

OWNERS NAME & ADDRESS
004888
ELSHANAWANY, HAMED & MARIA
223 PALISADE AVE.
JERSEY CITY, N.J.
07306

OLD PROPERTY ID

NEW PROPERTY ID

DE

100	00706.	5	00003.	010	NEW BLOCK	NEW LOT	QUALIFIER	OLD CARD
104	2	105	106	107	108	109	110	223 PALISADE AVE.
CLASS	1	105	106	107	108	109	110	NUMBER
NRHD	1	105	106	107	108	109	110	SUF DIR
LIVE UNITS	1004	1007	1008	1009	1010	1011	1012	NAME
LAND USE	1004	1007	1008	1009	1010	1011	1012	SUF
ZONING	1004	1007	1008	1009	1010	1011	1012	ADPT. NO.

BLDG 3S-BT-B-4U-H
LAND 25 X116 X25 X120

SALE DATA
08/08/84 \$97,500

LAND 6,600 BLDG 17,800 TOTAL 24,400

SIGNATURE:

LAND DATA & COMPUTATIONS

0	NONE	300	N	Actual Frontage	Effective Frontage	Effective Depth	Actual Unit Price	Depth Factor	Effective Unit Price	Influence Factor	Land Value
LOT											
1 Regular Lot		301	L	026.6	025	118				[]	%
2 Minus Lot		302	L							[]	%
3 Apartment Site											
4 Waterfront		303	L							[]	%
SQUARE FEET											
1 Primary Site		311	S							[]	%
2 Secondary Site											
3 Undeveloped											
4 Residual		312	S							[]	%
5 Waterfront											
ACREAGE											
1 Waterfront		321	A							[]	%
2 Tillable		322	A							[]	%
3 Pasture											
4 Woodland		323	A							[]	%
5 Wetland											
6 Primary Site		324	A							[]	%
7 Secondary Site											
8 Undeveloped		325	A							[]	%
9 Frontlands											
0 Other		326	A							[]	%
0 TOTAL ACRES		330	A								
GROSS											
1 Irregular		335	G								
2 Site Value											
3 Residual		401									
4 Homeite											
5 Minus R.O.W.		402									
SUMMARY OF VALUES											
TOTAL VALUE LAND											
TOTAL VALUE BUILDINGS											
FINAL VALUE											

