

BRICK TOWNSHIP

BLOCK: 701 LOT: 8.01 QUAL: CLASS: 4A
LOCATION: 106 Chambers Bridge Rd.

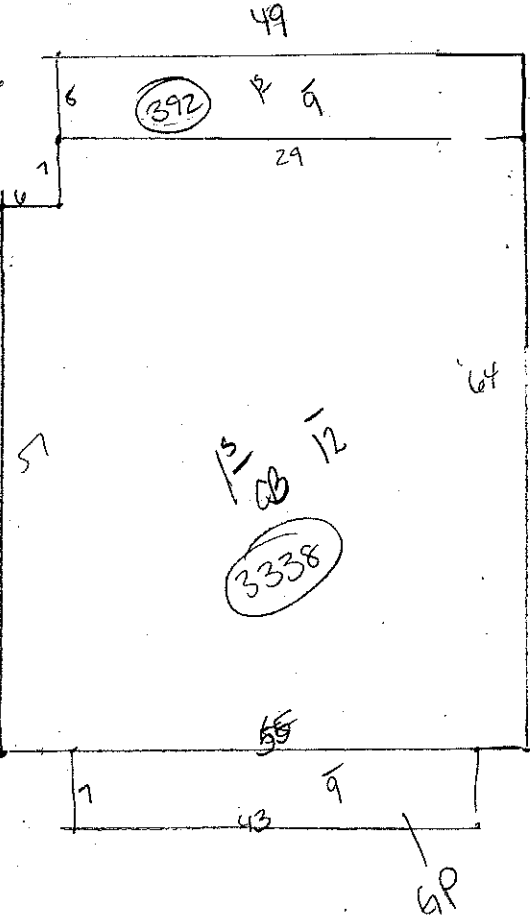
OWNER: Mc Donald'S Corp.% D'Ambrosio Assoc
ADDRESS: 2410 Highway 34
CITY, STATE, ZIP: Manasquan, Nj, 08736

LOT SIZE: 0.91 ZONE: B3

YEAR BUILT: MAP: 41

RECORD OF OWNERSHIP

OWNER	DEED DATE	DATE REC.	BOOK	PAGE	SRIA NO.	USABLE	RATIO	SALE PRICE



GROSS BUILDING AREA:

3730

GROUND AREA:

3730

PERIMETER:

284

WALL RATIO:

15.94

AVERAGE STORY HEIGHT:

11

NOTES:

