

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
4 9.01 003900	NEW HOUSE	2	LYONS, MEREDITH & TIMOTHY 14 FIRST STREET RUMSON, NJ 14 FIRST STREET	00000 07760	0 1146000 1146000	06	06 01	573000	601077		601077
6 2 004500	RECONSTRUCTION	2	DACCURSO, JOHN A 12 HUNT STREET RUMSON, NJ 12 HUNT STREET	00000 07760	0 502500 502500	07	05 01	293125	307488		307488
12 4 010000	RENOVATIONS	2	TRUNZ, MAXIMILIAN A & ANNEILISE D 7 BUENA VISTA AVENUE RUMSON, NJ 7 BUENA VISTA AVENUE	00000 07760	0 559500 559500	06	06 01	279750	293458		293458
13 10 012100	RENOVATIONS	2	GUSS, MARC & JESSICA 95 W. RIVER ROAD RUMSON, NJ 95 W. RIVER ROAD	00000 07760	0 252300 252300	12	12 01	252300	264663		264663
13 16 012700	RECONSTRUCTION	2	CHIARELLO, GUY & DENISE 11 CIRCLE DRIVE RUMSON, NJ 11 CIRCLE DRIVE	00000 07760	0 1424100 1424100	05	07 01	593375	622450		622450
14 5 015900	RENOVATIONS	2	LEVIN, ERIC & COLLEEN 4 BELLEVUE AVENUE RUMSON, NJ 4 BELLEVUE AVENUE	00000 07760	0 171500 171500	07	05 01	100042	104944		104944
16 9 018500	NEW HOUSE	2	CARTER, CHRISTOPHER C & KRISTEN R 35 BUENA VISTA AVE. RUMSON, NJ 35 BUENA VISTA AVE.	00000 07760	0 2656900 2656900	12	12 01	2656900	2787088		2787088
18 16 022500	RENOVATIONS	2	STREETS, JENNIFER MARIE & BURROWBRIDGE 13 BELLEVUE AVENUE RUMSON, NJ 13 BELLEVUE AVE.	00000 07760	0 722100 722100	06	06 01	361050	378741		378741
18 34 024400	POOL	2	KENNEDY, BRENDAN & RACHEL 19 OLD PHALANX ROAD LINCROFT, NJ 16 SOMERSET DRIVE	00000 07738	0 80600 80600	08	04 01	53733	56366		56366
18 40 025000	CABANA	2	SULLENS, CHRISTOPHER J 3 SOMERSET DRIVE RUMSON, NJ 3 SOMERSET DRIVE	00000 07760	0 143000 143000	04	08 01	47667	50003		50003
20 8 029500	POOL	2	RITGER, DONALD F & LAUREN K 3 DOGWOOD LANE RUMSON, NJ 3 DOGWOOD LANE	00000 07760	0 74900 74900	08	04 01	49933	52380		52380
22 3 030100	RENOVATIONS	2	MARTINEZ, KEVIN & LORRAINE 1 NORTH CHERRY LANE RUMSON, NJ 1 N. CHERRY LANE	00000 07760	0 73500 73500	06	06 01	36750	38551		38551
25 10.01	RENOVATIONS	2	KRUPNIK, MICHAEL & FITZGERALD, GRACE 16 SECOND STREET RUMSON, NJ 16 SECOND STREET	00000 07760	0 47300 47300	06	06 01	23650	24809		24809
26 9 037900	RECONSTRUCTION	2	MALLON, FRANCIS & RHEA 34 FIRST ST. RUMSON, NJ 34 FIRST ST.	00000 07760	0 586100 586100	06	06 01	293050	307409		307409

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
27 20 041000	RENOVATIONS	2	SHISSIAS, ALEC P & WEIDNER, MELISSA N. 27 FIRST STREET RUMSON, NJ 27 FIRST STREET	00000 07760	0 499700 499700	08	04 01	333133	349457		349457
29 14 044800	RENOVATIONS	2	STEINBERG, MICHAEL & GONZALEZ, ALEJ 48 WASHINGTON ST RUMSON, NJ 48 WASHINGTON ST	00000 07760	0 339900 339900	03	09 01	84975	89139		89139
31 11 048700	RENOVATIONS	2	EARNHARDT, ERIC & CATHLEEN M DAINIA 48 FIRST ST. RUMSON, NJ 48 FIRST ST.	00000 07760	0 195100 195100	06	06 01	97550	102330		102330
33 34 055300	RENOVATIONS	2	SMALL, CHRISTOPHER & MADELINE 33 ALLEN STREET RUMSON, NJ 33 ALLEN ST.	00000 07760	0 59700 59700	05	07 01	24875	26094		26094
34 6 056100	NEW HOUSE	2	PERITO, MICHAEL & DANA M 66 WASHINGTON STREET RUMSON, NJ 66 WASHINGTON ST.	00000 07760	0 1196300 1196300	06	06 01	598150	627459		627459
34 44 059900	RENOVATIONS	2	HARWOOD, HILLARY 53 LAFAYETTE STREET RUMSON, NJ 53 LAFAYETTE ST.	00000 07760	0 46500 46500	08	04 01	31000	32519		32519
36 23 064200	POOL	2	CARSON, SEAN P & JESSICA 63 BINGHAM AVENUE RUMSON, NJ 63 BINGHAM AVE.	00000 07760	0 55600 55600	12	12 01	55600	58324		58324
38 21 071100	NEW HOUSE	2	39 LENNOX, LLC 39 LENNOX AVENUE RUMSON, NJ 39 LENNOX AVE.	00000 07760	0 1334900 1334900	04	08 01	444967	466770		466770
41 10 077400	NEW HOUSE	2	CCH HOLDINGS, LLC 69 PARK AVE. RUMSON, NJ 69 PARK AVE.	00000 07760	0 1242300 1242300	05	07 01	517625	542989		542989
43 6 080800	NEW HOUSE	2	SCOTT, TAYLOR A & MEGAN 8 BRUCE PLACE RUMSON, NJ 8 BRUCE PL.	00000 07760	0 1156600 1156600	10	02 01	963833	1011061		1011061
44 4 082600	RENOVATIONS	2	LUISI, BARBARA 101 BINGHAM AVENUE RUMSON, NJ 101 BINGHAM AVENUE	00660 07760	0 337200 337200	05	07 01	140500	147385		147385
50 8 094300	RECONSTRUCTION	2	LORDI, PATRICIA 11 MAPLEWOOD AVE. RUMSON, NJ 11 MAPLEWOOD AVE.	00000 07760	0 789400 789400	03	09 01	197350	207020		207020
51 21 098100	NEW HOUSE	2	COSGROVE, ROBERT S & ANNE T 104 E RIVER ROAD RUMSON, NJ 18 MAPLEWOOD AVE.	00000 07760	0 701500 701500	08	04 01	467667	490583		490583
52 4 098600	RENOVATIONS	2	KRAUSS, ELAINE C & GARY M 8 CENTER ST. RUMSON, NJ 8 CENTER ST.	00660 07760	0 24800 24800	12	12 01	24800	26015		26015

