

S1/2 OF LOT 13 & S1/2 OF LOT 14,
TRACT UNR. COMM AT NW COR OF NE1
FT, W 411.69 FT, SOUTH 486.77 FT

AHAMAD REIAD/AHAMAD SEDERIA
718 CANTON ST
ELIZABETH, NJ 07202

2026

32-5S-17-09475-114



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																	
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 110,220 TOTAL MARKET VALUE 110,220 SOH/AGL Deduction 37,601 ASSESSED VALUE 72,619 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 72,619 TOTAL JUST VALUE 110,220 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 95,190																			
DOR CODE 0000 VACANT																																							
MAP NUM MKT AREA 02																																							
NEIGHBORHOOD/LOC 32517.030 1.00/																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
TOTALS																				BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/06/2026 MLU									
EXTRA FEATURES																														BUILDING NOTES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	BUILDING DIMENSIONS																						
																	TOTAL OB/XF			0																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	0000	C	VAC RES	0			0.00	0.00	10.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,220																						
REVIEW DATE 05/06/2026 BY MLU Total Acres: 10.02 Total Land Value: 110,220 Market: 0 Agricultural: 0 Common: 110,220 PRINTED 06/08/2026 BY SYS																																							