

OWNERS NAME & ADDRESS
023016
SULLIVAN, PATRICK & HELEN
813 MONTGOMERY ST.
JERSEY CITY, N.J.
07306

BLDG 2.55-F-D-1U-H
LAND 27.46X140

BLDG 6,400
LAND 10,100
TOTAL 16,500

SIGNATURE:

OLD PROPERTY ID 01829. 00006. A
NEW PROPERTY ID
NEW BLOCK NEW LOT QUALIFIER
813 MONTGOMERY ST.
V. 02/1

NUMBER	DATE	AMOUNT	OPEN CODE	PURPOSE
104	2	105	41	106
107	108	109	110	111
112	113	114	115	116
117	118	119	120	121
122	123	124	125	126
127	128	129	130	131
132	133	134	135	136
137	138	139	140	141
142	143	144	145	146
147	148	149	150	151
152	153	154	155	156
157	158	159	160	161
162	163	164	165	166

NUMBER	DATE	AMOUNT	OPEN CODE	PURPOSE
167	168	169	170	171
172	173	174	175	176
177	178	179	180	181
182	183	184	185	186
187	188	189	190	191
192	193	194	195	196
197	198	199	200	201
202	203	204	205	206
207	208	209	210	211
212	213	214	215	216
217	218	219	220	221
222	223	224	225	226
227	228	229	230	231
232	233	234	235	236
237	238	239	240	241
242	243	244	245	246
247	248	249	250	251
252	253	254	255	256

299 DELETE 300-335 LAND ENTRIES

LAND DATA & COMPUTATIONS

LOT	N	Actual Frontage	Effective Frontage	Effective Depth	Actual Unit Price	Depth Factor	Effective Unit Price	Influence Factor	Land Value
1 Regular Lot	301	1	027.4	027	140				
2 Minus Lot	302	1							
3 Apartment Site	303	1							
4 Waterfront	304	1							

TYPE	SOURCE	VALIDITY
1 = Land	3 = Building	1 = Buyer
2 = Lot & Bldg.	2 = Seller	4 = Other
		0 = Valid
		1 = Invalid

SQUARE FEET	SO. FT.	INFLUENCE FACTORS
1 Primary Site	311	1 Unimproved
2 Secondary Site	312	2 Excessive Front
3 Undeveloped		3 Topography
4 Residential		4 Shape or Size
5 Waterfront		5 Economic

TOPOGRAPHY	UTILITIES	ROADS	TRAFFIC	LANDSCAPE
0 M/A	1 All Public	0 None	0 N/A	1 Interior
1 Level	2 Public Water	1 Dirt	1 Light	2 Typical
2 Low	3 Public Sewer	2 Gravel	2 Medium	3 Superior
3 High	4 Gas	3 Paved	3 Heavy	

ACREAGE	ACRES	Soil Type
1 Waterfront	321	1
2 Tillable	322	2
3 Pasture	323	3
4 Woodland	324	4
5 Wasteland	325	5
6 Primary Site	326	6
7 Secondary Site		7
8 Undeveloped		8
9 Wetlands		9
0 Other		0

QUALITY CONTROL	AUDIT CONTROL CODES	SOURCE (INFCE)
Quality Control Reviewer	1 = Interior Inspection	1 = Owner
Date	2 = Interior Refusal	2 = Relative
	3 = Total Refusal	3 = Tenant

EFF. DATE	REASON	LDRI	AMOUNT
901	01 Gains due to annexation		
902	02 Higher land use, N/C, new plats		
	03 New machinery		
	04 Formerly exempt, now assessed		
	05 Reval increase		

REASON CODES	REASON	LDRI	AMOUNT
06 Shift in class to			
07 Losses by annexation			
08 Machinery removed			
09 Formerly assessed, now exempt			
10 Reval decrease			

DEACTIVATE	VALUE	RSN	DATE	ID
910				
920				
930				
940				
950				
960				
970				
980				
990				

QUALITY CONTROL	AUDIT CONTROL CODES	SOURCE (INFCE)
Quality Control Reviewer	1 = Interior Inspection	1 = Owner
Date	2 = Interior Refusal	2 = Relative
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DEACTIVATE	VALUE	RSN	DATE	ID
910				
920				
930				
940				
950				
960				
970				
980				
990				

QUALITY CONTROL	AUDIT CONTROL CODES	SOURCE (INFCE)
Quality Control Reviewer	1 = Interior Inspection	1 = Owner
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DEACTIVATE	VALUE	RSN	DATE	ID
910				
920				
930				
940				
950				
960				
970				
980				
990				

QUALITY CONTROL	AUDIT CONTROL CODES	SOURCE (INFCE)
Quality Control Reviewer	1 = Interior Inspection	1 = Owner
Date	2 = Interior Refusal	2 = Relative
	3 = Total Refusal	3 = Tenant

MAIN DWELLING

489 <input type="checkbox"/> DELETE 500-599: 601-610									
MAIN DWELLING									
490 <input type="checkbox"/> DELETE 600-699: 701-712									
600 <input type="checkbox"/> DELETE 700-799: 801-812									
800 <input type="checkbox"/> DELETE 800-899: 901-912									
900 <input type="checkbox"/> DELETE 900-999: 1001-1012									
1000 <input type="checkbox"/> DELETE 1000-1099: 1101-1112									
1100 <input type="checkbox"/> DELETE 1100-1199: 1201-1212									
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CARD OF CARDS

ADDRESS

813 MONTGOMERY STREET



SALES DATA

[illegible]

10/56	11,000
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A full-page view of a blank sheet of graph paper. The grid consists of small squares formed by thin black lines. There are 20 columns and 20 rows visible on the page.

