

(1)	VALUE OF LAND	440,008,300
(2)	VALUE OF IMPROVEMENTS	566,328,000
(3)	TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR	1006,336,300

(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	1006,887,604
(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	13,028,500
OTHER SCHOOL PROP	
PUBLIC PROP	48,842,900
CHURCH & CHARITABLE PROP	8,353,800
CEMETERY & GRAVEYARD	
OTHER EXEMPT PROP	10,092,200
TOTAL VALUE	80,317,400

(15) APPORTIONMENT OF TAXES

ITEM	AMOUNT	RATE
NET CNTY TX LESS ST AID		
COUNTY LIBRARY TAX		
COUNTY HEALTH TAX		
COUNTY OPEN SPACE		
DISTRICT SCHOOL TAX		
CONSOLIDATED SCHOOL TAX		
REGIONAL SCHOOL TAX		
MUNICIPAL OPEN SPACE		
MUNICIPAL LIBRARY TAX		
LOCAL MUNCP L PURPOSE TAX		
TOTAL TAX LEVY		

(16) REAL PROPERTY CLASSIFICATION SUMMARY

STATE OF NEW JERSEY MONMOUTH COUNTY

I (WE) DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2024, I (WE) HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT-WIDE ADJUSTMENTS 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.

ASSESSOR(S)

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2024 IN THE TAXING DISTRICT OF BORO OF UNION BEACH, COUNTY OF MONMOUTH, NEW JERSEY, AND THAT \$ 1,006,887,604 IS THE NET VALUATION TAXABLE AND \$ IS THE NET VALUATION ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES ARE APPORTIONED.

ATTEST: _____ PRESIDENT
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER

TAX ADMINISTRATOR
COUNTY BOARD OF TAXATION

TAXING DISTRICT 50 BORO OF UNION BEACH			2024 TAX LIST DISTRICT SUMMARY			COUNTY 13 MONMOUTH		10/26/23
CLASSIFICATION	NO. OF PARCELS	LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE	
1 VACANT LAND	139	21,990,600	0	21,990,600		0	21,990,600	
2 RESIDENTIAL	2,106	381,269,100	525,707,500	906,976,600		0	906,976,600	
3A FARM (REGULAR)	0	0	0	0		0	0	
3B FARM (QUALIFIED)	0	0	0	0		0	0	
4A COMMERCIAL	50	14,144,600	11,886,100	26,030,700		0	26,030,700	
4B INDUSTRIAL	4	22,185,200	27,963,200	50,148,400		0	50,148,400	
4C APARTMENT	2	418,800	771,200	1,190,000		0	1,190,000	
CLASS 4 TOTAL	56	36,748,600	40,620,500	77,369,100		0	77,369,100	
RATABLE TOTAL	2,301	440,008,300	566,328,000	1,006,336,300		0	1,006,336,300	
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				551,304		551,304	
6B PETROL REFINRIES	0				0		0	
6C MISCELLANEOUS	0				0		0	
PUBLIC UTIL. TOTAL	1				551,304		551,304	
15A PUBLIC SCHOOL	7	2,267,400	10,761,100	13,028,500		0	13,028,500	
15B OTHER SCHOOL	0	0	0	0		0	0	
15C PUBLIC PROPERTY	164	29,319,100	19,523,800	48,842,900		0	48,842,900	
15D CHARITABLE	9	3,626,700	4,727,100	8,353,800		0	8,353,800	
15E CEMETERY	0	0	0	0		0	0	
15F MISCELLANEOUS	24	3,936,900	6,155,300	10,092,200		0	10,092,200	
EXEMPT TOTAL	204	39,150,100	41,167,300	80,317,400		0	80,317,400	
----- D E D U C T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----		
CLASSIFICATION	NO. OF DEDUCTS	DEDUCTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT
SENIOR CITIZEN	15	3,750	FIRE SUPPRESS	0	0	DWELL ABATE	0	0
DISABLED PERSON	8	2,000	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0
SURVIVING SPOUSE	0	0	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0
VETERAN	97	24,250	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 2024, 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 2024. ----- ASSESSOR

TAXING DISTRICT 50 BORO OF UNION BEACH 2024 SPECIAL TAXING DISTRICT SUMMARY

COUNTY 13 MONMOUTH

SPECIAL TAXING DISTRICT	NO. OF ITEMS	LAND VALUE	IMPROVEMENTS	EXEMPTIONS	NET TAXABLE
H73 RATABLES	32	5,627,600	6,409,800	0	12,037,400
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H74 RATABLES	49	10,116,600	9,672,800	0	19,789,400
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H81 RATABLES	6	1,089,300	1,338,800	0	2,428,100
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H82 RATABLES	5	1,187,000	615,200	0	1,802,200
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H83 RATABLES	2	956,700	135,200	0	1,091,900
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H84 RATABLES	1	212,200	0	0	212,200
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H85 RATABLES	18	4,781,100	0	0	4,781,100
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0
H86 RATABLES	2	198,000	5,100	0	203,100
RAILROAD	0	0	0		0
PUB UTIL	0	0			0
EXEMPTS	0	0	0		0