

TABLE OF AGGREGATES
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF BOROUGH OF OCEANPORT FOR 2026

(1) VALUE OF LAND	1278,850,700
(2) VALUE OF IMPROVEMENTS	985,852,000
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR	2264,702,700
(4) TAX VALUE MACH,IMPLMNT & EQUIPT OF TELEPHONE, PETROLEUM REFINERIES MISCELLANEOUS	
(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	
(5A) DEDUCTIONS ALLOWED (C.73,L.1976)	
NBR VETERANS	82
NBR VETERANS WIDOWS	20
TOTAL	102
NBR SENIOR CITIZENS	10
NBR DISABLED PERSONS	1
NBR SURVIVING SPOUSE	
TOTAL	113
(6) NET VALUATION TAXABLE	2264,702,700
(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	
(11) NET VALUE ON WHICH COUNTY TAXES ARE APPORTIONED	
(12) APPORTIONMENT OF TAXES	
TOTAL CNTY TAX APPRT ADJUSTMENTS	
CNTY EQUAL TBL APPL (+ OR -)	
APPEALS & CORR. (+ OR -)	
NET CNTY TAX APPOR	
LESS EXCESS STATE AID	

STATE OF NEW JERSEY MONMOUTH COUNTY

I (WE) ASSESSOR(S) OF THE TAXING DISTRICT OF BOROUGH OF OCEANPORT 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

I (WE) DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2026, 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.

SWORN AND SUBSCRIBED BEFORE ME
THIS DAY OF OF 2025

ASSESSOR(S)

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	16,315,300
OTHER SCHOOL PROP	
PUBLIC PROP	81,710,600
CHURCH & CHARITABLE PROP	3,136,600
CEMETERY & GRAVEYARD	15,395,000
OTHER EXEMPT PROP	78,444,000
TOTAL VALUE	195,001,500

(14) MISC REVENUE FOR SUPPORT OF BUDGET	
SURPLUS REVENUE APPROPRIATED	
MISC REVENUE ANTICIPATED	
RECEIPT FROM DELINQUENT TAX & LIEN	
TOTAL MISCELLANEOUS REVENUE	

(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 MUNCPL PURPOSE TAX		
TOTAL TAX LEVY		

AUTHORIZED RATE

(16) REAL PROPERTY CLASSIFICATION SUMMARY

ITEMS	TAX VALUE
1. VACANT LAND	82 28,682,300
2. RESIDENTIAL	2,257 2028,513,200
3A. FARM (REGULAR)	1 646,200
3B. FARM (QUALIFIED)	1 9,300
4A. COMMERCIAL	36 194,385,900
4B. INDUSTRIAL	
4C. APARTMENT	5 12,465,800
TOTAL CLASS 4A,4B,4C	206,851,700
TOTAL ALL CLASSES	2264,702,700

CERTIFICATION BY COUNTY BOARD

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2026 IN THE TAXING DISTRICT OF BOROUGH OF OCEANPORT COUNTY OF MONMOUTH, NEW JERSEY, AND THAT \$ 2,264,702,700 IS THE NET VALUATION TAXABLE AND \$ IS THE NET VALUATION ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES ARE APPORTIONED.

ATTEST:

Reine Luttich PRESIDENT
Stephan D. D. D. V. PRESIDENT
Michael V. H. H. COMMISSIONER
Quon A. Malan COMMISSIONER
Carol M. M. M. COMMISSIONER
John A. A. A. COMMISSIONER
Pamela S. S. S. COMMISSIONER

Matthew S. Clark
TAX ADMINISTRATOR
COUNTY BOARD OF TAXATION

TAXING DISTRICT 38 BOROUGH OF OCEANPORT			2026	TAX	LIST	DISTRICT	SUMMARY	COUNTY 13	MONMOUTH	10/28/25
CLASSIFICATION	NO. OF PARCELS	LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE			
1 VACANT LAND	82	28,682,300	0	28,682,300		0	28,682,300			
2 RESIDENTIAL	2,257	1,136,487,300	892,025,900	2,028,513,200		0	2,028,513,200			
3A FARM (REGULAR)	1	452,400	193,800	646,200		0	646,200			
3B FARM (QUALIFIED)	1	9,300	0	9,300		0	9,300			
4A COMMERCIAL	36	109,624,500	84,761,400	194,385,900		0	194,385,900			
4B INDUSTRIAL	0	0	0	0		0	0			
4C APARTMENT	5	3,594,900	8,870,900	12,465,800		0	12,465,800			
CLASS 4 TOTAL	41	113,219,400	93,632,300	206,851,700		0	206,851,700			
RATABLE TOTAL	2,382	1,278,850,700	985,852,000	2,264,702,700		0	2,264,702,700			
5A CLASS 1 RAILROAD	4	0	0	0		0	0			
5B CLASS 2 RAILROAD	0	0	0	0		0	0			
RAILROAD TOTAL	4	0	0	0		0	0			
6A TELEPHONE	1				0					0
6B PETROL REFINRIES	0				0					0
6C MISCELLANEOUS	0				0					0
PUBLIC UTIL. TOTAL	1				0					0
15A PUBLIC SCHOOL	4	8,490,300	7,825,000	16,315,300		0	16,315,300			
15B OTHER SCHOOL	0	0	0	0		0	0			
15C PUBLIC PROPERTY	65	78,121,900	3,588,700	81,710,600		0	81,710,600			
15D CHARITABLE	4	1,759,400	1,377,200	3,136,600		0	3,136,600			
15E CEMETERY	2	9,527,700	5,867,300	15,395,000		0	15,395,000			
15F MISCELLANEOUS	51	38,444,200	39,999,800	78,444,000		0	78,444,000			
EXEMPT TOTAL	126	136,343,500	58,658,000	195,001,500		0	195,001,500			
----- 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	10	2,500	FIRE SUPPRESS	0	0	DWELL ABATE	0	0		
DISABLED PERSON	1	250	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0		
SURVIVING SPOUSE	0	0	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0		
VETERAN	82	20,500	WATER/SEWAGE FAC	0	0	NEW DWEL/CONV EXMT	0	0		
WIDOW OF VETERAN	20	5,000	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		

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ASSESSOR

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