LAND VALUE COMPUTATIONS

LOT SIZE OR ACREAGE	UNIT FRONT FOOT PRICE	CORNER INFLUENCE	DEPTH FACTOR	% DEPR.	FR. FT.	VALUE
27.46 x 140	160 320		1.146		31.46	5,094
1975	360				31.46	10068
						11326
TOTAL						

NOTES:

APPRAISED VALUE

LAND

BUILDINGS

TOTAL VALUE

4/10/00

4900

1500

1969

10

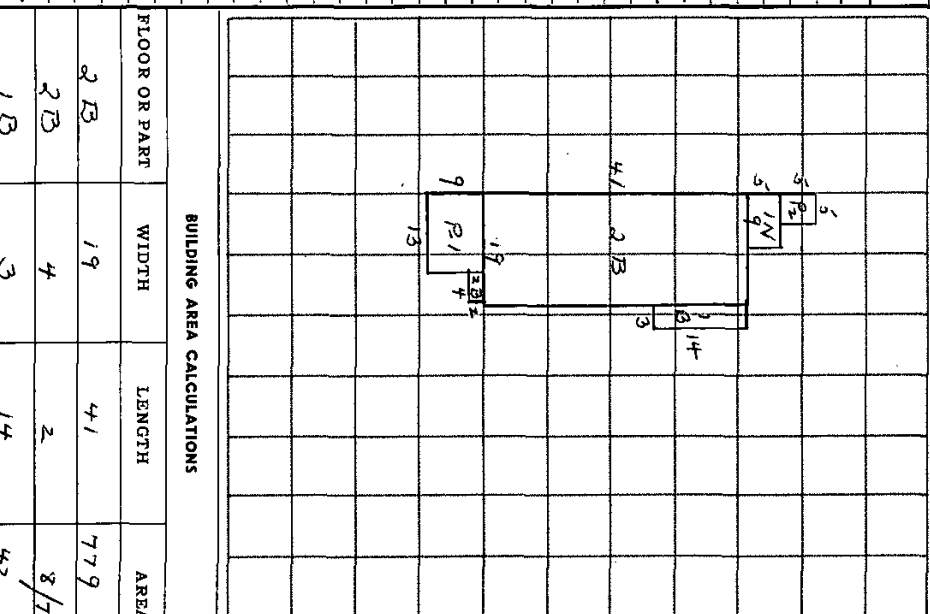
Scorer - Name as Card

11/15/24

Mr. Livingston

PRINCIPAL BUILDING DESCRIPTION

BUILDING CLASS	10.6 A	OBSERVED PHYSICAL CONDITION	Good... Normal... Fair... Poor...	Actual Age	25	Est. Age
TYPE AND USE	4) PORCHES	7) PLUMBING	12) OTHER ITEMS			
1 Family Dwelling	Porch #	1 2 3	None			
2 Family Dwelling	Own Roof	✓	No. Bathrooms (3 Fixt.)	1		
3 Family Dwelling	Main Roof	✓	No. Toilet Rooms (2 Fixt.)	1		
4 to 12 Family	Open Porch	✓	No. Single Fixtures	Built-in Garage		
# Farm. / # Stores	Glazed	✓	No. Stall Showers	Built in Porch		
Attchd. Det.	Enclosed & Finished	✓	Septic Tank	Bant. Gar. #		
Semi-Attchd.	STORIES AND ROOMS	8) LIGHTING	Electricity / No Electricity	DORMERS		
1) FOUNDATION	Stories 1 1 1/2 (2 2 1/2)	9) HEATING	Stove or Unit Heaters	Single Shed Front Rear		
Masonry Wall	Number of Apartments	Hot Air: Pipeless	Hot Air: Gravity	Air Conditioning		
2) EXT. WALL CONSTR.	Number of Rooms 3-3-3	Hot Air: Pipeless	Hot Air: Gravity	# of Tons		
Stories 1 2 3 4 5	FLOORS	Hot Air: Gravity	Hot Air: Gravity	# Floors		
Wd. Siding	Stories 1 2 3 4 5	Hot Air: Gravity	Hot Air: Gravity	NOTES		
Wd. Comp. Shg.	Hardwood	Hot Air: Gravity	Hot Air: Gravity			
Stucco on Fr.	Concrete	Hot Air: Gravity	Hot Air: Gravity			
Conc. Block	Tile Fire: Bath Kitchen	Hot Air: Gravity	Hot Air: Gravity			
Stucco on Mstry	6) INTERIOR FINISH	Hot Air: Gravity	Hot Air: Gravity			
Brick, Solid	Walls Unfn.	Hot Air: Gravity	Hot Air: Gravity			
Brick, Veneer	Plasterboard	Hot Air: Gravity	Hot Air: Gravity			
Stone, Solid	Plaster	Hot Air: Gravity	Hot Air: Gravity			
Stone, Veneer	Doors and Trim:	Hot Air: Gravity	Hot Air: Gravity			
	Softwood / Hardwood	Hot Air: Gravity	Hot Air: Gravity			
3) ROOF	Tile Walls: Kitchen Bath	Hot Air: Gravity	Hot Air: Gravity			
Flat	Fireplace:	Hot Air: Gravity	Hot Air: Gravity			
Hip	Manard	Hot Air: Gravity	Hot Air: Gravity			
	FIXTURES	Hot Air: Gravity	Hot Air: Gravity			
Roofing: Prepared Roll	Baths / Kitchens	Hot Air: Gravity	Hot Air: Gravity			
Build-up Asphalt on T&G	Unfn. Fin. %	Hot Air: Gravity	Hot Air: Gravity			
Wood-as Comp- Shingle	Average	Hot Air: Gravity	Hot Air: Gravity			
Metal	Old	Hot Air: Gravity	Hot Air: Gravity			
Commercial State or Tile		Hot Air: Gravity	Hot Air: Gravity			



