

BRICK TOWNSHIP

BLOCK: 702 LOT: 19 QUAL: CLASS: 4A
LOCATION: 235 Chambers Bridge Rd.

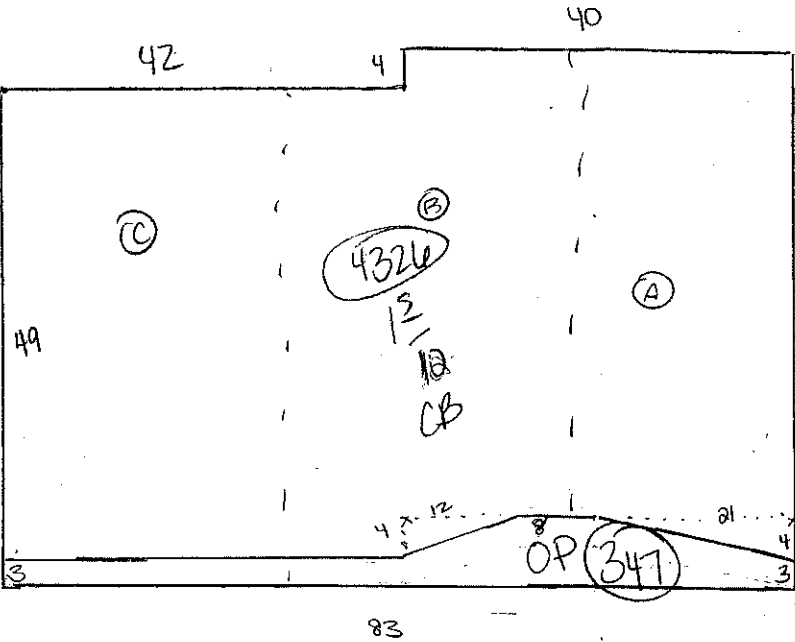
OWNER: Varone, Shay
ADDRESS: 471 Madison Ave
CITY, STATE, ZIP: Toms River, NJ, 08753

LOT SIZE: 1.01 ZONE: B3

YEAR BUILT: MAP: 42

RECORD OF OWNERSHIP

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



GROSS BUILDING AREA:
4240

GROUND AREA:
4240

PERIMETER:
269

WALL RATIO:
15.76

AVERAGE STORY HEIGHT:
12

NOTES:

- ① Dynasty Kitchen
- ② Dick's gourmet coffee FOR RENT
- ③ Pleasure zone

PHOTOGRAPH				Commercial - Industrial Field Form FOR USE WITH MARSHALL & SWIFT COMPUTERIZED SERVICE											
				1. COST ESTIMATE FOR:						COST REFINEMENTS		AREA			
				2. PROPERTY OWNER:						MEZZANINES		AREA			
				3. BLOCK		LOT:		ADDRESS:		MZM: DISPLAY					
				4. CARD:		OF:		17. EXTERIOR WALLS (Cont.)		MZB: OFFICE					
				5. INSPECTED BY: <i>JE</i>				PRE-ENGINEERED WALLS		MZC: STORAGE					
				6. DATE INSPECTED <i>7/12/08</i>				51. STEEL - 2 SIDES		54. ASB. 2 SIDES		MZD: OPEN			
				7. INTERIOR: <i>X</i>		EXTERIOR: <i>X</i>		52. ALUM. - 2 SIDES		55. STEEL/GYP. BD.		BALCONIES			
				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			
				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 Htrs.		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			
				11. TOTAL FLOOR AREA:				5. STEAM Radiators		16. Pkg HEAT & COOL		PAS: ASPHALT PARKING			
				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: <i>1</i>				9. H.W. - RADIANT		20. VENTILATION		BANK ACCESSORIES							
14. AVG. STORY HEIGHT:				10. SPACE HEAT, GAS		21. WALL FURNACE		MONEY VAULT							
15. EFFECTIVE AGE: <i>25</i>				11. SPACE Heat Steam				STORAGE VAULT							
16. CONDITION				19. ELEVATORS		YES NO		ATM (DRIVE UP / WALK UP)							
1. WORN OUT		4. GOOD		PASSENGER		FREIGHT		FLOORS:							
2. BADLY WORN		5. VERY GOOD		20. SPRINKLERS		DRY		WET							
3. AVERAGE		6. EXCELLANT		Sq. Ft. Area Served				CANOPY							
17. EXTERIOR WALL				21. BASEMENT				CAR LIFTS							
MASONRY WALL				1. UNFINISHED				GAS PUMPS							
1. ADOBE BRICK		8. CONC., TILT-UP		2. FINISHED				ISLAND							
2. BRICK, CB Back-up		9. STONE VENEER		3. PARKING				UNDERGROUND TANKS							
3. BRICK, COMMON		10. STONE, RUB.		4. STORAGE				KIOSKS							
4. BRICK, CAVITY		11. PILASTER +		5. UTILITY				ACCESSORY IMPROVEMENTS							
5. FACE BRICK		12. BOND BEAMS +		6. RESIDENT UNITS											
6. CONC. BLOCK		13. INSULATION +		7. DISPLAY											
7. CONC., REINFOR.		14. STONE FACE +		8. OFFICE											
CURTAIN WALLS				ROOF TYPE											
14. CONC., PRECAST		19. STONE PANELS		A. HIP		D. GABLE									
15. CONC./GLASS Pan.		20. STEEL STUDS/ST.		B. MANSARD		E. FLAT									
16. METAL/GLASS Pan.		21. TILE, CLAY		C. GAMBREL											
17. STAIN. Steel/Glass		22. FACING TILE+		ROOF COVER											
23. BRONZE + GLASS				A. ASHP. SHINGLES		E. SLATE		NOTES:							
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													

