

Block: 93 Land Desc: 3.03 AC Owners Name: GENNARI ROXANNE Land: 296,500 Exemption Net Taxable Value
 Lot: 18.10 Bldg Desc: 2SF/3A& Street Address: 18 TODD RIDGE RD Bank: 00000 Impr: 903,500 Code:
 Qual: Addl Lots: City & State: TITUSVILLE NJ Zip: 08560 Total: 1,200,000 Value: 0 1,200,000
 Card: M (#1 of 1) Acreage: 3.030 Class: 2 Property Loc: 18 TODD RIDGE RD Zone: VRC Map: 22 HOPEWELL

SALES HISTORY										ASSESSMENT HISTORY				BUILDING PERMITS/REMARKS									
Grantor	Date	Book/Page	Price	Nu#	Year	Land	Impr	Total		Date	Work Description	Amount	Compl.										
	06/23/06	5406 /00001	1 4		2006	296500	976700	1273200															
	12/09/05	5250 /00255	1 4		2007	296500	903500	1200000															
	12/23/04	5042 /00020	1100000		2007	296500	903500	1200000															
	06/19/00	03869/00210	881225		2009	296500	803400	1099900															
LAND CALCULATIONS										SITE INFORMATION				RESIDENTIAL COST APPROACH									
Frt	Rr	SB	T	FF	Avgd	Tabl	EqF	Rate	Site	Cond	Value	Info By: OWNER		Utilities:		Basement							
												Road: PAVED		ELECTRIC		BASEMENT 3107 x 10.400 + 0 x1.54 x1.00= 49762							
												Curbs: CURBS		GAS									
												Sidewalk: NONE		WATER									
												Measured: AD		Neigh Type/View:		Main Bldg							
												05		TYPICAL /TYPICAL		FIRST STORY 3843 x 113.040 +51520 x1.00 x1.00=485933							
												Listed: AD		Neigh: 163		UPPER STORY 2186 x 84.150 +16500 x1.00 x1.00=200452							
												8/16/05		VCS: A163		HALF STORY 736 x 48.740 + 8295 x1.00 x1.00= 44168							
WET 80 Units Rate Site Cond Value												BUILDING INFORMATION											
ECONOMIC 2.000 AC 50000 250000 100 100 100 350000												Type and Use:						Class/Quality:					
1.030 AC 20000 100 100 100 20600												ONE FAMILY						20					
Net Adj: 80.00 SF: 131,986 Auto: Y Land Value: 296,480												Story Height:						Livable Area:					
												TWO STORY						5734 SF					
												Style:						Year Built/Eff Yr:					
												COLONIAL						2000 / 2002 Y					
												Exterior Finish:						Interior Finish:					
												WOOD SIDING						DRYWALL					
												Roof Type:						Layout:					
												HIP											
												Roof Material:						Int/Ext Cond:					
												ASPHALT						AVG. / AVG.					
												Foundation:						Electric:					
												BLOCK/CONCRETE						ADEQUATE					
												Att Gar:						Misc:					
												ATTACHED GARAGE											
												Heat Source:											
												GAS											
												Floor Finish											
												MIXED											
												ROOM COUNT											
												Living Rm						0 1 0 0 1					
												Dining Rm						0 1 0 0 1					
												Kitchen						0 1 0 0 1					
												Bathroom						0 2 3 0 5					
												Bed Room						0 0 5 0 5					
												Rec Room						0 1 0 0 1					
												Den/Off						0 1 0 0 1					
												Old B:											
												Old L:						05/14/09					
												Base Cost: 847260						CCF: 119 CLA: 100					
												Phys Depr: 17.00 (N)						Func Depr:					
												Eco Depr: 4						Mkt+: Mkt-:					
												Cost New: 1008239						Net Depr: 79.68					
												Bldg Value: 803365											
												Detached Items/Notes:											
												CTB APPEAL						0					
												2003 MURDER -4%						0					
												Land: 296,500						Impr: 803,400					
												Total: 1,099,900											

A:2S/B u32 r12;u15 l4 n2 w2 u10 n2 e2 r4 u3 r20 d2 2166
 B: r15 u20 r2 u2 r13 d12 r17 u10 r15 d1 s4 0
 C: e3 d4 w4 s4 d15 l18 d1 l14 d1 s5 w4 l10 0
 D: n5 w4 u5 l11 d5 l22 0
 E:1S/B u40 r0;u23 r12 d2 l4 s2 w2 d10 s2 e2 r4 196
 F: d7 l12 0
 G:2S/B u30 r18;u2 r10 20
 H:OP/OP u32 r34;u5 r11 55
 I:1S/B/CC u42 r34;u20 r15 M:
 J:1S/CC/B u52 r64;u25 r17 N:
 K:1.5S/BIG/S u2 r77;u32 r23 O:
 L: P:

Scale: 30