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
61 10 109200	RECONSTRUCTION	2	MCCORMACK, MOIRA & BONGARZONE, MARC 30 CENTER STREET RUMSON, NJ 30 CENTER ST.	00000 07760	0 918700 918700	07	05 01	535908	562167		562167
63 8 116500	NEW HOUSE	2	M.G KELLY BUILDERS, LLC 86 BLACKPOINT RD RUMSON, NJ 86 BLACKPOINT RD	00000 07760	0 1255600 1255600	07	05 01	732433	768322		768322
64 20.01 118900	NEW HOUSE	2	DONOFRIO, ANTHONY 15 ROSALIE AVE RUMSON, NJ 15 ROSALIE AVE	00000 07760	0 1272700 1272700	08	04 01	848467	890042		890042
64 20.02 118900	NEW HOUSE	2	EFFINGER, CHAD & AMY 13 ROSALIE AVENUE RUMSON, NJ 13 ROSALIE AVE	00000 07760	0 1272300 1272300	08	04 01	848200	889762		889762
65 4.02	POOL	2	RHEE, WILLIAM C & JESSICA H 31 HIGHLAND AVENUE RUMSON, NJ 31 HIGHLAND AVENUE	00000 07760	0 51900 51900	04	08 01	17300	18148		18148
66 7 120500	RENOVATIONS	2	CAULFIELD, JUSTIN & ALLISON 99 BLACKPOINT ROAD RUMSON, NJ 99 BLACKPOINT RD	00672 07760	0 361100 361100	11	01 01	331008	347227		347227
67 7 122200	NEW HOUSE	2	ATLANTIC BUILDERS CUSTOM HOMES, LLC 10 BROADMOOR DRIVE RUMSON, NJ 121 BLACKPOINT RD.	00000 07760	0 1242600 1242600	06	06 01	621300	651744		651744
68 8 123700	RECONSTRUCTION	2	DUDICK, COLIN & JESSICA 12 HOLLY STREET RUMSON, NJ 12 HOLLY STREET	00672 07760	0 491300 491300	12	12 01	491300	515374		515374
70 3 126000	CABANA	2	DOWNIE, CHRISTOPHER & KATHLEEN 8 RIDGE RD RUMSON, NJ 8 RIDGE RD	00000 07760	0 251900 251900	09	03 01	188925	198182		198182
70 8 126500	POOL	2	MCLAUGHLIN, THOMAS J & NANCY 24 RIDGE ROAD RUMSON, NJ 24 RIDGE ROAD	00660 07760	0 78000 78000	08	04 01	52000	54548		54548
79 4 142100	RECONSTRUCTION	2	SHEA, JAMES DEWITT & BRADLEY, CAITLYN B 184 DUANE STREET APT 2 NEW YORK, NY 9 BLACKPOINT HORSESHOE	00000 10013	0 1661000 1661000	03	09 01	415250	435597		435597
80 8.01 143500	NEW HOUSE	2	KARMAZIN, MELVIN & THERESA 934 NAVESINK RIVER ROAD MIDDLETOWN, NJ 29 WARD AVENUE	00000 07760	0 10197600 10197600	03	09 01	2549400	2674321		2674321
80 11 143800	NEW HOUSE	2	CURRO, JOSEPH & ALEXIS 3 HARBOR DRIVE RUMSON, NJ 23 N WARD AVE.	00000 07760	0 4599200 4599200	03	09 01	1149800	1206140		1206140
81 1 145200	RENOVATIONS	2	MAZZINI, ARTEMISIA & LINO, MICHAEL 14 WOODSIDE DR/CR HANCE RUMSON, NJ 14 WOODSIDE DR/CR HANCE	00000 07760	0 631100 631100	03	09 01	157775	165506		165506