102/19

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

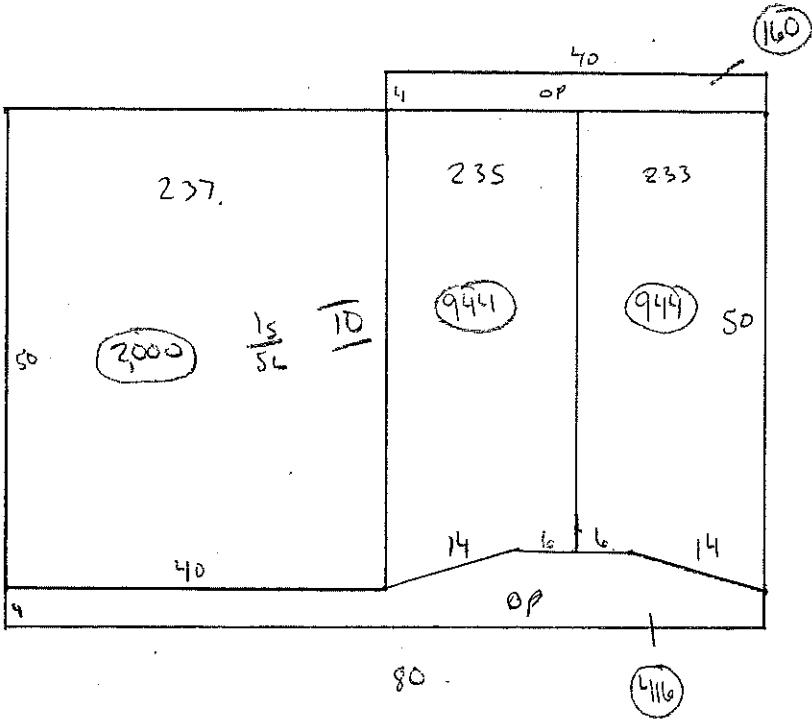
GROSS BUILDING AREA:
3,888

GROUND AREA:
3,888

PERIMETER:
260

WALL RATIO:

AVERAGE STORY HEIGHT:
10



- NOTES:
- 6x2 building
 - 233. Dynasty Fair Cond.
 - 944 # Drop Ceiling, Vinyl Floor
 - Dry Well
 - 235. Vacant 944 #
 - 237. Pleasure Zone
 - Drop Ceiling, apt, FA, CP