BUILDING AREA CALCULATIONS			
FLOOR OR PART	WIDTH	LENGTH	AREA
2 B	19	41	779
2 B	4	2	8/787
1 B	3	14	42
1 N	9	5	45/57/874
2-1	13	9	117
2-2	5	5	25

Bldg. Class	Dimensions	Room-dation	Floor	Roof	Walls	Missing Wall	Heat	Light	Pibg.	Age	Area	Unit Cost
Ident. No.	Width	Depth	Height									
DESCRIPTION, REPLACEMENT COST AND APPRAISAL OF ACCESSORY BUILDINGS												
BASEMENT	Living Room	Dining Room	Dinette	Bed-Room	Kitchen	Bath-Room	Powder Room	Rec. Room	Other	Total Rooms	MONTHLY RENT	
FIRST FLOOR	1			1	1	1				3		
SECOND FLOOR				3	1	1				3		
THIRD FLOOR												
ATTIC										3		

DEPRECIATION AND OBSOLESCENCE			
REPLACEMENT COST	18446		
a. Effective Age Depr.	47%		
b. Observed Physical Cond.	5%		
c. Net Condition	48%		
OBSOLESCENCE			
d. Overimprovement	%		
e. Underimprovement	%		
f. Functional	%		
g. Economic	%		
h. Net Condition	%		
FINAL NET COND.			
SUMMARY OF APPRAISED VALUE			
Principal Building Value	8854		
Accessory Building Value			
TOTAL BUILDING VALUE			

BLOCK	1829	LOT	6 A	ADDRESS	813 Montgomery Street
TYPE OF BUILDING	2 1/2 story				PORCHES

CITY OF JERSEY CITY, N. J.
DEPARTMENT OF REVENUE AND FINANCE

OWNER (~~Helena Somers~~)

Geo Jeffrey
~~D. H. C. Somers~~

DATE BUILT	1890
DATE REMODELED	

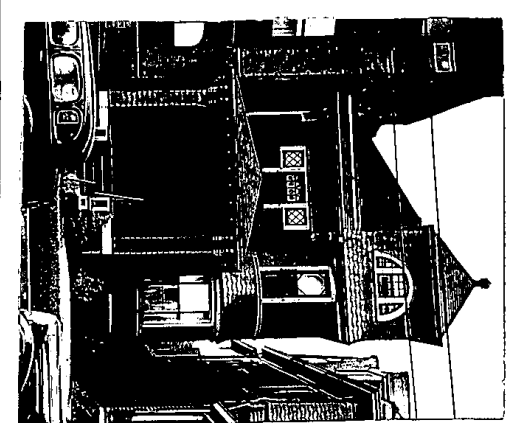
2

TYPE OF BUILDING		28 story		POORCHES		INT. TRIM		PLUMBING		EQUIP. & ACCESS.	
1 SINGLE DWLG.	STORIES	LOFT BLDG.	DEPT. STORE	X OPEN	X ENAMELED	X GAS	X MECH. REFRIG.				
DOUBLE DWLG.	OFFICE BLDG.	FACTORY	CLUB	X CLOSED	X VARNISHED	X NO. TOILETS	X GAS RANGES				
DUPLICATE DWLG.	HOTEL	WAREHOUSE	BANK	X FRAME	METAL	1 BATH ROOMS	X INCINERATOR				
TENEMENT	THEATRE	PUBLIC GARAGE	FILLING STA.	X MASONRY	EXT. TRIM	X TUBS ON LEGS	PASS. ELEVATOR				
CONSTRUCTION				X FRONT		X TUBS ON BASE	AUT. SPRINKLER				
WOOD	CONC. BLOCK	STEEL & WOOD	REINF. CONC.	X REAR		BUILT-IN TUBS	FRT. ELEVATOR				
BRICK	HOLLOW TILE	STEEL & BRICK	MILL	SIDE		WALL LAV.	MAIL CHUTES				
ARRANGEMENT				FLOORS	HEATING	X PED. LAV.	FIRE PLACES				
No. STORES	FOUNDATIONS	WALLS	ROOF	X WOOD BEAMS	STOVES	X SHOWERS	AIR COND.				
1 No. APARTS.	PIERS CONC.	SHINGLES, FR.	FLAT PEAKED	MILL	STEAM	BUILT-IN SHR.	KITCHEN				
ROOMS 8	CONC. BL.	SHINGLES, COMP.	X SIDING	STEEL BEAMS	HOT WATER	GLASS DR. SHR.	COMB. S. & T.				
BASEMENT	X BRICK	STUCCO	ROOFING	REINF. CONC.	VAPOR	X FLUSHOMETER	DRAINBOARD S.				
1 FIRST FLOOR	STONE	FACE BRICK	COMPOSITION	FLOORING	HOT AIR	X LOW DOWN TANK	CABINETS				
2 SECOND FLOOR	PILING	COM. BRICK	SHINGLES, WD.		GAS	X PULL CHAIN	BKST. NOOK				
3 THIRD FLOOR	BASEMENT COLIAT	VEN. BRICK	SHINGLES, COMP.			X TILE FLOOR	DINETTE				
FOURTH FLOOR	NONE	STONE	SLATE			X TILE WALLS	TILE WALLS				
FIFTH FLOOR	PART	CONC.	TILE			ELECT. FIXTURES	GEN. CONDITION				
SIXTH FLOOR	X FULL	CONC. BLOCK	ATTIC	X SINGLE	SEP. HT. WT. BL.	X NO. FURNACES	X GOOD				
SEVENTH FLOOR	X FLOOR CONC	METAL	FINISHED	X HARDWOOD	30 g.t.	X THERMAZZO	FAIR				
1 ATTIC	NO FLOOR	TERRA COTTA	UNFINISHED	CEMENT TILE		X MARBLE	POOR				