McDonalds

FOR USE WITH MARSHALL & SWIFT COMPUTERIZED SERVICE											
1. COST ESTIMATE FOR:						COST REFINEMENTS					
2. PROPERTY OWNER:						MEZZANINES			AREA		
3. BLOCK		LOT:		ADDRESS:		MZM: DISPLAY					
4. CARD:		OF:		17. EXTERIOR WALLS (Cont.)		MZB: OFFICE					
5. INSPECTED BY: JF				PRE-ENGINEERED WALLS		MZC: STORAGE					
6. DATE INSPECTED 6/24/08				51. STEEL - 2 SIDES		54. ASB. 2 SIDES		MZD: OPEN			
7. INTERIOR: X		EXTERIOR: X		52. ALUM. - 2 SIDES		55. STEEL/GYP. BD.		BALCONIES			AREA
8. CONSTRUCTION CLASS:				53. GLASS/METAL				BCA: APARTMENT EXTERIOR			
A. FIREPROOF STRUCTURAL STEEL FR.				WOOD or STEEL SKELTON FRAMES				BCD: AUDITORIUM			
B. REINFORCED CONCRETE FRAME				42. ALUM. COVER		46. TRANSITE		BCC: CHURCH			
C. MASONRY BEARING WALLS				44. CORR./STEEL FR.		47. SIDING		BCT: THEATER			
D. WOOD OR STEEL FRAMED EXT. WALL				45. CORR./WOOD FR.		48. SHEATHING+		DOCKS			AREA
E. METAL FRAME AND WALLS				18. HEATING, COOLING & VENTILATION				DLR: LOADING WITH ROOF			
9. LOCAL MULTIPLIER OR ZIP:				1. ELECTRIC		12. STEAM w/BOILER		DLW: LOADING WITHOUT ROOF			
10. COST RANK				2. ELEC. WALL Hrs.		13. STEAM-No BOILER		DOS: SHIPPING			
1. LOW		3. ABOVE AVG.		3. FORCED AIR		14. A/C-HOT/CHWAT.		DOF: DOCK HEIGHT FLOORS			
2. AVERAGE		4. HIGH		4. FLOOR FURNACE		15. A/C-WARM/COOL		PARKING LOTS			AREA
11. TOTAL FLOOR AREA:				5. STEAM Radiators		16. Pkg HEAT & COOL		PAS: ASPHALT PARKING			95
12. SHAPE OR PERIMETER				6. GRAVITY FURN.		17. HEAT PUMP		PCO: CONCRETE PAVING			
1. APPROX. Square		3. IRREGULAR		7. HEATERS, Vented		18. EVAP. COOLING		LIG: LIGHTING - AREA SERVED			
2. SLIGHTLY IRR.		4. VERY IRR.		8. HOT WATER		19. REFRIG. COOLING		BUM: PARKING BUMPERS - LIN. FT.			
13. NUMBER OF STORIES:				9. H.W. - RADIANT		20. VENTILATION		BANK ACCESSORIES			AREA
14. AVG. STORY HEIGHT:				10. SPACE HEAT, GAS		21. WALL FURNACE		MONEY VAULT			
15. EFFECTIVE AGE: 10				11. SPACE Heat Steam				STORAGE VAULT			
16. CONDITION				19. ELEVATORS		YES NO		ATM (DRIVE UP / WALK UP)			
ZONE:				1. WORN OUT		4. GOOD		PASSENGER FREIGHT FLOORS:		PNEUMATIC TUBE SYSTEM	
TOPOGRAPHY: lul				2. BADLY WORN		5. VERY GOOD		20. SPRINKLERS DRY WET		SERVICE STATION	
				3. AVERAGE		6. EXCELLANT		Sq. Ft. Area Served 100		CANOPY	
		IMPROVEMENTS		17. EXTERIOR WALL		21. BASEMENT				CAR LIFTS	
PUBLIC WATER		PRIVATE WELL		MASONRY WALL		1. UNFINISHED				GAS PUMPS	
CURBS		PAVED ROAD		1. ADOBE BRICK		8. CONC., TILT-UP		2. FINISHED		ISLAND	
UNPAVED ROAD		SIDEWALK		2. BRICK, CB Back-up		9. STONE VENEER		3. PARKING		UNDERGROUND TANKS	
PUBLIC SEWER		SEPTIC TANK		3. BRICK, COMMON		10. STONE, RUB.		4. STORAGE		KIOSKS	
ELECTRIC		GAS		4. BRICK, CAVITY		11. PILASTER +		5. UTILITY		ACCESSORY IMPROVEMENTS	
		LANDSCAPING		5. FACE BRICK		12. BOND BEAMS +		6. RESIDENT UNITS			
GOOD		AVG.		6. CONC. BLOCK		13. INSULATION +		7. DISPLAY			
		FAIR		7. CONC., REINFOR.		14. STONE FACE +		8. OFFICE			
				CURTAIN WALLS		ROOF TYPE					
PROPERTY USE: Fast Food Restaurant				14. CONC., PRECAST		19. STONE PANELS		A. HIP		D. GABLE	
PERCENTAGE BREAKDOWN:				15. CONC./GLASS Pan.		20. STEEL STUDS/ST.		B. MANSARD		E. FLAT	
				16. METAL/GLASS Pan.		21. TILE, CLAY		C. GAMBREL			
TENANT INFORMATION				17. STAIN. Steel/Glass		22. FACING TILE+		ROOF COVER			
NAME:		LOCATION:		23. BRONZE + GLASS				A. ASHP. SHINGLES		E. SLATE	
				WOOD or STEEL FRAMED WALLS				B. WOOD SHINGLES		F. ROLL	
				23. ALUM. SIDING		33. FACE BR. VEN.		C. COMP SHINGLES		G. TAR & GRAVEL	
				24. ASBESTOS Siding		34. STONE VENEER		D. ASBES. SHINGLES			
				25. ASBESTOS Shingles		35. USED BRICK Ven.		PLUMBING			
				26. SHINGLES		36. SIDING, Vinyl		A. 3 FIXT BATH		E. STALL SHOWER	
				27. SHAKES		37. SIDING, Hardboard		B. 2 FIXT BATH		F. URINAL	
				28. STUCCO on Wire		38. SIDING, Plywood		C. SINK		G. SLOP SINK	
				29. STUCCO on Sheath.		39. BOARD/BATTEN		D. TOILET			
				30. WOOD SIDING		40. LOG, RUSTIC					
				31. WD. SIDING ON SH.		41. GLASS WALL					
				32. CM. BRICK VEN.		42. INSULATION					