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
84 24	POOL	2	FRAGIACOMO, RICHARD A & FRANCESCA 1 HARDING LANE RUMSON, NJ 1 HARDING LANE	00000 07760	0 196900 196900	08	04 01	131267	137699		137699
86 11 153800	POOL & RENOS	2	MARINO, WAYNE & MIN 17 SYCAMORE LANE RUMSON, NJ 17 SYCAMORE LANE	00000 07760	0 510300 510300	04	08 01	170100	178435		178435
88 13 159000	RENOVATIONS	2	KEAVENEY, MICHAEL & MEGHANN 50 BELLEVUE AVENUE RUMSON, NJ 50 BELLEVUE AVENUE	00000 07760	0 320500 320500	06	06 01	160250	168102		168102
91 6 162700	POOL	2	CORRIDON, COLIN P & HEATHER M 8 SO ROHALLION DRIVE RUMSON, NJ 8 SO ROHALLION DRIVE	00000 07760	0 54300 54300	06	06 01	27150	28480		28480
93 4 164500	RENOVATIONS	2	WILSON, WAYNE & FRANCES 118 RUMSON ROAD RUMSON, NJ 118 RUMSON ROAD	00000 07760	0 203800 203800	12	12 01	203800	213786		213786
94 5 C0024	NEW HOUSE	2	HOFFORD, JAMES & AUSTIN, LISA 24 BINGHAM COURT RUMSON, NJ 24 BINGHAM COURT	00000 07760	0 968700 968700	06	06 01	484350	508083		508083
94 5 C0025	NEW HOUSE	2	SNYDER, JEFFREY J 25 BINGHAM COURT RUMSON, NJ 25 BINGHAM COURT	00000 07701	0 1457600 1457600	08	04 01	971733	1019348		1019348
94 5 C0026	NEW HOUSE	2	RMH @ BINGHAM, LLC 247 BRIDGE AVE, SUITE 5 RED BANK, NJ 26 BINGHAM COURT	07701	0 1698300 1698300	06	06 01	849150	890758		890758
94 6 166300	POOL	2	CASEY, BRIAN & LAURA 136 BINGHAM AVENUE RUMSON, NJ 136 BINGHAM AVENUE	00672 07760	0 88900 88900	12	12 01	88900	93256		93256
95 10 168100	POOL	2	SPECTOR, JESSE & MARYAM 133 BINGHAM AVENUE RUMSON, NJ 133 BINGHAM AVE.	00000 07760	0 76600 76600	12	12 01	76600	80353		80353
95 26 169700	POOL	2	FEDERER, PETER P II & ERIN E 92 RUMSON ROAD RUMSON, NJ 92 RUMSON ROAD	00000 07760	0 70900 70900	08	04 01	47267	49583		49583
96 5 170200	RENOVATIONS	2	GILLIS, CHRISTOPHER CHARLES & CHANG EU 151 BINGHAM AVENUE RUMSON, NJ 151 BINGHAM AVE.	00660 07760	0 286000 286000	12	12 01	286000	300014		300014
97 40 175000	GARAGE	2	LECKSTEIN, DAVID & REBECCA 86 RUMSON ROAD RUMSON, NJ 86 RUMSON ROAD	00000 07760	0 159400 159400	03	09 01	39850	41803		41803
98 6.01	POOL	2	MATTHIES, DANIEL & HEATHER 12 ROBIN ROAD RUMSON, NJ 12 ROBIN ROAD	00000 07760	0 73800 73800	12	12 01	73800	77416		77416

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
101 1 183500	POOL & CABANA	2	KESSLER, NEIL DAVID & RUTH SABELLA 10 BELKNAP LANE RUMSON, NJ 10 BELKNAP LANE	00000 07760	0 131100 131100	12	12 01	131100	137524		137524
103 5 185000	RENOVATIONS	2	SWAYNE, HENRY T & JULIA F 2 TENNIS COURT LANE RUMSON, NJ 2 TENNIS COURT LANE	00000 07760	0 644400 644400	12	12 01	644400	675976		675976
105 6 186800	RENOVATIONS	2	LISSNER, MINDY S 29 OAKES ROAD RUMSON, NJ 29 OAKES ROAD	00000 07760	0 638800 638800	03	09 01	159700	167525		167525
105 25 188700	RENOVATIONS	2	BRODSKY, MARY 28 RIVERSIDE DRIVE RUMSON, NJ 28 RIVERSIDE DRIVE	00000 07760	0 130300 130300	06	06 01	65150	68342		68342
105 30 189200	RECONSTRUCTION	2	SAHNI, RAKESH & SUSHMA, ETAL 56 WARDELL AVENUE RUMSON, NJ 56 WARDELL AVENUE	00000 07760	0 1749300 1749300	03	09 01	437325	458754		458754
108 6.01 189200	RENOVATIONS 6.02	2	14 BUTTONWOOD, LLC 14 BUTTONWOOD LANE RUMSON, NJ 14 BUTTONWOOD LANE	00000 07760	0 633800 633800	06	06 01	316900	332428		332428
108 7 196900	RENOVATIONS	2	FINNEY, WILLIAM & LAUREN 16 BUTTONWOOD LANE RUMSON, NJ 16 BUTTONWOOD LANE	00000 07760	0 1383500 1383500	05	07 01	576458	604704		604704
110 2 198800	NEW HOUSE	2	BLUE SUNSETS RUMSON NO 2, LLC P.O.BOX 667 SPRING LAKE, NJ 4 CLUBWAY	00000 07762	0 3349500 3349500	05	07 01	1395625	1464011		1464011
111 32 203700	CABANA	2	TREBINO, MICHAEL & ANDREA 26 BUTTONWOOD/RIV EDGE RUMSON, NJ 26 BUTTONWOOD/RIV EDGE	00660 07760	0 148100 148100	08	04 01	98733	103571		103571
113 5 204400	RENOVATIONS	2	ANADILLA, MARVIN & MORGAN 12 CONOVER LANE RUMSON, NJ 12 CONOVER LANE	00000 07760	0 508000 508000	06	06 01	254000	266446		266446
113 7 204600	RENOVATIONS	2	ROFFMAN, ERIN & TODD 16 CONOVER LANE RUMSON, NJ 16 CONOVER LANE	00000 07760	0 99300 99300	04	08 01	33100	34722		34722
113 8 204700	POOL	2	ROMANCZUK, MATTHEW JAMES & KATHLEEN 18 CONOVER LANE RUMSON, NJ 18 CONOVER LANE	00000 07760	0 82000 82000	06	06 01	41000	43009		43009
114 21 204700	RENOVATIONS	2	O'NEIL, STACY, TRUSTEE 9100 WILSHIRE BLVD#1000W BEVERLY HILLS, CA 141 RUMSON ROAD	00000 90212	0 302100 302100	04	08 01	100700	105634		105634
121 1.01 204700	NEW HOUSE	2	FAZIO, MICHAEL 18 BROADMOOR DRIVE RUMSON, NJ 18 BROADMOOR DRIVE	00000 07760	0 8159900 8159900	03	09 01	2039975	2139934		2139934