STREET		COMPUTATION OF LAND VALUE			GARAGE		COMPUTATION OF IMPROVEMENT VALUE		
4010 ¹	WIDTH				No. CARS				
Cobbie	PAVG. WDH.				DETACHED				
Conc.	PAVG. TYPE				BASEMENT				
Note	SIDEWALK				BRICK				
12"	SEWER				FRAME				
2nd Res	WATER				CONC. BL.				
NEIGHBORHD. TREND	ZONED				HOLLOW TILE				
					METAL				
					CONC. ROOF				
					DRIVEWAY TYPE				

Note: 21"x15"V.P

YEAR	LAND	IMPROVEMENT	TOTAL	CHANGE IN ASSESSMENT					ADJUSTED TOTAL
				DATE	LAND INCREASE	IMPROVEMENT INCREASE	LAND REDUCTION	IMPROVEMENT REDUCTION	
1940	8100	4000	12100			59	3200	4000	4000
1941	8100	4000	12100			57	3200	4000	
1942	8100	4000	12100			57	3200	4000	
1943	8100	4000	12100	CB	3200	4000			
1944	8100	4000	12100	CB	3200	4000			
45	8100	4000	12100	✓	3200	4000			
46	3200	4000	7200	✓	3200	4000			
47	3200	4000	7200	✓	3200	4000			
48	3200	4000	7200	✓	3200	4000			



Inspected by: Leo Mc Coy 8-29-37.
LAND APPRAISED BY

NAME	DATE
IMPROVEMENT APPRAISED BY <i>William Peterson Jr.</i>	<i>Dec 1938</i>
NAME	DATE

