

**AFFIDAVIT OF PERFORMANCE**

STATE OF NEW JERSEY)

)ss.

COUNTY OF Hudson )

I, Shimon Klepner, Authorized Signatory of 342 Johnston Equities LLC, hereby certifies that the Plans submitted to the Jersey City Planning Board for the property located at 39 High Street, Jersey City, New Jersey, a/k/a and known as Block 17506, Lot 11, on the Jersey City Tax Maps, are a full and complete representation of the Site Plans and that they shall be completed as submitted.

342 Johnston Equities LLC

Shimon Klepner  
Shimon Klepner, Authorized Signatory

STATE OF FLORIDA  
COUNTY OF MIAMI-DADE

Sworn to before me this 22<sup>nd</sup>  
day of NOVEMBER, 2022

BY SHIMON KLEPNER, WHO PRODUCED DRIVER  
LICENSE AS IDENTIFICATION.

[Signature]  
Notary Public



Michael Kroth  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG917796  
Expires 9/30/2023

**DISCLOSURE STATEMENT PURSUANT TO N.J.S.A. 40:55D-48.1  
342 JOHNSTON EQUITIES LLC**

APPLICANT/OWNER: 342 Johnston Equities LLC  
96 Arlington Avenue  
Jersey City, New Jersey 07305

SUBJECT PROPERTY: 342 Johnston Avenue  
Block 17506, Lot 11  
Jersey City, NJ 07305

<b>HIGH STREET LLC</b>		
<u>NAME</u>	<u>ADDRESS</u>	<u>PERCENTAGE OWNED</u>
Shimon Klepner	96 Arlington Avenue Jersey City, New Jersey 07305	50%
Yoel Teitelbaum	73-28 197th Street Queens, New York 11366	50%

**AFFIDAVIT OF OWNERSHIP**

STATE OF NEW JERSEY)

)ss.

COUNTY OF HUDSON )

I, Shimon Klepner, Authorized Signatory of 342 Johnston Equities LLC, being of full age, being duly sworn according to the law on his oath deposes and says, that I have the authority to act on behalf of the 342 Johnston Equities LLC and that 342 Johnston Equities LLC maintains an office located at 96 Arlington Avenue, City of Jersey City, County of Hudson, State of New Jersey, and that 342 Johnston Equities LLC, is the owner in fee of all that certain lot, piece or parcel of land situated, lying and being in the City of Jersey City aforesaid, and known and designated as:

**342 Johnston Avenue  
Block 17506, Lot 11  
Jersey City, New Jersey**

and on behalf of the owner, authorizes:

**342 Johnston Equities LLC**

to make the annexed application on its behalf and that the statements of fact contained in said application are true to the best of its knowledge and belief.

342 Johnston Equities LLC

STATE OF FLORIDA  
COUNTY OF MIAMI-DADE

*Shimon Klepner*

Shimon Klepner, Authorized Signatory

Sworn to before me this 22<sup>ND</sup>  
day of NOVEMBER, 2022

BY SHIMON KLEPNER, WHO PRODUCES DRIVER LICENSE  
AS IDENTIFICATION.

*[Signature]*

Notary Public



Michael Kroth  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG917796  
Expires 9/30/2023