PROP LOC 106 CHAMBERS BRIDGE RD.
TAX MAP
ZONING
PROP CLS 4A
LAND DES 200X200
BLDG DES

MC DONALD'S CORPORATION (029/0209)
P.O.BOX 66207, AMF O'HARE
CHICAGO, ILL. 60666

SALE HIST
SALE DATE
SALE PRICE

CURRENT 1ST PREV 2ND PREV VAL IVAL

CURRENT ASSESSED - LAND VAL 180,000
IMPR VAL 249,550
TOTL VAL 429,550

50.00 NEIGHBORHOOD

- ☒ 01 TYPICAL
- ☐ 02 INFERIOR
- ☐ 03 SUPERIOR
- ☐ 04 STABLE
- ☐ 05 DECLINING
- ☐ 06 IMPROVING
- ☐ 07 RURAL
- ☐ 08 CROSSROADS
- ☐ 09 SUBURBAN
- ☐ 10 URBAN
- ☐ 11 SUBDIVISION
- ☐ 12 MIXED

51.00 VIEW

- ☒ 01 TYPICAL
- ☐ 02 DETRIMENTAL
- ☐ 03 ENHANCING
- ☐ 04 LAKE VIEW

52.00 UTILITIES

- ☒ 01 ALL
- ☐ 02 ELECTRIC
- ☐ 03 GAS
- ☐ 04 WATER
- ☐ 05 SEWER
- ☐ 06 WELL
- ☐ 07 SEPTIC
- ☐ 08 SUMP/SEW CONN
- ☐ 09 SUMP/NO SEW
- ☐ 90 NONE

53.00 INFO. BY

- ☒ 01 OWNER
- ☐ 02 SPOUSE
- ☐ 03 TENANT
- ☐ 04 AGENT
- ☐ 05 AT DOOR
- ☐ 06 REFUSED
- ☐ 07 ESTIMATED

54.00 ROAD

- ☒ 01 PAVED
- ☐ 02 GRAVEL
- ☐ 03 DIRT
- ☐ 04 PRIVATE
- ☐ 90 NONE

55.00 CURBING

- ☒ 01 YES
- ☐ 90 NONE

56.00 SIDEWALK

- ☒ 01 YES
- ☐ 90 NONE

62.00 LAND COND.

- ☐ 01 NO RIGHT TO BLDG
- ☐ 02 ALLEY SHAPE
- ☐ 03 FLAG LOT
- ☐ 04 SEVERE EASEMNTS
- ☐ 05 UNIMPV ROAD
- ☐ 06 SLOPE
- ☐ 07 LAND LOCKED
- ☐ 08 FLOOD PLAIN
- ☐ 09 SHARED DRIVEWAY
- ☐ 10 POOR LOCATION
- ☐ 11 TOPOGRAPHY
- ☐ 12 TRIANGLE
- ☐ 13 IRREGULAR
- ☐ 14
- ☐ 15