REMARKS

Plumbing- 1- Double Soap Stone Wash Tub-

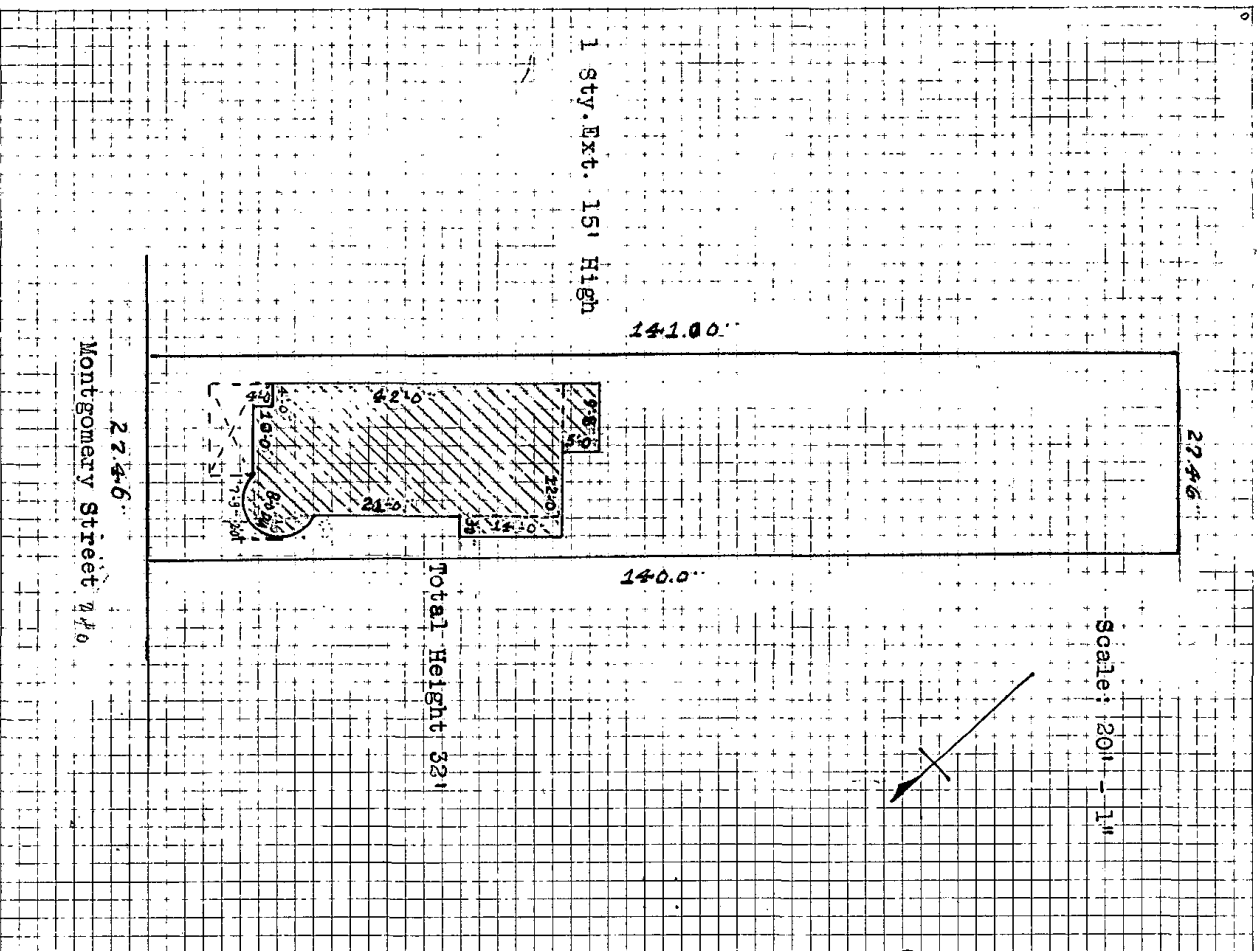
Rentals:-

\$80.00 Per Month-

Cube: 21.67 x 46 x 32
 3 x 14 x 32
 -4 x 4 x 32
 9.67 x 5 x 15
 7.75 x 2 x .667 x 2 x 32
 Total: 34 117.25 cu. ft.

27 1/2 Imp. Val 34,117 x .27 x .55 \$5,066.37

Base \$240.00 Average Depth 140.5' (116.0%)
 \$240.00 x 116.0% x 27.46' \$7,644.86 Land Value



1829

001139

DEED

Prepared by: *[Signature]* (Print signer's name below signature)

FLORENCE HENDERSON

This Deed is made on February 25, 1992

BETWEEN

CHABILALL SEEBARAN and HARRINARINE SINGH

whose address is 813 Montgomery Street, Jersey City, N.J.
referred to as the Grantor,

AND

CHABILALL SEEBARAN

whose post office address is 813 Montgomery Street, Jersey City, N.J.
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 -----
----- (\$1.00) ONE DOLLAR -----
----- The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of Jersey City
Block No. 1829 Lot No. 6A 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 southerly line of Montgomery Street,
distant 151.50 feet westerly from the intersection formed by the
westerly line of Britton Street with the southerly line of Montgomery
Street, running thence;

- (1) N-52 degrees-W and along the southerly line of Montgomery Street a distance of 26.96 feet to a point, thence;
- (2) S-38 degrees-W and parallel to Britton Street a distance of 141.00 feet to a point, thence;
- (3) S-52 degrees-E and parallel to Montgomery Street a distance of 26.96 feet to a point, thence;
- (4) N-38 degrees-E and parallel to Britton Street a distance of 141.00 feet to a point in the southerly line of Montgomery Street, said point being the point or place of BEGINNING.

Said parcel known as Lot 6A in Block 1829 as shown on the Official Assessment Map of the City of Jersey City, Hudson County, N.J., and more commonly known as No. 813 Montgomery Street, Jersey City, N.J.

CONSIDERATION: \$.00	EXEMPT CODE: E	
COUNTY	STATE	N.P.N.R.F	TOTAL
JHW	.00	.00	.00
	DATE-	3/02/1992	

BK4473PG019

1829
001116

DEED

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

JAMES F. RYAN, JR., ESQ.

This Deed is made on February 14, 1991

BETWEEN NANCY B. SULLIVAN, single

Consideration	\$ 170,000.00	R.F.	625.00
Realty Transfer Fee	595.00	Rec.	22.00
Add'l. Fee	30.00		
Add'l. N.C.			
By <u>Sullivan</u> Total \$	625.00	Amt. Rec.	647.00

whose address is 813 Montgomery Street, Jersey City, New Jersey
referred to as the Grantor.

AND CHABILALL SEEBARAN and HARRIMARINE SINGH

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

whose post office address is about to be 813 Montgomery 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 One hundred seventy thousand 00/100 (\$170,000.00) Dollars

The Grantor acknowledges receipt of this money.

Tax Map Reference. (N.J.S.A. 46:15-2.1) Municipality of Jersey City
Block No. 1829 Lot No. 6A 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 southerly line of Montgomery Street, distant 151.50 feet westerly from the intersection formed by the westerly line of Britton Street with the southerly line of Montgomery Street, running thence:

- (1) N-52°-W and along the southerly line of Montgomery Street a distance of 26.96 feet to a point, thence
- (2) S-38°-W and parallel to Britton Street a distance of 141.00 feet to a point, thence
- (3) S-52°-E and parallel to Montgomery Street a distance of 26.96 feet to a point, thence
- (4) N-38°-E and parallel to Britton Street a distance of 141.00 feet to a point in the southerly line of Montgomery Street, said point being the point or place of beginning.

