roof Type: GABLE		Heat/AC						
		BUILDING SKETCH		Age/Eff Age: 75 / 25 (N)		Roof Material: SHINGLE		HW BASEBOARD						
				Exterior Walls: STUCCO		Room Count: Total Rooms: 7		Plumbing						
				Style: ALUM/VINYL		Bed Rooms: 4		3 FIXTURE BATH						
				Story Height: CAPE COD		Row/End: N.A.		2 FIXTURE BATH						
				Exterior Condition: TWO STORY		Conversion:		Fireplace						
				Interior Condition: NORMAL		Number of Units: 1		Attic						
				Foundation: CONCRETE BLOCK		Heat Source: GAS		Deck/Patio						
				Physical: 28 %		Livable Area: 1420 SF		OPEN PORCH						
				Func Obs: %		Auto: %		DECK						
				Econ Obs: %		Under Imp: %		Garage						
				Final Net: 0.72		Final Net: 0.72								
				Baths: M: A: 2 O: 0		Kitchens: M: A: 1 O: 0		Base Cost: 105976 CCF: 2.19 Cost New: 232087						
				ABV GRND POOL: N		NOTES		Net Cost: 0.72 Bldg Value: 167103						
				1990: FND				Detached Items:						
				WET BASEMENT				SHEED 1ST FLOOR 30 x 0.001 + 0 x1.00 x0.25 x2.19= 0						
								WOOD DECK 100 x 5.310 + 182 x1.00 x6.75 x2.19= 1171						
								Land: 327,500 Impr: 168,300 Total: 495,800						

Scale: 20

cd2976u14r1bu15122
d267cd13r28
d357cd13r28
d357cd13r28
d157cd24r1
d157cd24r1
d157cd24r1

A: DECK
B: 28/B
C: 28/B
D: 28/B
E: 1.55/B
F: 1.55/B
G: 1.55/B
H: 1.55/B
I: 1.55/B
J: 1.55/B
K: 1.55/B
L: 1.55/B

M:
N:
O:
P:

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CARTERET	Land Desc: 50X100	Owner's Name: BECKER, SUSAN A.	Land: 40,900	REALTY APPRAISAL COMPANY
Block: 1502	Bldg Desc:	Street Address: 56 FREDERICK ST	Impr: 75,100	
Lot: 4	Add Lots:	City & State: CARTERET, N J	Total: 114,000	Reval Date: 2011/10/01
Crit:	Acres: 0.115	Property Location: 56 FREDERICK ST	Map:	
			Exempt:	
			Seg#:	430 (#1 of 1)

[illegible]

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LAND DATA

NAME: BECKER, SUSAN A.
LOCATION: 56 FREDERICK ST

MRA : FRT FOOT VALUE
NEI: 2 ACRE VALUE
ZONE: 00 LOT VALUE

STD DEPTH:
MIN FRONT :
NONE

EFT	EDP	DPF	FFF	DEP	REASON	ADJ. RATE	VALUE
1				1.00		45,000	45,000
						80,000	80,000

LOT(S)
1.144ACRE

TOTAL LAND VALUE:		54,100
TRAFFIC	.00	
TOPOGRAPHY	.00	
EASEMENT	.00	
UTILITIES	.00	
ECONOMIC	.00	

LAND DESCRIPTION

STAFF CONTROL

UTILITIES	STREET	CONTOUR	LEVEL	DATE
GAS	SIDEWALK			8 10 7
ELECTRIC	CURB			8 10 7
WATER & SEWER	PAVED STREET			

SOURCE: ESTIMATE
INTERIOR INS: 0077
INSPECTED BY: 0077
REVIEWED BY:
APPRAISED BY:

BUILDING PERMITS

PERMIT NO.	DESCRIPTION OF IMPROVEMENT	DATE COMP.