61.00 MARKET INFLUENCE

- ☐ 01 OVERBUILT
- ☐ 02 UNDERIMPROVED
- ☐ 03 POOR LAYOUT
- ☐ 04 NEXT COMM.
- ☐ 05 TRANSITIONAL
- ☐ 06 NO PARKING
- ☐ 07 POOR STYLE
- ☐ 08 NO GARAGE
- ☐ 09 INDUS. LOC.
- ☐ 10 POWER LINES
- ☐ 11 NO STR. LIGHT
- ☐ 12 INFERIOR SERV
- ☐ 13 SUPERIOR SERV
- ☐ 14 HEAVY TRAFFIC
- ☐ 15 LIGHT TRAFFIC
- ☐ 16 UNDERGRD UTIL
- ☐ 17 FUNC OBSOL.
- ☐ 18 ECON OBSOL.

63.00 LAND INFLUENCE

- ☐ 01 COMMERCIAL
- ☐ 02 VIEW
- ☐ 03 MISC.
- ☐ 04
- ☐ 05
- ☐ 06
- ☐ 07
- ☐ 08
- ☐ 09
- ☐ 10
- ☐ 11
- ☐ 12
- ☐ 13
- ☐ 14
- ☐ 15
- ☐ 16

15.00 ACCESSARY & FARM BUILDINGS

CODE	SIZE/AREA	QUALITY FACTOR	NET CONDITION	FIELD PRICE

CODE LEGEND:

- 01=DET. GARAGE
- 02=DET. CARPORT
- 03=SHED 1 STORY
- 04=SHED 1.5 STY
- 05=SHED 2 STORY
- 06=FIN SHED 1STY
- 07=FIN SHED 1.5S
- 08=POOL GUNITE
- 09=POOL VINYL
- 10=POOL ABV GRND
- 11=C.C. PAVING
- 12=ASPHALT PAVING
- 13=TENNIS COURT
- 14=BARN
- 15=DAIRY BARN
- 16=BARN W/LOFT
- 17=FARM SHED
- 18=POLE BARN
- 19=STABLE
- 20=POULTRY SHED
- 21=SILO
- 22=SMALL SHED
- 23=
- 24=

70.00 LAND SCHEDULE (FRONT FOOT METHOD)

	LAND ZONE	FRONT FOOTAGE	AVERAGE DEPTH	DEPTH TABLE	UNIT RATE	#62		#63	
						ADJ. CODE	ADJ. PCT.	ADJ. CODE	ADJ. PCT.
1		200	189						
2									
3									
4									

71.00 LAND SCHED (UNIT RATE METHOD)

	LAND ZONE	DESC CODE	NUMBER OF UNITS	UNIT RATE	#62		#63	
					ADJ. CODE	ADJ. PCT.	ADJ. CODE	ADJ. PCT.
1								
2								
3								
4								

80.00 WORK RECORD

	BY	DATE
MEAS.	DEM	4-17-91
LIST	DEM	4-17-91
PRICE	67	73091
REVIEW		

81.00 FIELD CALLS

	BY	DATE
#1	DEM	4-17-91
#2		
#3		
#4		

85.00 COMMENTS

01

02

03

04

05

06

07

08

09

INSPECTION SIGNATURE

J M Tamaraloz

DATE 4-17-91

21.00	TYPE + USE
_____ 10	ONE FAMILY
_____ 20	DUPLEX
_____ 30	ROW/TOWNHOUSE
_____ 31	END ROW/TOWN
_____ 42	MULTIFAMILY 2
_____ 43	MULTIFAMILY 3
_____ 44	MULTIFAMILY 4
_____ 51	CONVERSION 1
_____ 52	CONVERSION 2
_____ 53	CONVERSION 3
_____ 54	CONVERSION 4
_____ 55	CONVERSION 5
_____ 60	CONDOMINIUM