Said parcel known as Lot 6A in Block 1829 as shown on the Official Assessment Map of the City of Jersey City, Hudson County, N.J., and more commonly known as No. 813 Montgomery Street, Jersey City, N.J.

The above description is drawn in accordance with a survey made by P.L. Caulfield dated 1/15/91.

Being the same premises conveyed to Nancy B. Sullivan, single, by deed from Nancy B. Sullivan, executrix of Patrick Sullivan dated 1/14/88 recorded 1/14/88 in book 3881 page 152. The said Nancy B. Sullivan having taken title as devisee and executrix of the LWT of Patrick Sullivan. The said Patrick J. Sullivan and Helen Sullivan, his wife, having originally taken title by deed from Josie Sullivan, single, Nora Sullivan, single and Denis Sullivan, single, dated 8/5/66 recorded 8/5/66 in Book 3001 page 526.

43774281

000571

1829

DEED

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

JAMES F. RYAN, ESQ.

This Deed is made on January 14th, 1988.

BETWEEN NANCY B. SULLIVAN, Executrix of the Estate of
Patrick Sullivan

ASSESSORS COPY

whose address is 813 Montgomery Street, Jersey City, New Jersey
referred to as the Grantor.

AND NANCY B. SULLIVAN, single

whose post office address is 813 Montgomery 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 One (\$1.00) Dollar and other good and valuable consideration.
The Grantor acknowledges receipt of this money.

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

Block No. 1829

Lot No. 6-A

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 on the southerly side of Montgomery Street distant one hundred and fifty-one (151) feet westerly from the southwesterly corner of Britton and Montgomery Streets, thence running (1) southerly on a line parallel with Britton Street one hundred forty-one (141) feet; thence (2) westerly and in a line parallel with Montgomery Street twenty-seven and forty-six hundredths (27.46) feet; thence (3) northerly and on a line parallel with Britton Street one hundred forty (140) feet to the southerly side of Montgomery Street, and thence (4) easterly along the southerly side of Montgomery Street, twenty-seven and forty-six hundredths (27.46) feet to the point or place of Beginning.

BEING the same premises conveyed to PATRICK SULLIVAN and HELEN SULLIVAN, his wife by deed dated August 5, 1966 from JOSIE SULLIVAN (single, never married), NORA SULLIVAN, a/k/a NORAH SULLIVAN (single, never married) and DENIS SULLIVAN (single, never married).

The said HELEN SULLIVAN died on September 27, 1986 and the said PATRICK SULLIVAN died on September 29, 1987, leaving a Last Will and Testament probated in the County of Hudson, Jersey City, New Jersey, which he devised the premises to his daughter, NANCY B. SULLIVAN.

The sole purpose of this deed is to put legal title solely into the name of NANCY B. SULLIVAN, single.

Said premises being known as 813 Montgomery Street, Jersey City, New Jersey.

SUBJECT to any and all restrictions and easements of record; such state of facts as an accurate survey may disclose and zoning ordinance.

Consideration \$
Realty Transfer Fee
Add'l. Fee 14.88
Add'l. N.C.
By James F. Ryan Total \$

R.F.
Rec.
Amt. Rec. 21.00

Doc. Stamp

\$19.80

Assessors 1

This Indenture.

Made the 5th day of August, in the year of our Lord
One Thousand Nine Hundred and Sixty-six.

Between JOSIE SULLIVAN (single, never married), NORA SULLIVAN
(single, never married) and DENIS SULLIVAN (single, never married),
Residing at 813 Montgomery Street

(a/k/a NORAH)

813 Montgomery St.

in the City of Jersey City, County of Hudson
and State of New Jersey, party of the first part;

And PATRICK SULLIVAN and HELEN SULLIVAN, his wife, residing at
761 Montgomery Street,

in the City of Jersey City, County of Hudson
and State of New Jersey, party of the second part;

Hudson County
REGISTER OF DEEDS

RECEIVED
AUG 5 11 47 AM '66

Witnesseth, That the said party of the first part, for and in consideration of ONE (\$1.00)
DOLLAR and other good and valuable consideration,

lawful money of the United States of America, to them in hand well and truly paid by the said
party of the second part, at or before the sealing and delivery of these presents, the receipt whereof is
hereby acknowledged, and the said party of the first part being therewith fully satisfied, contented and
paid, have given, granted, bargained, sold, aliened, released, enfeoffed, conveyed and confirmed and by
these presents do give, grant, bargain, sell, alien, release, enfeoff, convey and confirm unto the said
party of the second part, and to their heirs
and assigns, forever,

All that certain lot,

tract or parcel of land and premises, hereinafter particularly described, situate, lying and being
in the City of Jersey City, County of Hudson
and State of New Jersey, and more particularly described as follows:

BEGINNING at a point on the southerly side of Montgomery Street distant
one hundred and fifty-one (151) feet westerly from the southwesterly
corner of Britton and Montgomery Streets, thence running (1) southerly on
a line parallel with Britton Street one hundred forty-one (141) feet;
thence (2) westerly and in a line parallel with Montgomery Street twenty-
seven and forty-six hundredths (27.46) feet; thence (3) northerly and on
a line parallel with Britton Street one hundred forty (140) feet to the
southerly side of Montgomery Street, and thence (4) easterly along the
southerly side of Montgomery Street twenty-seven and forty-six hundredths
(27.46) feet to the point or place of Beginning.