Block No. Lot No. Qualification Account No.	Land Dimensions Building Description Additional Lots Acreage	Prop. Class	Owner's Name Address City State Property Location	Billing Code Zip Code	Land Improvements Exemption Net Total	# M	Compl. Mo. Day	Prorated Assessment	Total Real Property Tax	Special Tax	Net Amount of Tax
123 1 216400	RENOVATIONS	2	LUNENFELD FAMILY TRUST 107 RUMSON RD. RUMSON, NJ 107 RUMSON RD.	00000 07760	0 510500 510500	04	08 01	170167	178505		178505
123 7 217000	POOL ETC	2	MEMMOTT, DEBORAH GORDON 4 POMPAÑO ROAD RUMSON, NJ 4 POMPAÑO ROAD	00000 07760	0 203000 203000	04	08 01	67667	70983		70983
124 5 217700	RENOVATIONS	2	KONRAD, STEVEN SHANE & MCCORMACK, RYAN 10 EDWARDS POINT ROAD RUMSON, NJ 10 EDWARDS POINT ROAD	00000 07760	0 433400 433400	06	06 01	216700	227318		227318
124 22 219400	NEW HOUSE	2	29 TUXEDO, LLC % SEAPORT CAPITAL 40 FULTON STREET 27TH FL NEW YORK, NY 29 TUXEDO ROAD	00000 10038	0 3539900 3539900	06	06 01	1769950	1856678		1856678
125 8 221400	POOL	2	KHATRI, ANDREW M & SHEILA S 179 BINGHAM AVENUE RUMSON, NJ 179 BINGHAM AVE.	00000 07760	0 82600 82600	05	07 01	34417	36103		36103
128 3 225000	RENOVATIONS	2	MURPHY, JUSTIN & MARGARET 3 AVENUE OF TWO RIVERS SO RUMSON, NJ 3 AVE OF TWO RIVERS SO	00000 07760	0 333300 333300	08	04 01	222200	233088		233088
134 18 232100	NEW HOUSE	2	SULLIVAN, GREGORY & DIBRUNO, CARA 26 SHREWSBURY DRIVE RUMSON, NJ 26 SHREWSBURY DRIVE	00000 07760	0 1910100 1910100	07	05 01	1114225	1168822		1168822
137 12 236500	RENOVATIONS	2	POST, ROBERT & LAUREN 14 WARREN STREET RUMSON, NJ 14 WARREN STREET	00000 07760	0 396000 396000	05	07 01	165000	173085		173085
139 20 239800	RENOVATIONS	2	TORCIVIA, CHRISTOPHER J 76 WATERMAN AVE. RUMSON, NJ 76 WATERMAN AVE.	00000 07760	0 96100 96100	04	08 01	32033	33603		33603
141 10 244100	RENOVATIONS	2	WALLING, JEFFREY C & ELISA M 12 WASHINGTON AVE. RUMSON, NJ 12 WASHINGTON AVE.	00660 07760	0 388500 388500	04	08 01	129500	135846		135846
141 19 245000	NEW DUPLEX AFF	2	BCUW/MADELINE HOUSING PARTNERS, LLC 6 FOREST AVE, SUITE 220 PARAMUS, NJ 61 SO WARD AVENUE	00000 07652	0 293000 293000	06	06 01	146500	153679		153679
144 12 247200	RENOVATIONS	2	GAUSS, ERIC T & CHRISTINA 73 WATERMAN AVENUE RUMSON, NJ 73 WATERMAN AVENUE	00660 07760	0 137200 137200	06	06 01	68600	71961		71961
147 1 249700	RENOVATIONS	2	CHECKET, MATTHEW CORY & DIAS, AMELIA 5 RUMSON ROAD RUMSON, NJ 5 RUMSON ROAD	00000 07760	0 135300 135300	06	06 01	67650	70965		70965