120	02.13.84	4	2	02	
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332</					

Class - 2 CITY OF JERSEY CITY—PROPERTY RECORD

CARD OF CARDS

BLOCK 706 1/2 LOT 3 PAGE 5-1

ADDRESS 223 Palisade Avenue



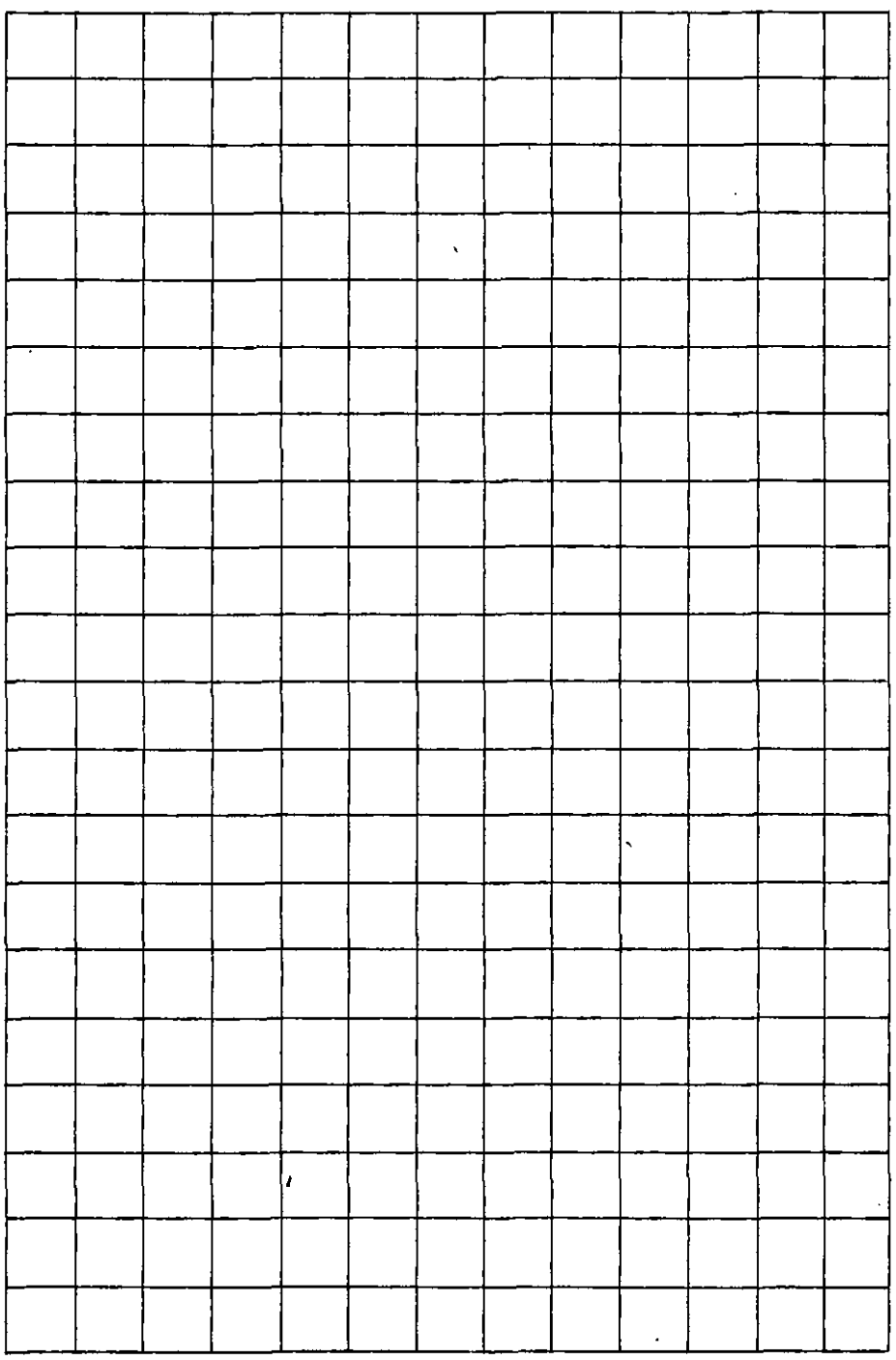
PHOTOGRAPH

RECORD OF OWNERSHIP SALES DATA

Ivan & Anna Surich

DATE CONSIDERATION

PLOT DIAGRAM



LAND VALUE COMPUTATIONS

LOT SIZE OR ACREAGE	UNIT FRONT FOOT PRICE	CORNER INFLUENCE	DEPTH FACTOR	% DEPR.	EFF. FR. FT.	VALUE
25 x 118 avg	120.27		1.072			3,246.45
3 x 100 tri	120.27			70		108.24
1975	360					2770
						9912
TOTAL						2770
APPROX. VALUE						3334.64
NOTES:						
11A immediate & 11A-10						
8-28-1974						
NORMAL COND.						
SPRINK TO OWNER HE SAYS						
NO CHANGE 3 FAM						
K. Fisher						
						1969
						6600
						12,400
						15,700
						1969

10.6 AD 10.6 AD 70 Eff. Age 55

PRINCIPAL BUILDING DESCRIPTION

Observed Physical Condition

Good Normal Fair Poor Actual Age 70 Eff. Age 55

TYPE AND USE

1 Family Dwelling

2 Family Dwelling

3 Family Dwelling

4 to 12 Family

Fam. 4 # Stores

Attchd. Det.

Semi-Attchd.

