

|                  |   |                                  |
|------------------|---|----------------------------------|
| Estimate Number  | : | 18028                            |
| Estimate ID      | : | 1173.02-1.06                     |
| Property Owner   | : | Cvs Pharmacy Inc % Eproperty Tax |
| Property Address | : | 1 S New York Rd                  |
| Property City    | : | Galloway                         |
| State/Province   | : | NJ                               |
| Zip/Postal Code  | : | 08205                            |

**Section 1****Occupancy**

|                              | <u>Class</u>          | <u>Height</u> | <u>Rank</u> |
|------------------------------|-----------------------|---------------|-------------|
| 100% Drug Store              | Masonry bearing walls | 14.00         | 5.0         |
| Total Area                   | :                     | 10,318        |             |
| Number of Stories (Building) | :                     | 1.00          |             |
| Number of Stories (Section)  | :                     | 1.00          |             |
| Shape                        | :                     | 2.00          |             |

**Components**

|                    | <u>Units/%</u> | <u>Other</u> |
|--------------------|----------------|--------------|
| HVAC (Heating):    |                |              |
| Package Unit       | 100%           |              |
| Land and Site:     |                |              |
| Site Improvements  | 24,000         |              |
| Custom Components: |                |              |
| Open Porch         | 528            |              |
| Land and Site:     |                |              |
| Land               | 416,000        |              |
| Cost as of         |                |              |

|                                 | <u>Units/%</u> | <u>Cost</u> | <u>Total</u> |
|---------------------------------|----------------|-------------|--------------|
| Basic Structure                 |                |             |              |
| Base Cost                       | 10,318         | 129.56      | 1,336,800    |
| Exterior Walls                  | 10,318         | 49.77       | 513,527      |
| Heating & Cooling               | 10,318         | 9.12        | 94,100       |
| Miscellaneous Basic Structure   | 528            | 13.97       | 7,376        |
| Basic Structure Cost            | 10,318         | 189.16      | 1,951,803    |
| Extras                          |                |             |              |
| Site Improvements - Depreciated |                |             | 24,000       |
| Replacement Cost New            | 10,318         | 191.49      | 1,975,803    |
| Miscellaneous                   |                |             |              |
| Land                            |                |             | 416,000      |
| Total Cost                      | 10,318         | 231.81      | 2,391,803    |

## STANDARD REPORT

Property Owner : PHARMACY DEV-SMITHVILLE  
 Property Address: 1 SOUTH NEW YORK ROAD  
 City, State, : ABSECON, NJ  
 ZIP : 08201  
 Survey By : BJ  
 Survey Date : 10/21/99  
 Parcel Number : 1173.02/1.06  
 Analysis # :  
 BLDG NAME : CVS PHARMACY

## SECTION 1

Occupancy : Retail Store % 75  
 Class: Wood/Steel Frame Rank: Average  
 Occupancy : Dispensary % 25  
 Class: Wood/Steel Frame Rank: Average  
 Heat: 612 Warmed and Cooled Air Area: 100 Clim: Depr:  
 Total Area : 10236  
 Number of Stories: 1 . Section 1 . Building  
 Perimeter : 2  
 Story Height : 16.  
 Effective Age : 1

Cost as of: 10/95

|                           | Units    | Cost<br>(Rounded) | Total     |
|---------------------------|----------|-------------------|-----------|
| Base Cost                 | : 10,236 | 73.93             | 756,747   |
| Exterior Wall             | : 10,236 | 20.18             | 206,562   |
| Heating & Cooling         | : 100    | 16.97             | 1,697     |
| Basic Structure Cost      | : 10,236 | 94.28             | 965,006   |
| Superstructure:           |          |                   |           |
| Total Superstructure Cost | : 10,236 | 94.28             | 965,006   |
| Basement:                 |          |                   |           |
| Building Cost New         | : 10,236 | 94.28             | 965,006   |
| Extras:                   |          |                   |           |
| DRIVE THRU CANOPY 196SF   |          |                   | 2,700     |
| OPEN PORCH 540SF          |          |                   | 2,700     |
| CONC. PAVING 2220SF       |          |                   | 3,400     |
| CONC. CURB 470LF          |          |                   | 2,300     |
| ASPHALT PAVING 13020SF    |          |                   | 13,300    |
| LIGHTING POLES #8 18HIGH  |          |                   | 8,500     |
| LIGHTING #8               |          |                   | 3,800     |
| Replacement Cost New      | : 10,236 | 97.86             | 1,001,706 |
| Less Depreciation:        |          |                   |           |
| Physical and Functional   | : <5.0%> |                   | <50,085>  |

|                               |    |        |       |         |
|-------------------------------|----|--------|-------|---------|
| Depreciated Cost              | :  |        |       | 951,621 |
| Miscellaneous:                |    |        |       |         |
| Total                         | :  | 10,236 | 92.97 | 951,621 |
| Rounded to Nearest            | \$ | 100    |       | 951,600 |
| Cost data by MARSHALL & SWIFT |    |        |       |         |