## TAXING DISTRICT NO. 41 BOROUGH OF RUMSON

## COUNTY NO. 13 MONMOUTH

NAME OF OWNER ADDITIONAL OWNERS	LIST TYPE	LIST YEAR	PAGE NO.	BLOCK NO.	LOT NO.	LOT QUALIFIC.	ACCT. NO.	-----PROPERTY----- CLASS LOCATION
ANADILLA, MARVIN & MORGAN	ADDED	2025	05	113	5		204400	2 12 CONOVER LANE
ATLANTIC BUILDERS CUSTOM HOMES, LLC	ADDED	2025	03	67	7		122200	2 121 BLACKPOINT RD.
BCUW/MADELINE HOUSING PARTNERS, LLC	ADDED	2025	06	141	19		245000	2 61 SO WARD AVENUE
BLUE SUNSETS RUMSON NO 2, LLC	ADDED	2025	05	110	2		198800	2 4 CLUBWAY
BRODSKY, MARY	ADDED	2025	05	105	25		188700	2 28 RIVERSIDE DRIVE
CARSON, SEAN P & JESSICA	ADDED	2025	02	36	23		064200	2 63 BINGHAM AVE.
CARTER, CHRISTOPHER C & KRISTEN R	ADDED	2025	01	16	9		018500	2 35 BUENA VISTA AVE.
CASEY, BRIAN & LAURA	ADDED	2025	04	94	6		166300	2 136 BINGHAM AVENUE
CAULFIELD, JUSTIN & ALLISON	ADDED	2025	03	66	7		120500	2 99 BLACKPOINT RD
CCH HOLDINGS, LLC	ADDED	2025	02	41	10		077400	2 69 PARK AVE.
CHECKET, MATTHEW CORY&DIAS, AMELIA	ADDED	2025	06	147	1		249700	2 5 RUMSON ROAD
CHIARELLO, GUY & DENISE	ADDED	2025	01	13	16		012700	2 11 CIRCLE DRIVE
CORRIDON, COLIN P & HEATHER M	ADDED	2025	04	91	6		162700	2 8 SC ROHALLION DRIVE
COSGROVE, ROBERT S & ANNE T	ADDED	2025	02	51	21		098100	2 18 MAPLEWOOD AVE.
CURRO, JOSEPH & ALEXIS	ADDED	2025	03	80	11		143800	2 23 N WARD AVE.
DACCURSO, JOHN A	ADDED	2025	01	6	2		004500	2 12 HUNT STREET
DONOFRIO, ANTHONY	ADDED	2025	03	64	20.01		118900	2 15 ROSALIE AVE
DOWNIE, CHRISTOPHER & KATHLEEN	ADDED	2025	03	70	3		126000	2 8 RIDGE RD
DUDICK, COLIN & JESSICA	ADDED	2025	03	68	8		123700	2 12 HOLLY STREET
EARNHARDT, ERIC & KATHLEEN M DAINIA	ADDED	2025	02	31	11		048700	2 48 FIRST ST.
EFFINGER, CHAD & AMY	ADDED	2025	03	64	20.02		118900	2 13 ROSALIE AVE
FAZIO, MICHAEL	ADDED	2025	05	121	1.01			2 18 BROADMOOR DRIVE
FEDERER, PETER P II & ERIN E	ADDED	2025	04	95	26		169700	2 92 RUMSON ROAD
FINNEY, WILLIAM & LAUREN	ADDED	2025	05	108	7		196900	2 16 BUTTONWOOD LANE
FRAGIACOMO, RICHARD A & FRANCESCA	ADDED	2025	04	84	24			2 1 HARDING LANE
GAUSS, ERIC T & CHRISTINA	ADDED	2025	06	144	12		247200	2 73 WATERMAN AVENUE
GILLIS, CHRISTOPHER CHARLES&CHANG EU	ADDED	2025	04	96	5		170200	2 151 BINGHAM AVE.
GUSS, MARC & JESSICA	ADDED	2025	01	13	10		012100	2 95 W. RIVER ROAD
HARWOOD, HILLARY	ADDED	2025	02	34	44		059900	2 53 LAFAYETTE ST.
HOFFORD, JAMES & AUSTIN, LISA	ADDED	2025	04	94	5			2 24 BINGHAM COURT
KARMAZIN, MELVIN & THERESA	ADDED	2025	03	80	8.01		143500	2 29 WARD AVENUE
KEAVENEY, MICHAEL & MEGHANN	ADDED	2025	04	88	13		159000	2 50 BELLEVUE AVENUE
KENNEDY, BRENDAN & RACHEL	ADDED	2025	01	18	34		024400	2 16 SOMERSET DRIVE
KESSLER, NEIL DAVID & RUTH SABELLA	ADDED	2025	05	101	1		183500	2 10 BELKNAP LANE
KHATRI, ANDREW M & SHEILA S	ADDED	2025	06	125	8		221400	2 179 BINGHAM AVE.
KONRAD, STEVEN SHANE&MCCORMACK, RYAN	ADDED	2025	06	124	5		217700	2 10 EDWARDS POINT ROAD
KRAUSS, ELAINE C & GARY M	ADDED	2025	02	52	4		098600	2 8 CENTER ST.
KRUPNIK, MICHAEL&FITZGERALD, GRACE	ADDED	2025	01	25	10.01			2 16 SECOND STREET
LECKSTEIN, DAVID & REBECCA	ADDED	2025	04	97	40		175000	2 86 RUMSON ROAD
LEVIN, ERIC & COLLEEN	ADDED	2025	01	14	5		015900	2 4 BELLEVUE AVENUE
LISSNER, MINDY S	ADDED	2025	05	105	6		186800	2 29 OAKES ROAD
LORDI, PATRICIA	ADDED	2025	02	50	8		094300	2 11 MAPLEWOOD AVE.
LUISI, BARBARA	ADDED	2025	02	44	4		082600	2 101 BINGHAM AVENUE
LUNENFELD FAMILY TRUST	ADDED	2025	06	123	1		216400	2 107 RUMSON RD.
LYONS, MEREDITH & TIMOTHY	ADDED	2025	01	4	9.01		003900	2 14 FIRST STREET
M.G KELLY BUILDERS, LLC	ADDED	2025	03	63	8		116500	2 86 BLACKPOINT RD
MALLON, FRANCIS & RHEA	ADDED	2025	01	26	9		037900	2 34 FIRST ST.
MARINO, WAYNE & MIN	ADDED	2025	04	86	11		153800	2 17 SYCAMORE LANE
MARTINEZ, KEVIN & LORRAINE	ADDED	2025	01	22	3		030100	2 1 N. CHERRY LANE
MATTHIES, DANIEL & HEATHER	ADDED	2025	04	98	6.01			2 12 ROBIN ROAD
MAZZINI, ARTEMISIA & LINO, MICHAEL	ADDED	2025	03	81	1		145200	2 14 WOODSIDE DR/CR HANCE
MCCORMACK, MOIRA & BONGARZONE, MARC	ADDED	2025	03	61	10		109200	2 30 CENTER ST.
MCLAUGHLIN, THOMAS J & NANCY	ADDED	2025	03	70	8		126500	2 24 RIDGE ROAD
MEMMOTT, DEBORAH GORDON	ADDED	2025	06	123	7		217000	2 4 POMPAHO ROAD
MURPHY, JUSTIN & MARGARET	ADDED	2025	06	128	3		225000	2 3 AVE OF TWO RIVERS SO
O'NEIL, STACY, TRUSTEE	ADDED	2025	05	114	21			2 141 RUMSON ROAD
PERITO, MICHAEL & DANA M	ADDED	2025	02	34	6		056100	2 66 WASHINGTON ST.
POST, ROBERT & LAUREN	ADDED	2025	06	137	12		236500	2 14 WARREN STREET
RHEE, WILLIAM C & JESSICA H	ADDED	2025	03	65	4.02			2 31 HIGHLAND AVENUE
RITGER, DONALD F & LAUREN K	ADDED	2025	01	20	8		029500	2 3 DOGWOOD LANE
RMH @ BINGHAM, LLC	ADDED	2025	04	94	5			2 26 BINGHAM COURT
ROFFMAN, ERIN & TODD	ADDED	2025	05	113	7		204600	2 16 CONOVER LANE
ROMANCZUK, MATTHEW JAMES & KATHLEEN	ADDED	2025	05	113	8		204700	2 18 CONOVER LANE
SAHNI, RAKESH & SUSHMA, ETAL	ADDED	2025	05	105	30		189200	2 56 WARDELL AVENUE
SCOTT, TAYLOR A & MEGAN	ADDED	2025	02	43	6		080800	2 8 BRUCE PL.
SHEA, JAMES DEWITT&BRADLEY, CAITLYN B	ADDED	2025	03	79	4		142100	2 9 BLACKPOINT HORSESHOE
SHISSIAS, ALEC P & WEIDNER, MELISSA N.	ADDED	2025	02	27	20		041000	2 27 FIRST STREET
SMALL, CHRISTOPHER & MADELINE	ADDED	2025	02	33	34		055300	2 33 ALLEN ST.