STORIES AND ROOMS

Stories 1 1 1/2 2 3 4 5

Number of Apartments 4

Number of Rooms

5) FLOORS

Stories 1 2 3 4 5

Wd. Siding

Wd. Comp. Shg.

Stucco on Fr.

Conc. Block

Stucco on Masonry

Brick, Solid

Brick, Veneer

Stone, Solid

Stone, Veneer

3) ROOF

Flat

Hip

Mansard

Roofing: Prepared Roll

Built-up Asphalt on T&G

Wood or Comp. Shingle

Metal

Commercial Slate or Tile

ROOM BREAKDOWN (1 TO 3 FAMS.)

Living Room

Dining Room

Parlor

Bed Room

Kitchen

Baths

Attic

Basement

First Floor

Second Floor

Third Floor

Attic

MONTHLY RENT

DESCRIPTION, REPLACEMENT COST AND APPRAISAL OF ACCESSORY BUILDINGS

Bldg. Class No.

Dimensions

Width

Depth

Height

Foundation

Roof

Walls

Missing Wall

Heat

Light

Pbkg.

Age

Area

Unit Cost

Value

GROUND PLAN SKETCH

14

2-B

2-B

32

22

7-1

5

REPLACEMENT COST

29518

DEPRECIATION AND OBSOLESCENCE

Effective Age Depr.

Observed Physical Cond.

Net Condition

OBSOLESCENCE

Overimprovement

Underimprovement

Functional

Economic

Net Condition

FINAL NET COND.

42%

SUMMARY OF APPRAISED VALUE

Principal Building Value

Accessory Building Value

TOTAL BUILDING VALUE

12397

CITY OF JERSEY CITY, N. J.
DEPARTMENT OF REVENUE AND FINANCE
OWNER *Charles Kurupfa Ant*
800 Prospect Pl. N.J.

BLOCK 706¹/₂ LOT 3 ADDRESS 223 Palisade Ave. OWNER'S ADDRESS 223 Palisade Ave.

TYPE OF BUILDING		3 sty base brick	
SINGLE DWLG.	STORES	LOFT BLDG.	DEPT. STORE
DOUBLE DWLG.	OFFICE BLDG.	FACTORY	CLUB
DUPLEX DWLG.	HOTEL	WAREHOUSE	BANK
TENEMENT	THEATRE	PUBLIC GARAGE	FILLING STA.
CONSTRUCTION			
WOOD	CONC. BLOCK	STEEL & WOOD	REINF. CONC.
BRICK	HOLLOW TILE	STEEL & BRICK	MILL
ARRANGEMENT		WALLS	
No. STORES	PIERS	SHINGLES, WD.	
No. APARTS.	CONC.	SHINGLES, COMP.	
ROOMS	CONC. BL.	SIDING	
BASEMENT	BRICK	STUCCO	
FIRST FLOOR	STONE	FACE BRICK	
SECOND FLOOR	PILING	COM. BRICK	
THIRD FLOOR	BASEMENT OR CELLAR	VEN. BRICK	
FOURTH FLOOR	NONE	STONE	
FIFTH FLOOR	PART	CONC.	
SIXTH FLOOR	FULL	CONC. BLOCK	
SEVENTH FLOOR	FLOOR WOOD	METAL	
ATTIC	NO FLOOR	TERRA COTTA	
NO CELLAR			
STREET		GARAGE	
66'	WIDTH	No. CARS	
40'	PAVG. WDH.	DETACHED	
COB	PAVG. TYPE	BASEMENT	
FLBS	SIDEWALK	BRICK	
18"UP	SEWER	FRAME	
8"	WATER	CONC. BL.	
2nd REBORN		HOLLOW TILE	
		METAL	
		CONC. ROOF	
		DRIVEWAY TYPE	
REMARKS			
3 gas ranges & 2 refrigerators-property of tenants. Richardson Steam Boiler. Rent: basement used as cellar. 1st, 2nd & 3rd fls.-could not obtain.			