## SECTIONAL REPORT

## SECTION 1

Occupancy :Retail Store % 75  
 Class: Wood/Steel Frame Rank: Average  
 Occupancy :Dispensary % 25  
 Class: Wood/Steel Frame Rank: Average  
 Heat: 612 Warmed and Cooled Air Area: 100 Clim: Depr:  
 Total Area : 10236  
 Number of Stories: 1 . Section 1 . Building  
 Perimeter : 2  
 Story Height : 16.  
 Effective Age : 1

|                             | Units  | Cost  | Total   |
|-----------------------------|--------|-------|---------|
| Base Cost :                 | 10,236 | 73.93 | 756,747 |
| Exterior Wall :             | 10,236 | 20.18 | 206,562 |
| Heating & Cooling :         | 100    | 16.97 | 1,697   |
| Basic Structure Cost :      | 10,236 | 94.28 | 965,006 |
| Superstructure:             |        |       |         |
| Total Superstructure Cost : |        |       | 965,006 |
| Basement:                   |        |       |         |
| Building Cost New :         |        |       | 965,006 |

CVS Pharmacy Inc. (on behalf of its affiliates)

One CVS Drive  
Woonsocket, RI 02895  
(401) 770-7207

Galloway Township Assessor  
300 E Jimmie Leeds Rd  
Galloway, NJ 08201

RECEIVED  
JUL 14 2003  
ASSESSOR'S OFFICE

1173.02/1.06

LIMITED POWER OF ATTORNEY  
AUTHORIZATION TO DISCLOSE INFORMATION  
AND  
NOTICE OF ADDRESS CHANGE

CVS Pharmacy Inc. (on behalf of its affiliates), and its associated legal entities, hereby authorize and appoint ePropertyTax, Inc. to act as agent with full authority to have access to any records in your office that a taxpayer has a right to examine. This right does not include the authority to represent CVS Pharmacy Inc. (on behalf of its affiliates) in its appeals.

In addition, the above parties request a change in address so that assessment notices, forms and tax bills related to the parcel identification numbers and account numbers listed on the Exhibit attached hereto are mailed to ePropertyTax, Inc. at the following address. If a special form is required to affect the information disclosure and the address change, then send the special form to the following address.

CVS Pharmacy Inc. (on behalf of its affiliates)  
c/o ePropertyTax, Inc. - Dept. 123  
P.O. Box 4900  
Scottsdale, AZ 85261-4900

By: James W. Snowden  
DIRECTOR  
Title: PROPERTY TAXES

Date: 6/4/03

STATE OF Rhode Island

COUNTY OF Providence

ACKNOWLEDGED before me this 11 day of June, 2003,

by James W. Snowden

Notary Public Simone M. Chenot

**TAXING AUTHORITIES**

Galloway Township Tax Collector

**PROPERTY NAME**

CVS 01033-01  
1 South New York Road  
Smithville, NJ 08060

**Parcels**

1173.02-1.06

**CLIENT PROPERTY ID**

01033-01

|        |   |       |
|--------|---|-------|
| BLOCK: | : | NAME: |
| LOT    | : |       |

[illegible]
$$\underline{60' + 350 + 60}$$

320 Dispersing  
353 Label Store

YEAR BUILT: 99 EFF YEAR BUILT: 77

ROOF TYPE: 1. GABLE 2. HIP 3. MANSARD 4. FLAT

EXT.SHELL: 1. FRAME 2. BLOCK 3. STEEL 4. CONC.

INT. WALLS: 1.16

INT. FLOORS: Concrete Slab / 100 Lit.

COOLING : \_\_\_\_\_

PLUMBING : 2 # BATHROOMS 4 # FIXTURES

MISC : 1. SPRINKLED (WET DRY) *No*  
2. ALARMED (YES) *NO*  
3. TUG PARKING # CARS \_\_\_\_\_  
4. ON SITE PARKING # CARS \_\_\_\_\_

ELEVATORS: ( ) PASSENGER ( ) # ( ) STOPS  
 ( ) PASSENGER ( ) # ( ) STOPS  
 ( ) FREIGHT ( ) # ( ) STOPS

O.H. DOORS: ( ) 1741

CONC PAYING 60x16 4 60x80 4 47 1 30

ASPH PAVING 30x17 42x250 30x4

FENCING

LOAD DOCK None.