## TAXING DISTRICT NO. 41 BOROUGH OF RUMSON

## COUNTY NO. 13 MONMOUTH

NAME OF OWNER ADDITIONAL OWNERS	LIST TYPE	LIST YEAR	PAGE NO.	BLOCK NO.	LOT NO.	LOT QUALIFIC.	ACCT. NO.	-----PROPERTY----- CLASS LOCATION
SNYDER, JEFFREY J	ADDED	2025	04	94	5	C0025		2 25 BINGHAM COURT
SPECTOR, JESSE & MARYAM	ADDED	2025	04	95	10		168100	2 133 BINGHAM AVE.
STEINBERG, MICHAEL & GONZALEZ, ALEJ	ADDED	2025	02	29	14		044800	2 48 WASHINGTON ST
STREETS, JENNIFER MARIE & BURROWBRIDGE	ADDED	2025	01	18	16		022500	2 13 BELLEVUE AVE.
SULLENS, CHRISTOPHER J	ADDED	2025	01	18	40		025000	2 3 SOMERSET DRIVE
SULLIVAN, GREGORY & DIBRUNO, CARA	ADDED	2025	06	134	18		232100	2 26 SHREWSBURY DRIVE
SWAYNE, HENRY T & JULIA F	ADDED	2025	05	103	5		185000	2 2 TENNIS COURT LANE
TORCIVIA, CHRISTOPHER J	ADDED	2025	06	139	20		239800	2 76 WATERMAN AVE.
TREBINO, MICHAEL & ANDREA	ADDED	2025	05	111	32		203700	2 26 BUTTONWOOD/RIV EDGE
TRUNZ, MAXIMILIAN A & ANNELESE D	ADDED	2025	01	12	4		010000	2 7 BUENA VISTA AVENUE
WALLING, JEFFREY C & ELISA M	ADDED	2025	06	141	10		244100	2 12 WASHINGTON AVE.
WILSON, WAYNE & FRANCES	ADDED	2025	04	93	4		164500	2 118 RUMSON ROAD
14 BUTTONWOOD, LLC	ADDED	2025	05	108	6.01			2 14 BUTTONWOOD LANE
29 TUXEDO, LLC % SEAPORT CAPITAL	ADDED	2025	06	124	22		219400	2 29 TUXEDO ROAD
39 LENNOX, LLC	ADDED	2025	02	38	21		071100	2 39 LENNOX AVE.