YEAR	LAND	IMPROVEMENT	TOTAL	CHANGE IN ASSESSMENT				ADJUSTED TOTAL
				DATE	LAND	IMPROVEMENT	REASON	
1940	3000	3100	6100					1500
1941	3000	3100	6100					
1942	3000	3100	6100					
1943	3000	3100	6100					
1944	3000	3100	6100					
1945	3000	3100	6100					
1946	3000	3100	6100					
1947	3000	3100	6100					
1948	3000	3100	6100					

INSPECTED BY
Michael Herenchak
6/10/38

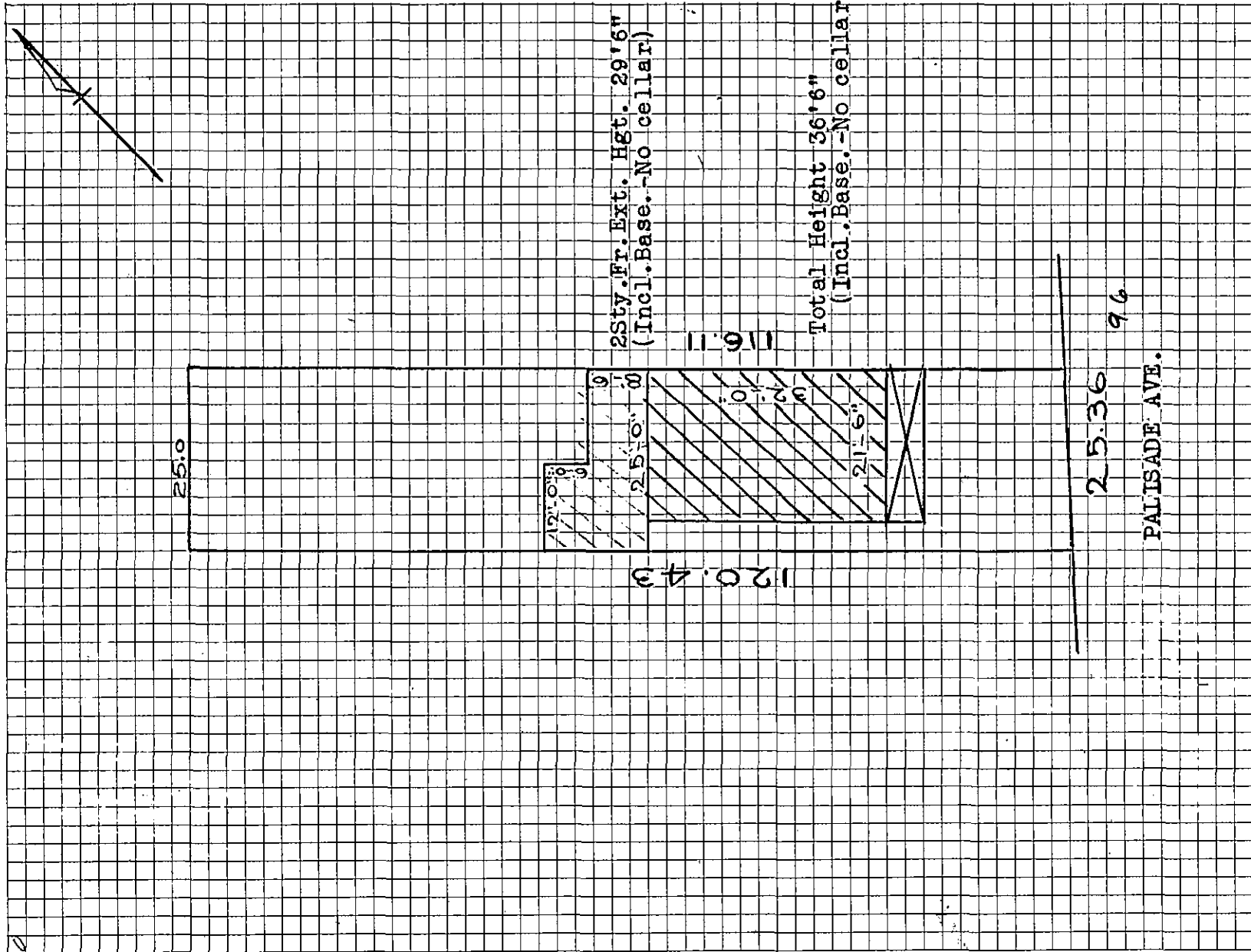
LAND APPRAISED BY

NAME DATE

IMPROVEMENT APPRAISED BY
NAME DATE

NOV 27 1938

REMARKS



Cube:

$$\begin{array}{r} 21.5 \times 32 \times 36.5 \\ 25 \times 8.5 \times 29.5 \\ 12 \times 6 \times 29.5 \end{array}$$

25	112.00	cu.ft.
6	268.75	
2	<u>124.00</u>	
33	504.75	cu.ft.

392

Total

33 504.75 cu. ft.
392

COMPUTATIONS

B 32^d Imp. Val. Br. 25 112 x.32 x.55
451, Fr. 8 393 x.28 x.50

F 284
501₆

\$4 419.71
1 175.02
\$5 594.73

Base	\$96.00	Average Depth 118.27'	(107.2%)
	\$96.00 x 107.2%	x 25.36'	\$2,609.85 Dand Value

(107.2%)
\$2,609.85

706.5

3

Deed

This Deed is made on May 11, 2001
 BETWEEN
WILLEM VAN OOSSANEN
NANCY VAN OOSSANEN, his wife
 whose post office address is
 223 Palisade Avenue, Jersey City, NJ 07307

(Include Soc. Sec. No.)

ORIGINAL

referred to as the Grantor,
 AND
DAVID SCHREIER, single

(Include Soc. Sec. No.)

whose post office address is
 5 Henry Street, Jersey City, NJ 07306

referred to as the Grantee.
 The words "Grantor" and "Grantee" shall mean all Grantors and all Grantees listed above.

1. **Transfer of Ownership.** The Grantor grants and conveys (transfers ownership of) the property (called the "Property") described below to the Grantee. This transfer is made for the sum of **\$224,000.00**
Two Hundred Twenty-Four Thousand Dollars and No Cents
 The Grantor acknowledges receipt of this money.

2. **Tax Map Reference.** (N.J.S.A. 46:15-1.1) Municipality of **Jersey City**
 Block No. **706.5** Lot No. **3** Qualifier No. Account No.
☐ No lot and block or account number is available on the date of this Deed. (Check Box if Applicable.)

3. **Property.** The Property consists of the land and all the buildings and structures on the land in the **City** of **Jersey City**
 County of **Hudson** and State of New Jersey. The legal description is:

☒ Please see attached Legal Description annexed hereto and made a part hereof. (Check Box if Applicable.)

BEING the same premises conveyed to the Grantors herein by Deed from Federal Home Loan Mortgage Corporation, dated April 4, 1994 and recorded on May 9, 1994 in the Hudson County Register's Office in Deed Book 4724 at Page 81.

POSTING DATE: 7/17/01POSTED BY: OKFIELD (S) CHANGED: 1, 41, 42, 43

005683
 RECEIVED
 AND
 RECORDED

3
 A COPY OF THIS DEED HAS
 BEEN SENT TO ASSESSOR'S OFFICE

Prepared by: (print signer's name below signature)

(For Recorder's Use Only)

Alexander L. Locatelli, Esq.