RECORD OF OWNERSHIP

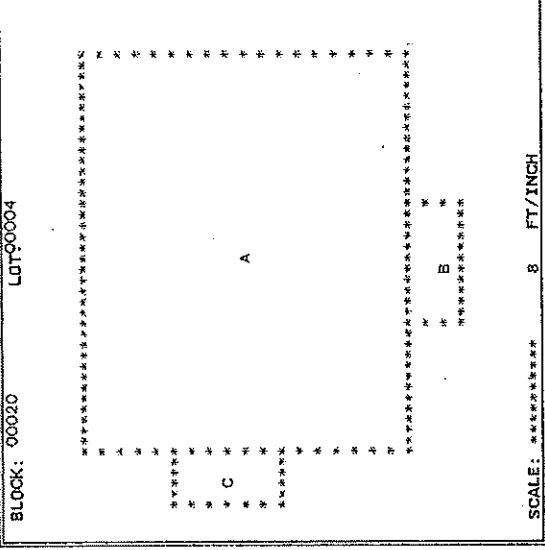
DATE	PRICE	RATIO	BOOK	PAGE

SALES DATA

DATE	PRICE	RATIO	BOOK	PAGE

ASSESSMENT RECORD

YR	LAND	BLDG.	TOTAL	APPEAL



SKETCH LEGEND						
PART	STORY HEIGHT	BSMT	SLAB	UNF. STORIES	ATTIC PORCH	W. L. ADJ. LOC. DP.
A	2.0	FULL				30 24
B	1.0	CRSP			O-P	9 4 A B+ 10
C	1.0	CRSP			O-P	4 8 A L- 6

SCALE: 8 FT/INCH

MEASURED BY 111 DATE 11/11 LISTED BY 111 DATE 11/11

EXEMPT BLOCK 1 CLASS 1
SERIAL NUMBER 11 DESIGN 11 SHEET 11 OF 11
DATE BUILT 11 12 16 17 20 21 24 25 26 27 31 32 33 34

DESIGN
1 RANCH
2 SPLIT LEVEL, or BILEV
3 COLONIAL
4 CAPE COD
5 CONDO
6 CONVENTIONAL
7 MODERN
8 RAISED RANCH
9 SINGLE FAMILY
10 FAM. FLAT
11 FAM. DUPLEX
12 FAM. CONV.
13 COMM.
14 APARTMENTS
TOTAL NO. of Fam. (50)

FOUNDATION
CONCRETE
CEMENT BLOCK
BRICK
STONE
ROOFING
ASPHALT, ASBESTOS
WOOD SHINGLES
SLATE
TAR & GRAVEL
COMPOSITION LF
SHED DORMER LF
PICTURE DORMER LF
EXTERIOR WALL TYPE
AFFRAME WITH WOOD,
ASBESTOS, STUCCO,
ALUM. SIDING (19)

EXTERIOR WALL VARIATIONS
1. Common Brick V/M
2. Face Brick V/M
3. Cut Stone V/M
4. Common Brick V/M
5. Face Brick V/M
6. Cut Stone V/M
7. Penn Stone V/M
TYPE STORIES LINEAL FEET
35 36 37 38 39 40
FINISHED ATTIC OR SECOND FLOOR
Fin. Area. 43
Fin. Attic % 47
Unfinished 1/2 story % 51
NUMBER SIZE NUMBER SIZE
54 55 56 57 58 59 60 61

BASEMENT AREA
Rec. Room % 62 63 64 65 66 67 68
No Concrete Floor 69
Plaster 70
Air Cond. 71 4 Percent 72 73 74 75 76 77 78 79 80 81

FEATURES NO. FLOOR ROOMS BOTH
8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100 101 102 103 104 105 106 107 108 109 110 111 112 113 114 115 116 117 118 119 120 121 122 123 124 125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000

HEATING 26
0 NONE
1 FORCED HOT AIR
2 STEAM PIPE
3 FLOOR OR WALL
4 Ceiling Radiant Elec
5 Baseboard Electric
6 Floor Radiant Elec
7 Floor Radiant Hot Water

ROOMS 1 2 3
Living
Dining
Bed
Kitchen
Rec. Room
Appt.
Office
Stores

BUILDING RECORD

NORTH AMERICAN REVALUATION CO.

CONTROL No.

MISCELLANEOUS

GROUND PLAN SKETCH 1 SQUARE - FT.

BLOCK 020000 R LOT 004000

MODERN KITCHEN

ADDITIONS OR DEDUCTIONS

10.60 COMPUTATIONS .000432

BL. RANGE

NO. AREA OR QUANTITY UNIT COST TOTAL

8C1 720 13.125 92.540

BL. OVEN

6H 700

6N 210

BL. REFRIGERATOR

7G 175

BL. DISHWASHER

BL. GRAB DISINFECTANT

BL. EXHAUST FAN WASH

BL. CLOTHES DRYER

BL. CLOTHES DRYER

BL. TUB ENCL.

BL. SIDE SH. SPRAYS

SHOWER HEAD

METAL FRAME SASH

WOOD FRAME SASH

INCINERATOR

FIRE ESCAPE

FLOORS - 5

Concrete

Hardwood

Single FL.

Asph. Tile

Wood Joint

Refr. Comp.

SALE 27 \$

DATE 36

CAP IMPROV \$

DATE 62

NOTES:

1 DATE 62

BUILT IN GARAGE

TYPE STORIES WIDTH LENGTH AREA

E O G (38) 36 35 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100 101 102 103 104 105 106 107 108 109 110 111 112 113 114 115 116 117 118 119 120 121 122 123 124 125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000