TAXING DISTRICT NO. 41 BOROUGH OF RUMSON

COUNTY NO. 13 MONMOUTH

PAGE	ASSESSMENTS				PRORATED	REGULAR	TAXES	TOTAL
	LAND	IMPROVE	TOTAL	SPECIAL				
0001	ADDED 2025 PAGE 0	TOTALS ----- 8,440,300	8,440,300	5,614,325	58,894.27	.00	58,894.27	
0002	ADDED 2025 PAGE 0	TOTALS ----- 7,979,500	7,979,500	3,982,025	41,771.45	.00	41,771.45	
0003	ADDED 2025 PAGE 0	TOTALS ----- 24,285,000	24,285,000	8,939,066	93,770.80	.00	93,770.80	
0004	ADDED 2025 PAGE 0	TOTALS ----- 6,166,000	6,166,000	3,610,217	37,871.16	.00	37,871.16	
0005	ADDED 2025 PAGE 0	TOTALS ----- 17,960,100	17,960,100	6,294,166	66,025.80	.00	66,025.80	
0006	ADDED 2025 PAGE 0	TOTALS ----- 8,458,900	8,458,900	4,204,609	44,106.36	.00	44,106.36	

## ADDED ASSESSMENT DISTRICT SUMMARY FOR TAX YEAR 2025

CLASS	COUNT	----- LAND	FULL ASSESSED VALUATION IMPROVMNT	EXEMPTNS	----- NET	PRORATED ASSESSMENT	GENERAL TAX RATE	TOTAL TAXES (GENERAL)	TOTAL TAXES (SPECIAL)	TOTAL AMOUNT OF TAXES
1	0	0	0		0	0		.00	.00	.00
2	83	0	73,289,800		73,289,800	32,644,408		342,439.84	.00	342,439.84
3A	0	0	0		0	0		.00	.00	.00
3B	0	0	0		0	0		.00	.00	.00
4A	0	0	0		0	0		.00	.00	.00
4B	0	0	0		0	0		.00	.00	.00
4C	0	0	0		0	0		.00	.00	.00
6A	0	0	0		0	0		.00	.00	.00
6B	0	0	0		0	0		.00	.00	.00
6C	0	0	0		0	0		.00	.00	.00
TOTAL	83	0	73,289,800		73,289,800	32,644,408	1.049	342,439.84	.00	342,439.84

41 BOROUGH OF RUMSON

BREAKDOWN OF ADDED, OMITTED & ROLLBACK TAXES

13 MONMOUTH

	ASSESSED VALUATIONS	TOTAL AMOUNT OF TAXES	TAXES DUE COUNTY	TAXES DUE CTY LIBRARY	TAXES DUE CTY HEALTH	TAXES DUE CTY OPEN SP	TOTAL TAXES DUE COUNTY
2021 OMIT ASSMT	0	.00	.00	.00	.00	.00	.00
2022 OMIT ASSMT	0	.00	.00	.00	.00	.00	.00
2023 OMIT ASSMT	0	.00	.00	.00	.00	.00	.00
2024 OMIT ASSMT	0	.00	.00	.00	.00	.00	.00
2025 OMIT ASSMT	0	.00	.00	.00	.00	.00	.00
2021 RLBK ASSMT	0	.00	.00	.00	.00	.00	.00
2022 RLBK ASSMT	0	.00	.00	.00	.00	.00	.00
2023 RLBK ASSMT	0	.00	.00	.00	.00	.00	.00
2024 RLBK ASSMT	0	.00	.00	.00	.00	.00	.00
2025 RLBK ASSMT	0	.00	.00	.00	.00	.00	.00
2024 ADDED ASSMT	0	.00	.00	.00	.00	.00	.00
2025 ADDED ASSMT	32,644,408	342,439.84	56,474.82	3,590.91	.00	8,487.54	68,553.27
2024 OM/AD ASSMT	0	.00	.00	.00	.00	.00	.00
** TOTAL **	32,644,408	342,439.84	56,474.82	3,590.91	.00	8,487.54	68,553.27

I, ERICK AGUIAR, ASSESSOR OF BOROUGH OF RUMSON  
 DO SWEAR (OR AFFIRM) THAT THE FOREGOING LIST CONTAINS THE VALUATIONS MADE  
 BY ME, TO THE BEST OF MY ABILITY, OF ALL THE PROPERTY LIABLE TO TAXATION  
 IN THE TAXING DISTRICT IN WHICH I AM THE ASSESSOR AND THAT I HAVE VALUED  
 THE SAME, WITHOUT FAVOR OR PARTIALITY, AND HAVE MADE SUCH DEDUCTIONS ONLY  
 FOR DEBT AND EXEMPTIONS AS ARE PRESCRIBED BY LAW.

Electronically Signed  
 \_\_\_\_\_ ASSESSOR

SWORN AND SUBSCRIBED BEFORE ME THIS DAY OF 09/25/25

Matthew S. Clark  
 \_\_\_\_\_  
 COUNTY TAX ADMINISTRATOR

THIS IS TO CERTIFY THAT THE ABOVE ADDED AND OMITTED  
 LISTS ARE A TRUE AND COMPLETE RECORD OF THE ADDED  
 AND OMITTED TAXES ASSESSED FOR THE YEAR 2025 IN THE  
 TAXING DISTRICT OF BOROUGH OF RUMSON  
 IN THE COUNTY OF MONMOUTH

COMMISSIONERS' SIGNATURES:

*Bonnie L. Lattin*  
*Stephan D. Davis*  
*Michael V. Welch*  
*Joan A. Maloney*

*Carol M. Kelly*  
*Janet*  
*Pamela Shimko*

41 BOROUGH OF RUMSON	BREAKDOWN OF ADDED, OMITTED & ROLLBACK TAXES	13 MONMOUTH
ASSESSED VALUATIONS	TOTAL AMOUNT OF TAXES	BALANCE DUE DISTRICT
	TOTAL TAXES DUE COUNTY	
	TAXES DUE MUN OPEN SP	
	TAXES DUE MUN LIBRARY	