Consideration : \$ 224000.00 Exempt Code: S

County	State	M.P.N.R.F	Total
224.22	559.78	111.00	895.00
fee2	Date: 06/01/2001		

01 JUN - 1 AM 10:03
 RECEIVED
 HUSBON COUNTY
 REGISTER OF DEEDS

BK5811PG236



**SCHEDULE C
DESCRIPTION**

ALL that certain tract, lot and parcel of land lying and being in the City of Jersey City, County of Hudson and State of New Jersey, being more particularly described as follows:

Beginning at a point in the westerly line of Palisade Avenue, distant 125.00 feet northerly from its intersection with the northerly line of Jefferson Avenue and from thence running

- (1) North 41°49' West 100.00 feet to a point; thence
- (2) North 48°16' East 3.03 feet to a point; thence
- (3) North 40°13' West 20.50 feet to a point; thence
- (4) North 49°47' East 26.08 feet to a point; thence
- (5) South 40°13' East 116.00 feet to a point in the westerly line of Palisade Avenue; thence
- (6) South 40° West 26.67 feet to the point and place of beginning.

Note For Information Only:

The land referred to in this Commitment is commonly known as Lot 3, Block 706.5 on the Tax Map, City of Jersey City, in the County of Hudson.

A COPY OF THIS DEED HAS
BEEN SENT TO ASSESSOR'S OFFICE

A COPY OF THIS DEED HAS
BEEN SENT TO ASSESSOR'S OFFICE

The street address of the Property is:
223 Palisade Avenue, Jersey City, New Jersey 07307

4. Promises by Grantor. The Grantor promises that the Grantor has done no act to encumber the Property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the Property (such as by making a mortgage or allowing a judgment to be entered against the Grantor).

5. Signatures. The Grantor signs this Deed as of the date at the top of the first page. (Print name below each signature.)

Witnessed By:


ALEXANDER L. LOCATELLI, ESQ.


WILLEM VAN OOSSANEN


NANCY VAN OOSSANEN

STATE OF NEW JERSEY, COUNTY OF HUDSON
I CERTIFY that on May 11, 2001

SS:

WILLEM VAN OOSSANEN

NANCY VAN OOSSANEN

personally came before me and stated to my satisfaction that this person (or if more than one, each person):

(a) was the maker of this Deed;

(b) executed this Deed as his or her own act; and,

(c) made this Deed for \$ 224,000.00

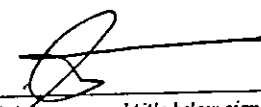
as the full and actual consideration paid or to be paid for the transfer of title. (Such consideration is defined in N.J.S.A. 46:15-5.)

RECORD AND RETURN TO:

Anthony F. Sarsano, Esq.

400 - 38th Street

Union City, New Jersey 07087


(Print name and title below signature)
ALEXANDER L. LOCATELLI, ESQ.
Attorney at Law of New Jersey

706-5003330
RECEIVED

54 MAY - 2 PM 2:56

3 (150)

PHL#345951018

Kenneth C. Chmielewski
HUDSON COUNTY
REGISTER

Prepared by TC Miller
Thomas C. Miller

Record & Return To:

SIGNORILE & SAMINSKI
ATTORNEYS AT LAW
309 BALDWIN AVENUE
JERSEY CITY, NJ 07306

DEED

This Deed is made on April 4th, 1994,

Between **FEDERAL HOME LOAN MORTGAGE CORPORATION**,
a Corporation established by an enactment of the
United States Congress having offices at
1410 Spring Hill Road, McLean, Virginia, 22102
referred to as the Grantor.

And **WILLEM VAN OOSSANEN and NANCY VAN OOSSANEN, husband and wife**

whose post office address is ~~XXXXXX~~ Jersey City, NJ,
referred to as the Grantee. 310 Paterson Plank Rd.

The word "Grantee" shall mean all Grantees listed Above.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property described below to the Grantee. This transfer is made for the sum of Sixty-two thousand five hundred and no/100---(\$62,500.00)---Dollars. The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of Jersey City Block 706.5 Lot Lot 3

Property. The property consists of the land and all the buildings and structures on the land in the City of Jersey City, County of Hudson and State of New Jersey. The Legal Description is:

Beginning at a point in the Westerly line of Palisade Avenue distance 125.00 feet Northerly from its intersection with the Northerly line of Jefferson Avenue and from thence running (1) North 41 degrees 49 minutes West 100.00 feet to a point; thence (2) North 48 degrees 16 minutes East 3.03 feet to a point; thence (3) North 40 degrees 13 minutes West 20.50 feet to a point; thence (4) North 49 degrees 47 minutes East 26.08 feet to a point; thence (5) South 40 degrees 13 minutes East 116.00 feet to a point in the Westerly line of Palisade Avenue; thence (6) South 40 degrees West 26.67 feet to the point and place of Beginning.