BEING the same premises conveyed to Josie Sullivan, Nora Sullivan and
Denis Sullivan, as joint tenants, with right of survivorship and not as
tenants in common, from George Jeffrey and Madeline Jeffrey, his wife,
by Deed dated October 15, 1956, and recorded on October 17, 1956, in
Book 2693 of Deeds for Hudson County at page 359.

BEING known as and by street number 813 Montgomery Street, Jersey City,
New Jersey.

SUBJECT to any and all restrictions and easements of record; such state of
facts as an accurate survey may disclose and zoning ordinances.



BRET SCHUHLER
MAYOR
CITY OF JERSEY CITY

DEPARTMENT OF
Housing & Economic Development
Office of The Construction Official
Michael J. Regan, Construction Official
30 Montgomery Street, 4th Floor, Jersey City, N.J. 07302
(201) 547-5055



CERTIFICATE

Date Issued
Control #
Permit # 92-3132

IDENTIFICATION

Block 1829 Lot 6.A
Work Site Location 813 Montgomery Street
Owner in Fee Chabillal Seebaran
Address 813 Montgomery Street
Jersey City, N.J. 07306
Tele. (201) 332-2741
Contractor C. Seebaran
Address 813 Montgomery Street
Jersey City, N.J. 07306
Tele. (201) 332-2741
Lic. No. or Bldg. Reg. No. _____
Federal Emp. No. _____
or Social Security No. _____

☐ CERTIFICATE OF OCCUPANCY

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

☐ CERTIFICATE OF APPROVAL

This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

☐ TEMPORARY CERTIFICATE OF OCCUPANCY/COMPLIANCE

If this is a temporary Certificate of Occupancy or Compliance the following conditions must be met no later than _____, 19____ or the owner will be subject to fine or order to vacate:

Home Warranty No. 2.55-F-D-10-4
Type of Warranty Plan: [] State [] Private
Use Group R-3
Maximum Live Load 40/psf
Construction Classification 1
Maximum Occupancy Load _____
Description of Work/Use:
CONVERSION ONE FAMILY INTO TWO FAMILY AS PER PERMIT.
Cost of Construction: 1400.00

☒ CERTIFICATE OF CONTINUED OCCUPANCY

This serves notice that based on a general inspection of the visible parts of the building there are no imminent hazards and the building is approved for continued occupancy.

☐ CERTIFICATE OF COMPLIANCE

This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until _____.

CONSTRUCTION OFFICIAL

Robert L. ...

John - 5/29/97 - 10A

Fee \$ 100.00
Paid [X] Check No. 1012
Collected by: 19

~~1838-0~~

Call over 1 appears 30 3 bells
Do not

SAMUEL G. SUTPHEN

Licensed Real Estate Broker

753 MONTGOMERY STREET
JERSEY CITY 6, NEW JERSEY
HEnderson 3-2667

September 15, 1969

Miss Margaret Jeffers
Chief Assistant Assessor
City of Jersey City

Dear Miss Jeffers:

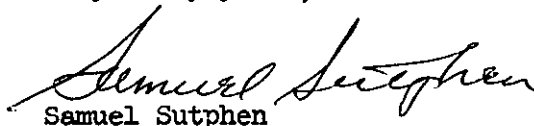
Re: Block 1829 Lot 6A

Location - 813 Montgomery Street

Please be advised that I have inspected the above
property and I am prepared to testify to a value of:-

Land	3,200.00
Building	<u>14,500.00</u>
Total	17,700.00

Very truly yours,

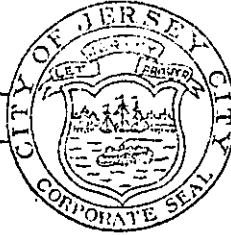

Samuel Sutphen

No change - see report of
August 15, 1967.

DEPARTMENT OF FINANCE
DIVISION OF ASSESSMENTS

174
708

THOMAS J. WHELAN



MAYOR

MARGARET JEFFERS
SUPERVISOR OF ASSESSMENTS
AND COLLECTIONS

CITY HALL
JERSEY CITY, N. J. 07302

Anthony J. Ferrara
~~XXXXXXXXXXXX~~
DIRECTOR

August 18, 1969

Mr. Samuel Sutphen
753 Montgomery St.
Jersey City, N.J.

Block 1829 Lot 6A Location 813 Montgomery St.

Owner: Patrick Sullivan & Helen Sullivan

Attorney:

Dear Sir:

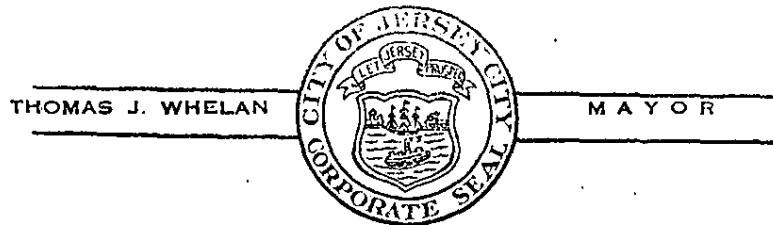
An appeal has been filed for 1969 with the Hudson County Board of Taxation upon the above property and you are hereby assigned to report upon Form # 3 as soon as possible, together with with a letter stating the value to which you are prepared to testify.