2021 OMIT-ASSMT	0	.00	.00	.00	.00	.00
2022 OMIT-ASSMT	0	.00	.00	.00	.00	.00
2023 OMIT-ASSMT	0	.00	.00	.00	.00	.00
2024 OMIT-ASSMT	0	.00	.00	.00	.00	.00
2025 OMIT-ASSMT	0	.00	.00	.00	.00	.00
2021 RLBK ASSMT	0	.00	.00	.00	.00	.00
2022 RLBK ASSMT	0	.00	.00	.00	.00	.00
2023 RLBK ASSMT	0	.00	.00	.00	.00	.00
2024 RLBK ASSMT	0	.00	.00	.00	.00	.00
2025 RLBK ASSMT	0	.00	.00	.00	.00	.00
2024 ADDED ASSMT	0	.00	.00	.00	.00	.00
2025 ADDED ASSMT	32,644,408	342,439.84	68,553.27	.00	.00	273,886.57
2024 OM/AD ASSMT	0	.00	.00	.00	.00	.00
<b>** TOTAL **</b>	<b>32,644,408</b>	<b>342,439.84</b>	<b>68,553.27</b>	<b>.00</b>	<b>.00</b>	<b>273,886.57</b>

I, ERICK AGUIAR, ASSESSOR OF BOROUGH OF RUMSON DO SWEAR (OR AFFIRM) THAT THE FOREGOING LIST CONTAINS THE VALUATIONS MADE BY ME, TO THE BEST OF MY ABILITY, OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING DISTRICT IN WHICH I AM THE ASSESSOR AND THAT I HAVE VALUED THE SAME, WITHOUT FAVOR OR PARTIALITY, AND HAVE MADE SUCH DEDUCTIONS ONLY FOR DEBT AND EXEMPTIONS AS ARE PRESCRIBED BY LAW.

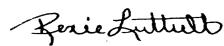




Electronically Signed

ASSESSOR

SWORN AND SUBSCRIBED BEFORE ME THIS DAY OF 09/25/25

  
COUNTY TAX ADMINISTRATOR

COMMISSIONERS' SIGNATURES:

## TABLE OF AGGREGATES, ADDED ASSESSMENTS

## SUMMARY OF ADDED ASSESSMENTS AND APPORTIONMENT OF TAXES

I, (WE,) ERICK AGUIAR

ASSESSOR(S)

OF BOROUGH OF RUMSON

DO SWEAR (OR AFFIRM)

THAT THE FOREGOING LIST CONTAINS THE VALUATIONS MADE BY ME (US),  
TO THE BEST OF MY (OUR) ABILITY, OF ALL THE PROPERTY LIABLE TO  
TAXATION IN THE TAXING DISTRICT IN WHICH I AM (WE ARE) THE  
ASSESSOR(S) AND THAT I (WE) HAVE VALUED THE SAME, WITHOUT FAVOR  
OR PARTIALITY, AND HAVE MADE SUCH DEDUCTIONS ONLY FOR DEBT AND  
EXEMPTIONS AS ARE PRESCRIBED BY LAW.

Electronically Signed

ASSESSOR(S)

SWORN AND SUBSCRIBED BEFORE ME, THIS

DAY OF 09/25/25

	2024	2025
ADDED ASSESSED VALUATION OF LAND		
ADDED ASSESSED VALUATION OF BUILDINGS		73,289,800
TOTAL VALUE OF ADDED ASSESSMENTS		73,289,800
TOTAL VALUE OF PRORATED ASSESSMENTS		32,644,408
REAL PROP TAX RATE PER \$100 VALUATION	\$1.100	\$1.049
TOTAL TAXES ON ADDED ASSESSMENTS	.00	342,439.84
VETERANS & SENIOR CITIZEN DEDUCTIONS	\$ .00	\$ .00
NET TAXES ON ADDED ASSESSMENTS	.00	342,439.84

## AMOUNT DUE COUNTY, FEB. 15, 2026 AT:

COUNTY RATE:	2024	\$ .173 PER \$100	\$ .00	
	2025	\$ .173 PER \$100	\$ .00	\$56,474.82
CTY LIBRARY RATE:	2024	\$ .012 PER \$100	\$ .00	\$ .00
	2025	\$ .011 PER \$100	\$ .00	\$3,590.91
CTY HEALTH RATE:	2024	\$ .000 PER \$100	\$ .00	\$ .00
	2025	\$ .000 PER \$100	\$ .00	\$ .00
CTY OPEN SP RATE:	2024	\$ .026 PER \$100	\$ .00	\$ .00
	2025	\$ .026 PER \$100	\$ .00	\$8,487.54
MUN OPEN SP RATE:	2024	\$ .000 PER \$100	\$ .00	\$ .00
	2025	\$ .000 PER \$100	\$ .00	\$ .00
MUN LIBRARY RATE:	2024	\$ .000 PER \$100	\$ .00	\$ .00
	2025	\$ .000 PER \$100	\$ .00	\$ .00
TOTAL DUE COUNTY			\$ .00	\$68,553.27
TOTAL DUE MUNICIPALITY			\$ .00	\$273,886.57

THIS IS TO CERTIFY THAT THE FOREGOING ADDED ASSESSMENTS LIST  
IS A TRUE AND COMPLETE RECORD OF THE ADDED TAXES ASSESSED FOR THE  
YEAR 2025, IN THE TAXING DISTRICT OF BOROUGH OF RUMSON

COUNTY OF MONMOUTH

ATTEST:

Matthew S. Clark  
COUNTY TAX ADMINISTRATOR

Renee L. Luth  
PRESIDENT