Being known and designated as Lot 3 in Block 706.5 on the Official Tax Maps of the City of Jersey City, Hudson County, New Jersey.

Being commonly known as 223 Palisade Avenue, Jersey City, NJ.

Being the same premises conveyed to the Grantor herein by Deed of the Sheriff of Hudson County which deed was recorded on October 20, 1993, in Deed Book 4654 at page 59 in the Office of the Register of Hudson County.

Subject to easements, restrictions and reservations of record, if any.

CONSIDERATION:	00	EXEMPT CODE: E
COUNTY	STATE	R.P.R.F.
.00	.00	.00
TJF	DATE	5/09/1994

SK 4724 PG 081

This Indenture,

5-006-768-73
RECEIVED

3

3/8/96

93 OCT 20 PM 1:38

Kenneth C. Chiusano
HUDSON COUNTY
REGISTER OF DEEDS

Prepared by:

GINA CATALINI

made this 16th day of SEPTEMBER

in the year of our Lord One Thousand Nine Hundred and Ninety-Three

Between EDWARD J. WEBSTER, Sheriff of the County of HUDSON, in the STATE OF

NEW JERSEY, party of the first part

FEDERAL HOME LOAN MORTGAGE CORPORAT
1410 SPRING HILL ROAD
MCLEAN, VA 22102

CONSIDERATION:	100.00	EXEMPT CODE:	FORM
COUNTY	STATE	M.P.N.R.F	TOTAL
.50	1.25	.00	1.75
TJF	DATE- 10/20/1993		

party of the second part, witnesseth.

WHEREAS, on the 7th day of April in the year of our Lord One Thousand Nine Hundred and Ninety-Three a certain Writ of Execution was issued out of the Superior Court of New Jersey, Chancery Division- Hudson County, Docket No. F- 11641-92 directed and delivered to the Sheriff of the said County Hudson and which said Writ is in the words or to the effect following that is to say: THE STATE OF NEW JERSEY to the Sheriff of the County of Hudson, Greeting:

WHEREAS, on the 7th day of APRIL One Thousand Nine Hundred and Ninety- Three by a certain judgment made in our Superior Court of New Jersey, in a certain cause therein pending, wherein the PLAINTIFF is: FEDERAL HOME LOAN MORTGAGE CORPORATION

and the following named parties are the DEFENDANTS:
HAMED ELSHANAWANY, MARIA ELSHANAWANY, his wife, FIRST FIDELITY BANK, N.A., NORTH JERSEY, INTERNATIONAL COLLISION

IT WAS ORDERED AND ADJUDGED that certain mortgaged premises, with the appurtenances in the Complaint, and Amendment to Complaint if any, in the said cause particularly set forth and described, that is to say:

The mortgaged premises are described as set forth upon the

RIDER ANNEXED HERETO AND MADE A PART HEREOF.

BEING KNOWN AS Tax Lot 3 Block 706.5 on the Tax Map of the Township of Jersey City, New Jersey.
COMMONLY KNOWN AS 223 Palisades Avenue, Jersey City, New Jersey

RECORD AND RETURN TO:
WILLIAM M. E. POWERS, JR. CHARTERED
PO BOX 1088
MEDFORD, NJ 08055

BK4654PG059
Fed Home v Elshnanawany

to
to Judge
afore said, this
writ shall be return
WITNESS, the Honorable Paul Levy, Judge of
at Trenton, aforesaid, the 7th
in the year of our Lord One Thousand Nine Hun
/s/ Donald F. Phelan,
Superior Court of N
WILLIAM M.E. POWERS, JR., CHARTERED
Attorneys for Plaintiff
By: /s/
for the Firm
As by the record of said Writ of Execution in the Office of the
Superior Court of New Jersey, at Trenton, in Book F- 93
&c. may be fully appear.
BK 4654 PG 060