22.00	STORY HEIGHT
_____ 01	1 STORY
_____ 02	1 STORY W/ATT
_____ 03	1½ STORY
_____ 04	2 STORY
_____ 05	2 STORY W/ATT
_____ 06	2½ STORY
_____ 07	3 STORY
_____ 08	3 STORY W/ATT
_____ 09	3½ STORY

23.00 DESIGN + STYLE

_____ 01 CONVENTIONAL

_____ 02 COLONIAL

_____ 03 RANCH

_____ 04 RAISED RANCH

_____ 05 CAPE

_____ 06 SPLIT LEVEL

_____ 07 BI-LEVEL

_____ 08 CONTEMPORARY

_____ 09 COTTAGE

_____ 10 OLD STYLE

_____ 80 OTHER

24.00 ROOF TYPE

_____	01	FLAT/SHED
_____	02	GABLE
_____	03	GAMBREL
_____	04	HIP
_____	05	MANSARD
_____	06	CONTEMPORARY
_____	80	OTHER

25.00 ROOF MATERIAL	
_____ 01	BUILT-UP
_____ 02	METAL
_____ 03	ROLL
_____ 04	ASPHALT SHINGLE
_____ 05	SLATE
_____ 06	TILE
_____ 07	WOOD SHINGLE
_____ 80	OTHER

26.00	EXT.	FIN.	AREA
_____ 01	WOOD SIDING		
_____ 02	WOOD SHINGLE		
_____ 03	ALUM/VINYL		
_____ 04	ASBESTOS		
_____ 05	STUCCO		
_____ 06	CINDERBLK		
_____ 07	PLYWOOD PNL		
_____ 08	ALL BRICK		
_____ 09	ALL STONE		
_____ 10	PT. BRICK		_____
_____ 11	PT. STONE		_____
_____ 80	OTHER		

27.00 FOUNDATION	
_____ 01	PILING
_____ 02	BLOCK/CONCRETE
_____ 03	BRICK
_____ 04	STONE
_____ 05	POST/PIER
_____ 06	CONCRETE SLAB.

28.00 INTERIOR FINISH	
_____ 01	DRYWALL
_____ 02	PLASTER
_____ 03	KNOTTY PINE
_____ 04	WOOD PANEL
_____ 05	WALL BOARD
_____ 06	PAINTED C.B.

29.00 FLOOR FINISH	
_____ 01	HARDWOOD
_____ 02	PINE
_____ 03	MIXED
_____ 04	SINGLE
_____ 05	COMPOS. TILE
_____ 06	PART CARPET
_____ 07	PART TILE
_____ 08	CERAMIC TILE
_____ 09	CONCRETE SLAB
_____ 10	EARTH BASEMENT

30.00 BASEMENT	AREA	QF
01 SF FINISH		
02 SF LIVING		
90 NONE		

31.00 HEATING SOURCE

_____ 01 ELECTRIC

_____ 02 GAS

_____ 03 OIL

_____ 04 COAL

_____ 05 SOLAR

_____ 90 NONE

32.00	HEAT SYS.	AREA	QF
01	FLOOR/WALL		
02	AIR GRVTY		
03	FORCED AIR		
04	HOTWTR BB		
05	WATER RAD		
06	ELEC. BB		
07	RADNT ELEC		
08	HEAT PUMP		
09	UNIT HEATR		
90	NONE		

33.00 ELECTRIC

_____ 01 ADEQUATE

_____ 02 LIMITED

_____ 90 NONE

34.00	AIR COND.	AREA	QTY
___ 01	ALL SEPARATE	___	___
___ 02	ALL COMBINE	___	___
___ 03	ALL UNIT	___	___
___ 04	PT. SEPRT.	___	___
___ 05	PT. COMB.	___	___
___ 06	PT. UNIT	___	___
___ 90	NONE	___	___