A copy of the appeal is attached.

Very truly yours,

Margaret Jeffers
Supervisor of Assessments
and Tax Collections

DEPARTMENT OF FINANCE
DIVISION OF ASSESSMENTS



MARGARET JEFFERS
SUPERVISOR OF ASSESSMENTS
AND COLLECTIONS

CITY HALL
JERSEY CITY, N. J. 07302

LAWRENCE J. CAMISA
DIRECTOR

August 11, 1967

Mr. Samuel Sutphen
753 Montgomery St.
Jersey City, N.J.

Block 1829 Lot 6A Location 813 Montgomery St

Owner: Patrick Sullivan & Helen Sullivan

Attorney:

Dear Sir:

An appeal has been filed for 1967 with the Hudson County Board of Taxation upon the above property and you are hereby assigned to report upon Form # 3 as soon as possible, together with a letter stating the value to which you are prepared to testify.

The following is pertinent data which is alleged in the petition of appeal:

1967 Assessment: Land 3200 Bldg. 4000 Total 7200

Lot Dimensions: 140x27½

Last Sale - Date: August 5, 1966 Amount \$ 17,750.00

REMARKS _____

Very truly yours,

Margaret Jeffers
Margaret Jeffers
Supervisor of Assessments
and Tax Collections

DIVISION OF ASSESSMENTS
CITY OF JERSEY CITY

July 1, 1971

Mr. Samuel Sutphen
753 Montgomery Street
Jersey City, New Jersey

Re: Block 1829 - Lot 6A
813 Montgomery Street
Permit No. 57089

Dear Mr. Sutphen:

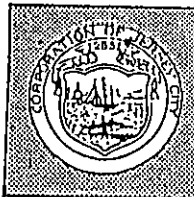
Enclosed is copy of the above building permit. Will you kindly inspect same for added assessment and file a report on Form 6 and 3.

Very truly yours,

Margaret Jeffers
Supervisor of Assessments
and Tax Collections

MJ:ad
Encl.

COPY



CITY OF
JERSEY CITY
CITY HALL • JERSEY CITY, N. J. 07302
(201) 547-5131

DEPARTMENT OF FINANCE
ASSESSMENT DIVISION

Date

5/12/97

RE: BLOCK

1829

LOT

6A

PROPERTY LOCATION

813 Montgomery St

TIME


Mailed for office

Dear Homeowner:

Please be advised that an attempt was made to inspect the above-captioned property.

Please call the Division of Tax Assessment at (201) 547-5084 to arrange for an appointment to have your property inspected.

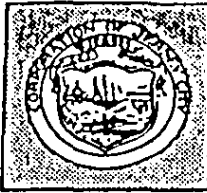
Thank you for your cooperation in this matter.


ROBERT KEMMLER
DEN ANDERSON

This is in ref to Certificate
of Occupancy Dated 3/5/97



5-29-97



CITY OF
JERSEY CITY
CITY HALL • JERSEY CITY, N. J. 07302
(201) 547-5131

OFFICE OF THE TAX ASSESSOR

Date 4-18-02

RE: BLOCK 1829 LOT 6.A
PROPERTY LOCATION 813 Monticoney St
TIME Mailed from the Office

Dear Homeowner:

~~Please be advised that an attempt was made to inspect the above-captioned property.~~

Please call the Division of Tax Assessment at (201) 547-5084 to arrange for an appointment to have your property inspected. 3

Thank you for your cooperation in this matter.

of Units

Ben

BEN ANDERSON

In Ref. to Permit #

Permit Date

20011125

S-3-01

9.303

1829-6A
CMC #636709-6

(Exhibit A)

STATE OF NEW JERSEY

CMC Loan #636709-6
SEEBARAN, CHABILALL & SINGH, HA
813 MONTGOMERY STREET
JERSEY CITY, NJ 07306

B1829
L6A

Date: February 23, 1991

Block: _____ Lot: 802

Tax Collector:

As owner of the property listed above, I (we) hereby authorize you to mail my tax bills in care of Chemical Mortgage Company, P. O. Box 06333, Columbus, Ohio 43206 (Bank Code 1146).

I (We) further authorize that in the event of the Assignment of the mortgage or the establishment of another paying agent, for property taxes, that my tax bills be forwarded to the Assignee or Paying Agent immediately upon notification to the municipality by Chemical Mortgage Company.

Name: CHABILALL SEEBARAN

Owner Chabilall Seebaran
(Signature)

Property Address: 813 MONTGOMERY ST.
JERSEY CITY NJ 07306

Co-Owner Heminarine Singh
(Signature)

☒ Please forward the current tax bill immediately.

☒ Please change your records to show Chemical Mortgage Company,
P. O. Box 06333 Street, Columbus, Ohio 43215 (Bank Code 1146).

(Please include above CMC Loan number on tax bills)

LAD7EXA/Tax



CITY OF
JERSEY CITY
CITY HALL • JERSEY CITY, N. J. 07302
(201) 547- 5131

AA-02

Date: 6-15-02

Block: 1829

Lot: 6.A

Address: 813 Montgomery St

Description of property:

Notice Sent to owner of record on
4-18-02, no response at time of map
work to Bldg under this permit has
been completed and Bldg at present is
occupied.

Cost Est of Work to Bldg is
\$10,000

Inspector: B



6-15-02