

(1)	VALUE OF LAND	255,922,600	
(2)	VALUE OF IMPROVEMENTS	393,209,500	
(3)	TOTAL VALUE LAND & IMPRVMT		
	EXCL 2ND CLASS RR		649,132,100

(5) EXEMPTIONS

POLLUTION CONTROL	(RS 54:4-3.56)
FIRE SUPPRESSION	(RS 54:4-3.13)
FALLOUT SHELTER	(RS 54:4-3.48)
WATER/SEWAGE FAC.	(RS 54:4-3.59)
UEZ ABATEMENT	(RS 54:4-3.139)
HOME IMPROVEMENT	(RS 54:4-3.72)
MULTI FAMILY	(RS 54:4-3.121)
CL 4 ABATEMENT	(RS 54:4-3.95)
RENEWABLE ENERGY	(RS 54:4-3.113)
DWELL ABATEMENT	(RS 40A:21-5)
DWELL EXEMPTION	(RS 40A:21-5)
NEW DWL/CONV ABATE	(RS 40A:21-5)
NEW DWL/CONV EXEM	(RS 40A:21-5)
MUL DWELL EXEM	(RS 40A:21-6)
MUL DWELL ABATE	(RS 40A:21-6)
COM/IND EXEMPTION	(RS 40A:21-7)
TOTAL	

(6)	NET VALUATION TAXABLE	649,644,817
(7)	TAX RATE - GENL TAX RATE	
	PER \$100 TAXABLE VALUE	
(8)	RATIO - AVERAGE RATIO OF ASSESSED TO TRUE VALUE OF REAL PROPERTY	%
(9A)	UEZ EXPIRED (-)	
(9B)	TRUE VALUE CL II RR PROPERTY (+)	
(10)	EQUALIZATION	

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	12,135,200
OTHER SCHOOL PROP	
PUBLIC PROP	38,399,400
CHURCH & CHARITABLE PROP	5,612,600
CEMETERY & GRAVEYARD	
OTHER EXEMPT PROP	6,256,600
TOTAL VALUE	62,403,800

(15) APPORTIONMENT OF TAXES

AUTHORIZED RATE

(16) REAL PROPERTY CLASSIFICATION SUMMARY

	ITEMS		TAX VALUE
1. VACANT LAND	186		17,319,400
2. RESIDENTIAL	2,065		570,201,200
3A. FARM (REGULAR)			
3B. FARM (QUALIFIED)			
4A. COMMERCIAL	51	19,284,400	
4B. INDUSTRIAL	4	41,325,400	
4C. APARTMENT	2	1,001,700	
TOTAL CLASS 4A,4B,4C			61,611,500
TOTAL ALL CLASSES			649,132,100

I (WE) _____ ASSESSOR(S) OF THE
~~TAXING DISTRICT OF BORO OF UNION BEACH~~ DO SWEAR (OR AFFIRM)
 THAT THE FOREGOING TAX LIST AND TAX DUPLICATE CONTAIN THE
 VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING
 DISTRICT IN WHICH I (WE) AM (ARE) TAX ASSESSOR(S), AND THAT
 SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT
 ITS TAXABLE VALUE AND I (WE) HAVE ALLOWED ONLY SUCH EXEMPTIONS
 AND DEDUCTIONS AS ARE PRESCRIBED BY LAW

ASSESSOR(S)

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2020 IN THE TAXING DISTRICT OF BORO OF UNION BEACH, COUNTY OF MONMOUTH, NEW JERSEY, AND THAT \$ 649,644,817 IS THE NET VALUATION TAXABLE AND \$ IS THE NET VALUATION ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES ARE APPORTIONED.

ATTEST: _____ PRESIDENT
 _____ V. PRESIDENT
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER

TAX ADMINISTRATOR
COUNTY BOARD OF TAXATION

TAXING DISTRICT 50 BORO OF UNION BEACH			2020	TAX	LIST	DISTRICT	SUMMARY	COUNTY 13	MONMOUTH	05/07/20
CLASSIFICATION	NO. OF PARCELS	LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE			
1 VACANT LAND	186	17,319,400	0	17,319,400		0	17,319,400			
2 RESIDENTIAL	2,065	216,857,300	353,343,900	570,201,200		0	570,201,200			
3A FARM (REGULAR)	0	0	0	0		0	0			
3B FARM (QUALIFIED)	0	0	0	0		0	0			
4A COMMERCIAL	51	8,123,200	11,161,200	19,284,400		0	19,284,400			
4B INDUSTRIAL	4	13,362,200	27,963,200	41,325,400		0	41,325,400			
4C APARTMENT	2	260,500	741,200	1,001,700		0	1,001,700			
CLASS 4 TOTAL	57	21,745,900	39,865,600	61,611,500		0	61,611,500			
RATABLE TOTAL	2,308	255,922,600	393,209,500	649,132,100		0	649,132,100			
5A CLASS 1 RAILROAD	0	0	0	0		0	0			
5B CLASS 2 RAILROAD	0	0	0	0		0	0			
RAILROAD TOTAL	0	0	0	0		0	0			
6A TELEPHONE	1				512,717		512,717			
6B PETROL REFINRIES	0				0		0			
6C MISCELLANEOUS	0				0		0			
PUBLIC UTIL. TOTAL	1				512,717		512,717			
15A PUBLIC SCHOOL	7	1,374,100	10,761,100	12,135,200		0	12,135,200			
15B OTHER SCHOOL	0	0	0	0		0	0			
15C PUBLIC PROPERTY	166	17,989,200	20,410,200	38,399,400		0	38,399,400			
15D CHARITABLE	8	1,909,600	3,703,000	5,612,600		0	5,612,600			
15E CEMETERY	0	0	0	0		0	0			
15F MISCELLANEOUS	20	2,220,800	4,035,800	6,256,600		0	6,256,600			
EXEMPT TOTAL	201	23,493,700	38,910,100	62,403,800		0	62,403,800			
----- D E D U C T I O N S -----	NO. OF DEDUCTS	DEDUCTION AMOUNT	----- E X E M P T I O N S -----	NO. OF PARCELS	EXEMPTION AMOUNT	----- E X E M P T I O N S -----	NO. OF PARCELS	EXEMPTION AMOUNT		
SENIOR CITIZEN	22	5,500	FIRE SUPPRESS	0	0	DWELL ABATE	0	0		
DISABLED PERSON	11	2,750	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0		
SURVIVING SPOUSE	0	0	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0		
VETERAN	115	28,750	WATER/SEWAGE FAC	0	0	NEW DWEL/CONV EXMT	0	0		
WIDOW OF VETERAN	17	4,250	HOME IMPROVEMENT	0	0	MUL DWELL EXEMP	0	0		
			CLASS 4 ABATEMENT	0	0	MUL DWELL ABATE	0	0		
			MULTI-FAMILY DWELL	0	0	COM/IND EXEMP	0	0		
			UEZ ABATEMENT	0	0	RENEWABLE ENERGY	0	0		

I ASSESSOR OF THE TAXING DISTRICT OF BORO OF UNION BEACH DO SWEAR (OR AFFIRM) THAT THE FOREGOING
TAX LIST AND TAX DUPLICATE CONTAIN THE VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING DISTRICT IN WHICH I AM TAX
ASSESSOR, AND THAT SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT ITS TAXABLE VALUE AND I HAVE ALLOWED ONLY SUCH
EXEMPTIONS AND DEDUCTIONS AS ARE PRESCRIBED BY LAW.

ASSESSOR

I DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2020, I HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT WIDE ADJUSTMENT OF
REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH YEAR FOR
EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE COUNTY.

SWORN AND SUBSCRIBED BEFORE ME THIS DAY OF OF 2020. -----
ASSESSOR

TAXING DISTRICT 50 BORO OF UNION BEACH 2020 SPECIAL TAXING DISTRICT SUMMARY

COUNTY 13 MONMOUTH

SPECIAL TAXING DISTRICT	NO. OF ITEMS	LAND VALUE	IMPROVEMENTS	EXEMPTIONS	NET TAXABLE
H73 RATABLES	40	4,278,600	5,394,600	0	9,673,200
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	1	86,000	130,400		216,400
H74 RATABLES	102	11,345,800	12,865,800	0	24,211,600
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H81 RATABLES	12	1,279,100	1,639,200	0	2,918,300
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H82 RATABLES	11	1,431,700	822,400	0	2,254,100
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H83 RATABLES	4	772,600	315,000	0	1,087,600
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H84 RATABLES	2	266,000	32,300	0	298,300
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H85 RATABLES	27	3,947,300	1,100	0	3,948,400
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H86 RATABLES	4	138,400	3,800	0	142,200
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0