LIGHTING: (8) POLES X  $\frac{10}{1}$  HIGH

8) LIGHTS MERC. INCIDENT, FLUOR

BLK 1173.02      LOT 1.06  
                    1 BUSINESS

BLDG CLASS 10  
MAIN BLDG VALUE                    0  
ATTACH ITEM VALUE                  0  
ADD/DEDUCT VALUE                   0  
BASE REPLACE COST                  0  
COST CONV FACTOR                  2.50  
REPLACE COST NEW                   0  
NET COND. - TAB 05                1.000  
MARKET ADJUSTMT                   1.00  
APPRAISED VALUE                   0  
DETACH ITEM VALUE                  0  
TOTAL IMPROVED VAL                 0  
TOTAL LAND VALUE                195,500  
TOTAL VALUE                        195,500

CLASS 4A    VCS CCR9      -FLAGS-  
LOC: 1 S NEW YORK RD      CWS = \*  
OWNER: PHARMACY DEV-SMITH C/O C    PRC = \*

VALUATION: CARD 01 OF 01  
MODFOUR    COMPUTED    OVERRIDE

| CLASS | 4A     | 4A     | 4A     |
|-------|--------|--------|--------|
| LND   | 195000 | 195500 | 195000 |
| BLD   | 72100  | 0      | 72100  |
| TOT   | 267100 | 195500 | 267100 |

BLK 1173.02      LOT 1.06  
                    1 BUSINESS

BLDG CLASS 10  
MAIN BLDG VALUE                    0  
ATTACH ITEM VALUE                  0  
ADD/DEDUCT VALUE                   0  
BASE REPLACE COST                  0  
COST CONV FACTOR                  2.50  
REPLACE COST NEW                   0  
NET COND. - TAB 05                1.000  
MARKET ADJUSTMT                   1.00  
APPRAISED VALUE                   0  
DETACH ITEM VALUE                  0  
TOTAL IMPROVED VAL                 0  
TOTAL LAND VALUE                195,500  
TOTAL VALUE                        195,500

CLASS 4A    VCS CCR9      -FLAGS-  
LOC: 1 S NEW YORK RD      CWS = \*  
OWNER: PHARMACY DEV-SMITH C/O C    PRC = \*

VALUATION: CARD 01 OF 01  
MODFOUR    COMPUTED    OVERRIDE

| CLASS | 4A     | 4A     | 4A      |
|-------|--------|--------|---------|
| LND   | 195000 | 195500 | 195500  |
| BLD   | 72100  | 0      | 951600  |
| TOT   | 267100 | 195500 | 1147100 |

## STANDARD REPORT

Property Owner : PHARMACY DEV-SMITHVILLE  
 Property Address: 1 S NEW YORK RD  
 City, State, : GALLOWAY, NJ  
 ZIP : 08201  
 Survey By : BJ  
 Survey Date : 10/21/99  
 Parcel Number : B-1173.02 L-1.06  
 Analysis # : 649  
 BLDG NAME : CVS PHARMACY

## SECTION 1

Occupancy :Retail Store % 75  
 Class: Wood/Steel Frame Rank: Average  
 Occupancy :Dispensary % 25  
 Class: Wood/Steel Frame Rank: Average  
 Heat: 612 Warmed and Cooled Air Area: 100% Clim: Depr:  
 Total Area : 10236  
 Number of Stories: 1 . Section 1 . Building  
 Perimeter : 2  
 Story Height : 16.  
 Effective Age : 1

Cost as of: 10/95

|                           | Units    | Cost<br>(Rounded) | Total     |
|---------------------------|----------|-------------------|-----------|
| Base Cost                 | : 10,236 | 73.93             | 756,747   |
| Exterior Wall             | : 10,236 | 20.18             | 206,562   |
| Heating & Cooling         | : 10,236 | 16.97             | 173,705   |
| Basic Structure Cost      | : 10,236 | 111.08            | 1,137,014 |
| Superstructure:           |          |                   |           |
| Total Superstructure Cost | : 10,236 | 111.08            | 1,137,014 |
| Basement:                 |          |                   |           |
| Building Cost New         | : 10,236 | 111.08            | 1,137,014 |
| Extras:                   |          |                   |           |
| DRIVE THRU CANOPY 196SF   |          |                   | 2,700     |
| OPEN PORCH 540SF          |          |                   | 2,700     |
| CONC. PAVING 2220SF       |          |                   | 3,400     |
| CONC. CURB 470LF          |          |                   | 2,300     |
| ASPHALT PAVING 13020SF    |          |                   | 13,300    |
| LIGHTING POLES #8 18HIGH  |          |                   | 8,500     |
| LIGHTING #8               |          |                   | 3,800     |
| Replacement Cost New      | : 10,236 | 114.67            | 1,173,714 |
| Less Depreciation:        |          |                   |           |
| Physical and Functional   | : <5.0%> |                   | <58,686>  |

|                               |    |        |        |           |
|-------------------------------|----|--------|--------|-----------|
| Depreciated Cost              | :  |        |        | 1,115,028 |
| Miscellaneous:                |    |        |        |           |
| Total                         | :  | 10,236 | 108.93 | 1,115,028 |
| Rounded to Nearest            | \$ | 100    |        | 1,115,000 |
| Cost data by MARSHALL & SWIFT |    |        |        |           |