A COPY OF THIS DEED
HAS BEEN SENT TO ASSESSOR'S OFFICE

ALL THAT certain land and premises situated in the City of Jersey City,
County of Hudson, State of New Jersey and more particularly described
as follows:

BEGINNING at a point in the Westerly line of Palisade Avenue distant
125.00 feet Northerly from its intersection with the Northerly line of
Jefferson Avenue and from thence running (1) North $41^{\circ} 49'$ West 100.00
feet to a point; thence (2) North $48^{\circ} 16'$ East 3.03 feet to a point;
thence (3) North $40^{\circ} 13'$ West 20.50 feet to a point; thence (4) North
 $49^{\circ} 47'$ East 26.08 feet to a point; thence (5) South $40^{\circ} 13'$ East 116.00
feet to a point in the Westerly line of Palisade Avenue; thence (6) South
 40° West 26.67 feet to the point and place of Beginning.

BEING known and designated as Lot 3 in Block 706.5 on the Official Tax
Maps of the City of Jersey City, Hudson County, New Jersey.

BEING COMMONLY known as 223 Palisades Avenue, Jersey City, NJ

BK 4654 PG 061

ASSESSORS

706 1/2

DEED

3

This Deed is made on **August 8th**, 19 **84**

BETWEEN **IVAN SURICH and KATA SURICH, his wife,**

RECEIVED
97,500.00
RECEIVED
DATE 8-10-84 BY [signature]

whose address is **223 Palisade Avenue, Jersey City, New Jersey,**

referred to as the Grantor.

AND

HAMED ELSHANAWANY and MARIA ELSHANAWANY, his wife,

whose post office address is **101 Ferry Street, Jersey City, New Jersey,**

referred to as the Grantee.

The words "Grantor" and "Grantee" shall mean all Grantors and all Grantees listed above.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property described below to the Grantee. This transfer is made for the sum of **NINETY SEVEN THOUSAND FIVE HUNDRED and 00/100 (\$97,500.00) DOLLARS.**

The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of **City of Jersey City**
Block No. **706 1/2** Lot No. **3** Account No.

☐ No property tax identification number is available on the date of this deed. (Check box if applicable.)

Property. The property consists of the land and all the buildings and structures on the land in the **City** of **Jersey City**
County of **Hudson** and State of New Jersey. The legal description is:

BEGINNING at a point in the Westerly line of Palisade Avenue distant 125 feet Northerly from its intersection with the Northerly line of Jefferson Avenue and from thence running:

- (1) North 41° 49' West 100 feet to a point; thence
- (2) North 48° 16' East 3.03 feet to a point; thence
- (3) North 40° 13' West 20.50 feet to a point; thence
- (4) North 49° 47' East 26.08 feet to a point; thence
- (5) South 40° 13' East 116 feet to a point in the Westerly line of Palisade Avenue; thence
- (6) South 40° West 26.67 feet to the point and place of BEGINNING.

THIS description is in accordance with a survey made by Joseph Slattery, L.S.

BEING commonly known as 223 Palisade Avenue, Jersey City, New Jersey.

BEING the same premises conveyed to Ivan Surich and Anna Surich, his wife, by Deed from John Kornutick and Mary L. Kornutick, his wife, dated September 14, 1954, and recorded on September 15, 1954 in the Register's Office of Hudson County in Deed Book 2603, Page 337&c. Said Anna Surich died on December 15, 1967, a resident of Jersey City, New Jersey, leaving Ivan Surviving Tenant by the Entirety.

Prepared by:
(N.J.S.A. 46:15-13)

(Print signer's name below signature)
TIMOTHY J. HAWKES, ESQ.