35.00	PLUMBING	NO.	QTY
_____	01 4FIX BATH	_____	_____
_____	02 3FIX BATH	_____	_____
_____	03 2FIX BATH	_____	_____
_____	04 1FIX BATH	_____	_____
_____	05 KITCH SINK	_____	_____
_____	06 SOLAR HOT	_____	_____
_____	07 LAUNDRY TB	_____	_____
_____	08 WATER HTR	_____	_____
_____	09 HOT TUB	_____	_____
_____	10 JACUZZI	_____	_____
_____	90 NONE	_____	_____

36.00 FIREPLACE	NO.	QTY
01 1 STORY		
02 1½ STORY		
03 2 STORY		
04 SAME STACK		
05 FREESTANDING		
06 HEATLOR+FAN		
90 NONE		

37.00 ATTIC + DORM. AREA QF

02 FINISH ATTC

03 DORMER1 (L)

04 DORMER2 (L)

38.00 UNF. AREAS	AREA	OF
01 FULL STORY		
02 HALF STORY		

39.00	MISCELLANEOUS	NO.	QTY.
_____	01	RANGE/OVEN	_____
_____	02	FREESTND RANGE	_____
_____	03	ELECTRNIC OVEN	_____
_____	04	DISHWASHER	_____
_____	05	EXTRA KITCHEN	_____
_____	06	MODERN KITCHEN	_____
_____	07	OLD FASH. KIT.	_____
_____	08	CENTRAL VACUUM	_____
_____	09	INTERCOM	_____
_____	10	SECURITY SYS.	_____
_____	11	SMOKE DETECT	_____

_____ 12	ELEC OVHD DOOR	_____	_____
_____ 13	SPRINKLER	_____	_____
_____ 14		_____	_____
_____ 15		_____	_____
_____ 16		_____	_____

40.00 WRITE-INS	VALUE	QTY
01 _____	_____	_____
02 _____	_____	_____

41.00 GARAGES		NO CARS
01	ATTC GAR	_____
02	BUILT IN	_____
03	BASM GAR	_____

BLOCK _____ LOT _____ QUAL _____ CARD _____ OF _____ V.C.S. _____

BLDG. CLASS _____PROP. CLASS _____YEAR BUILT

45.00 ROOM CNT.	0	1	2	3
01 LIVING RM				
02 DINING RM				
03 KITCHEN				
04 BATH				
05 BEDROOM				
06 REC. ROOM				
07 DEN/OFFICE				

60.00 NET CONDITION	CODE
01 INTERIOR FINISH	
02 EXTERIOR FINISH	
03 LAYOUT	

CODES: 1=EXCEL 3=FAIR 5=DLAP
2=GOOD 4=POOR

65.00 CAPITAL IMPROVEMENTS			
	CODE	DATE	COST
01			
02			
03			

CAPITAL IMPROVE CODES:

01=KITCHEN	04=ATTIC
02=PLUMBING	05=BASEMENT
03=HEATING	06=ADDITION

BUILDING SKETCH (1 SQUARE EQUALS _____)

A full-page sheet of white graph paper featuring a uniform grid of thin black horizontal and vertical lines, creating small squares across the entire surface.

01.00 FLOOR DIMENSIONS

[illegible]

11.00 ATTACHED ITEMS

CODE	SEG.	AREA	ATTACH CODE LEGEND		
			01=WOOD DECK	06=GLAZ PORCH	11=ATT CANOPY
			02=CONC PATIO	07=ENCL PORCH	12=BI GARAGE
			03=FLAG PATIO	08=BSMT GAR.	13=BI OPN PCH
			04=BRCK PATIO	09=ATT. GAR.	14=BI ENC PCH
			05=OPEN PORCH	10=ATT CARPRT	