

TABLE OF AGGREGATES
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF LAKE COMO BORO

FOR 2026

(1) VALUE OF LAND	636,141,800
(2) VALUE OF IMPROVEMENTS	265,261,200
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR	901,403,000
(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	17
NBR VETERANS WIDOWS	1
TOTAL	18
NBR SENIOR CITIZENS	4
NBR DISABLED PERSONS	1
NBR SURVIVING SPOUSE	
TOTAL	23
(6) NET VALUATION TAXABLE	901,403,000
(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	

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	
OTHER SCHOOL PROP	3,509,900
PUBLIC PROP	7,637,500
CHURCH & CHARITABLE PROP	1,708,400
CEMETERY & GRAVEYARD	
OTHER EXEMPT PROP	1,683,900
TOTAL VALUE	14,539,700

(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 31	16,788,700
2.	RESIDENTIAL 935	825,551,000
3A.	FARM (REGULAR)	
3B.	FARM (QUALIFIED)	
4A.	COMMERCIAL 46	50,254,700
4B.	INDUSTRIAL 2	2,358,600
4C.	APARTMENT 1	6,450,000
	TOTAL CLASS 4A,4B,4C	59,063,300
	TOTAL ALL CLASSES	901,403,000

STATE OF NEW JERSEY MONMOUTH COUNTY

I (WE) _____ ASSESSOR(S) OF THE
TAXING DISTRICT OF LAKE COMO BORO 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)

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 LAKE COMO BORO, COUNTY OF
MONMOUTH, NEW JERSEY, AND THAT \$ 901,403,000 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

Matthew S. Clark
TAX ADMINISTRATOR
COUNTY BOARD OF TAXATION

TAXING DISTRICT 46 LAKE COMO BORO			2026	TAX	LIST	DISTRICT	SUMMARY	COUNTY 13	MONMOUTH	10/27/25
	CLASSIFICATION	NO. OF PARCELS	LAND VALUE		IMPROVEMENT VALUE		TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE
1	VACANT LAND	31	16,788,700		0		16,788,700		0	16,788,700
2	RESIDENTIAL	935	579,120,200		246,430,800		825,551,000		0	825,551,000
3A	FARM (REGULAR)	0	0		0		0		0	0
3B	FARM (QUALIFIED)	0	0		0		0		0	0
4A	COMMERCIAL	46	35,790,400		14,464,300		50,254,700		0	50,254,700
4B	INDUSTRIAL	2	1,586,500		772,100		2,358,600		0	2,358,600
4C	APARTMENT	1	2,856,000		3,594,000		6,450,000		0	6,450,000
CLASS 4 TOTAL		49	40,232,900		18,830,400		59,063,300		0	59,063,300
RATABLE TOTAL		1,015	636,141,800		265,261,200		901,403,000		0	901,403,000
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	0						0		0
6B	PETROL REFINRIES	0						0		0
6C	MISCELLANEOUS	0						0		0
PUBLIC UTIL. TOTAL		0						0		0
15A	PUBLIC SCHOOL	0	0		0		0		0	0
15B	OTHER SCHOOL	1	1,445,000		2,064,900		3,509,900		0	3,509,900
15C	PUBLIC PROPERTY	12	6,521,000		1,116,500		7,637,500		0	7,637,500
15D	CHARITABLE	1	1,237,600		470,800		1,708,400		0	1,708,400
15E	CEMETERY	0	0		0		0		0	0
15F	MISCELLANEOUS	7	1,389,000		294,900		1,683,900		0	1,683,900
EXEMPT TOTAL		21	10,592,600		3,947,100		14,539,700		0	14,539,700
----- 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	4	1,000	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	17	4,250	WATER/SEWAGE FAC	0		0	NEW DWEL/CONV EXMT	0		0
WIDOW OF VETERAN	1	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

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ASSESSOR

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ASSESSOR