FOR USE WITH MARSHALL & SWIFT COMPUTERIZED SERVICE					
1. COST ESTIMATE FOR:				COST REFINEMENTS	
2. PROPERTY OWNER:				MEZZANINES AREA	
3. BLOCK 702 LOT: 19 ADDRESS:				MZM: DISPLAY	
4. CARD: 1 OF: 1				MZB: OFFICE	
5. INSPECTED BY: RL				MZC: STORAGE	
6. DATE INSPECTED 3-18-09				MZD: OPEN	
7. INTERIOR: ✓ EXTERIOR: ✓				BALCONIES AREA	
8. CONSTRUCTION CLASS:				BCA: APARTMENT EXTERIOR	
A. FIREPROOF STRUCTURAL STEEL FR.				BCD: AUDITORIUM	
B. REINFORCED CONCRETE FRAME				BCC: CHURCH	
✓ C. MASONRY BEARING WALLS				BCT: THEATER	
D. WOOD OR STEEL FRAMED EXT. WALL				DOCKS AREA	
E. METAL FRAME AND WALLS				DLR: LOADING WITH ROOF	
9. LOCAL MULTIPLIER OR ZIP:				DLW: LOADING WITHOUT ROOF	
10. COST RANK				DOS: SHIPPING	
1. LOW				3. ABOVE AVG.	
✓ 2. AVERAGE				4. HIGH	
11. TOTAL FLOOR AREA:				PARKING LOTS AREA	
12. SHAPE OR PERIMETER				PA2) ASPHALT PARKING 26,397	
1. APPROX. Square				3. IRREGULAR	
✓ 2. SLIGHTLY IRR.				4. VERY IRR.	
13. NUMBER OF STORIES: 1				PCO: CONCRETE PAVING	
14. AVG. STORY HEIGHT: 10				LIG: LIGHTING - AREA SERVED	
15. EFFECTIVE AGE: 25				BUM: PARKING BUMPERS - LIN. FT.	
16. CONDITION				BANK ACCESSORIES, AREA	
1. WORN OUT				4. GOOD	
✓ 2. BADLY WORN				5. VERY GOOD	
3. AVERAGE				6. EXCELLANT	
17. EXTERIOR WALL				Sq. Ft. Area Served	
MASONRY WALL				21 BASEMENT	
1. ADOBE BRICK				8. CONC., TILT-UP	
2. BRICK, CB Back-up				9. STONE VENEER	
3. BRICK, COMMON				10. STONE, RUB.	
4. BRICK, CAVITY				11. PILASTER +	
5. FACE BRICK				12. BOND BEAMS +	
6. CONC. BLOCK				13. INSULATION +	
7. CONC., REINFOR.				14. STONE FACE +	
CURTAIN WALLS				ROOF TYPE	
14. CONC., PRECAST				19. STONE PANELS	
15. CONC./GLASS Pan.				20. STEEL STUDS/ST.	
16. METAL/GLASS Pan.				21. TILE, CLAY	
17. STAIN. Steel/Glass				22. FACING TILE+	
23. BRONZE + GLASS				A. ASHP. SHINGLES	
WOOD or STEEL FRAMED WALLS				E. SLATE	
23. ALUM. SIDING				✓ 33. FACE BR. VEN.	
24. ASBESTOS Siding				34. STONE VENEER	
25. ASBESTOS Shingles				35. USED BRICK Ven.	
26. SHINGLES				36. SIDING, Vinyl	
27. SHAKES				37. SIDING, Hardboard	
28. STUCCO on Wire				38. SIDING, Plywood	
29. STUCCO on Sheath.				39. BOARD/BATTEN	
30. WOOD SIDING				40. LOG, RUSTIC	
31. WD. SIDING ON SH.				41. GLASS WALL	
32. CM. BRICK VEN.				42. INSULATION	
BUILDING PERMITS				SITE	
ZONE:					
TOPOGRAPHY: level					
IMPROVEMENTS					
PUBLIC WATER				PRIVATE WELL	
CURBS				PAVED ROAD	
UNPAVED ROAD				SIDEWALK	
PUBLIC SEWER				SEPTIC TANK	
ELECTRIC				GAS	
LANDSCAPING					
GOOD				AVG.	
FAIR					
PROPERTY USE: Small Strip					
PERCENTAGE BREAKDOWN:					
TENANT INFORMATION					
NAME:				LOCATION:	
Pleasure Zone Adult Superstore					
Dick's Coffee House - out of business					
Dynasty Kitchen - Chinese Food					
NOTES:					

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 QF
01 PAVED
02 GRAVEL
03 DIRT
04 PRIVATE
90 NONE

55.00 CURBING QF
01 YES
90 NONE

56.00 SIDEWALK QF
01 YES
90 NONE

62.00 LAND COND.
01 NO RGT 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 09=POOL VINYL 17=FARM SHED
02=DET. CARPORT 10=POOL ABV GRND 18=POLE BARN
03=SHED 1 STORY 11=C.C. PAVING 19=STABLE
04=SHED 1.5 STY 12=ASPHALT PAVING 20=POULTRY SHED
05=SHED 2 STORY 13=TENNIS COURT 21=SILO
06=FIN SHED 1STY 14=BARN 22=SMALL SHED
07=FIN SHED 1.5S 15=DAIRY BARN 23=
08=POOL GUNITE 16=BARN W/LOFT 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		125	361						
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.	RUA	4-17-91
LIST	RUA	4-17-91
PRICE	BH	7-17-91
REVIEW		

81.00 FIELD CALLS

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

85.00 COMMENTS

01

02

03

04

05

06

07

08

09

INSPECTION SIGNATURE

DATE

