

TOWNNAME: WOODBRIDGE
BLOCK: 00505 *E. 03*
LOT: 00011
QUALIFIER:

OWNERNAME: STEFANOS, EMANUEL & Maria A
ADDRESS: 40 KIMBERLEY RD
COLONIA NJ
LOCATION: 40 KIMBERLEY RD *07067-1008*

APPRAISAL CO.: REALTY APPRAISAL CO.
REVALDATE: 10-01-85 MAP PAGE. 0078
L 9,500 B 18,500 T 28,000
SEQ NO. 17283 PROPERTY CLASS 2

RESIDENTIAL DESCRIPTION				HEATING & COOLING				GARAGES, CARPORTS & CANOPIES			
RESIDENCE CLASS 16 NO. UNIT 1 NO. STORIES <i>1-0-2</i> NO. ROOMS 6 NO. BEDROOMS 2 AGE 25 ROW/END TOWNHOUSE NO CONDITION NORMAL				SOURCE: GAS HEAT SYS.: FORCED HOT AIR A/C: ADD DUCT				QL AREA RATE Q/F COST			
EFFECTIVE AGE IN YEARS 20				HEATING <i>1584</i> 16 990 1.10 1.00 1,089				BSMT. GARAGE			
FUNC. OBSOL. % OVER IMPROVED % ECON. OBSOL. % UNDER IMPROVED % REASON				COOLING <i>1584</i> 16 990 1.00 1.00 990				ATT. GARAGE			
FINAL NET CONDITION .79 %				TOTAL HEAT & COOL COSTS 2,079				CANOPY			
ROOF				PLUMBING				TOTAL GARAGE CARPORT CANOPY COST			
TYPE: GABLE PITCH: NORMAL MATERIAL: SHINGLE				4 FIXTURES NO. RATE Q/F COST				OTHER PRINCIPAL STRUCTURES			
BASEMENT				3 FIXTURES <i>3</i> 855 1.00 855				TYPE: DET GAR			
FOUNDATION TYPE: CON. BLOCK				2 FIXTURES <i>7</i> 625 1.00 625				POOL			
BASEMENT: QL AREA RATE Q/F COST				1 FIXTURE <i>1</i> 1087				SHED			
UNFINISHED 16 792 4.03 1.00 3,191				<i>Jacuzzi</i> <i>1</i> 1,000				ATT. GA.			
FINISHED <i>594</i> 16 396 5.44 1.00 2,154				TOTAL PLUMBING 1,480				TOTAL OTHER STRUCTURES			
TOTAL BASEMENT COST 5,345				LESS ALLOWANCE 855				ASSESSMENT SUMMARY			
STRUCTURE				NET PLUMBING COST 625				TOTAL BASEMENT COST 5,345			
STYLE: CONVERSION: EXT. WALL:				FIREPLACES				TOTAL ADJ. BASE COST 19,792			
CAPE COD NONE ALUM/VINYL.				TYPE: NO. RATE Q/F COST				TOTAL HT & COOL COST 2,079			
GROUND FLOOR 792 24.99 1.00 19,792				2 STORY STACK 1 1600 1.00 1,600				NET PLUMBING COST 625			
UPPER FLOOR <i>792</i> <i>11,022</i>				TOTAL FIREPLACE COST 1,600				TOTAL FIREPLACE COST 1,600			
HALF STORIES				ATTIC/DORMERS				TOTAL ATTIC/DORMER 3,987			
STRUCTURE BASE COST 19,792				ATTIC FINISH: 50 %				TOTAL ATTIC/DORMER 3,987			
ROW/END UNIT FACTOR 1.00				QL AREA RATE Q/F COST				TOTAL PCH, DK, PATIO 1,054			
TOTAL BASE COST 19,792				792 24.99 1.00 1,987				TOTAL GAR, CPT, CAN.			
BASE COST ADJUSTMENTS				PORCHES, DECKS, PATIOS				TOTAL B/I APP. COST			
AREA RATE Q/F COST				DECK/PATIO 16 576 1.82 1.00 1,054				TOTAL BASE REPLACEMENT 34,482			
BRICK FACING(+)				OPEN PORCH				COST CONVERSION FACTOR 1.86			
STONE FACING(+)				GLAZED PORCH				REPLACEMENT COST NEW 64,136			
UNF. STORIES(-)				ENCLOSED PORCH				FINAL NET CONDITION .79			
UNF. 1/2 STORY(-)				TOTAL PCH, DK, PATIO, COST 1,054				STRUCTURE APPRAISED VALUE 50,667			
CONCRETE SLAB(-)				NOTES				OTHER PRINCIPAL STR			
CONVERSION				BATH 0 2 0 KITCHEN 0 1 0				TOTAL BLDG. APPRAISED VALUE 50,700			
TOTAL ADJUSTMENTS								TOTAL LAND VALUE 23,400			
TOTAL ADJUSTED BASE STRUCTURE COST 19,792								TOTAL APPRAISED VALUE 74,100			

LAND DATA

OWNER: STEFANOS, EMANUEL & M
LOCATION: 40 KIMBERLEY RD

MRA : FRT FOOT VALUE = 200 STD DEPTH: 100
NEI: 4 ACRE VALUE = MIN FRONT :
ZONE: R 7.5 LOT VALUE : 10,000

EFT	EDP	DPF	FFF	DEP	REASON	ADJ. RATE	VALUE
50	372	1.34	1.00	1.00		268	13,400
1LOT(S)				1.00		10,000	10,000

			TOTAL	LAND	VALUE:	23,400
SITE	REASON	TRI-FACTOR	DEP-RATE			
1						
2						
3						

LAND DESCRIPTION

UTILITIES	STREET CONTOUR
GAS	SIDEWALK
ELECTRIC	CURB
WATER & SEWER	PAVED STREET

STAFF CONTROL

SOURCE: OWNER
INTERIOR INS:0011
INSPECTED BY:0011
REVIEWED BY:
APPRAISED BY:

DATE

3 14 81

BUILDING PERMITS

[illegible][illegible][illegible][illegible][illegible][illegible]

BLOCK: 00505 **C** **LOT:** 00011

LOT 00011

25-B

A

33

~~A-15-B~~

24

SCALE: *** 8 FT/INCH**

SKETCH LEGEND

PART	STORY HEIGHT	BSMT SLAB	UNF. STORIES	ATTIC PORCH	W.	L.	ADJ.	LOC.	DP.
A	1.0	FULL		FULL	24	33			