

**AFFIDAVIT OF OWNERSHIP**

STATE OF NEW JERSEY     )  
  )ss.  
COUNTY OF HUDSON     )


I ONIKAR SINGH, being of full age, being duly sworn according to the law on their oath deposes and says that I am an authorized signatory of Grand York Development LLC, and that Grand York Development LLC, with an address at 101 Hudson Street, Suite 21101, Jersey City, NJ, is the owner in fee of all that certain lot, piece of parcel of land situated, lying and being in the City of Jersey City, aforesaid, known and designated:

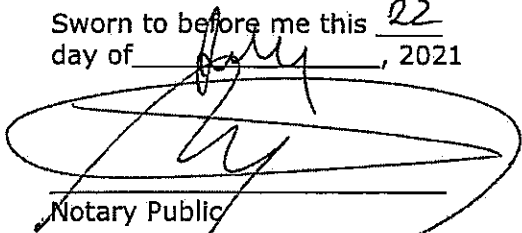
**72 York Street  
Block 14302, Lot 10  
Jersey City, New Jersey**

and that, on behalf of the owner, authorize(s):

**Grand York Developmen, LLC**

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

  
\_\_\_\_\_  
o/b/o Grand York Development LLC


Sworn to before me this 22  
day of July, 2021  
  
\_\_\_\_\_  
Notary Public

**Matthew S. Feinbloom, Esq.**  
Attorney-at-Law  
State of New Jersey

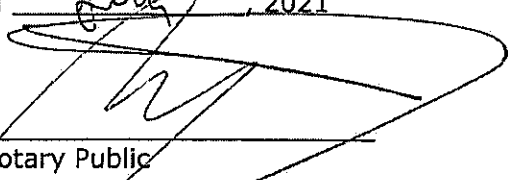
**AFFIDAVIT OF PERFORMANCE**

STATE OF NEW JERSEY     )  
  )ss.  
COUNTY OF HUDSON     )

I ONIKAR SINGH on behalf of Grand York Development LLC hereby certify that the Plans submitted to the Jersey City Planning Board for the property located at 72 York Street, Jersey City, and also known as Block 14302, Lot 10, on the Jersey City Tax Maps, are a full and complete representation of the Site Plans and that they shall be completed as submitted.

  
\_\_\_\_\_  
o/b/o Grand York Development LLC

Sworn to before me this 22  
of July, 2021

  
\_\_\_\_\_  
Notary Public

**Matthew S. Feinbloom, Esq.**  
Attorney-at-Law  
State of New Jersey

**DISCLOSURE STATEMENT PURSUANT TO N.J.S.A. 40:55D-48.1  
Grand York Development LLC**

APPLICANT/OWNER: Grand York Development LLC  
101 Hudson St., Suite 21101  
Jersey City, N.J. 07302

SUBJECT PROPERTY: 72 York Street  
Jersey City, New Jersey 07302  
Block 14302; Lot 10

<b>Grand York Development LLC</b>		
<u>NAME</u>	<u>ADDRESS</u>	<u>PERCENTAGE OWNED</u>
GN Management Inc.	101 Hudson Street, Suite 1702 Jersey City, NJ 07302	75%
Sai Real Estate Services LLC	1 Auer Court 2 <sup>nd</sup> Floor East Brunswick, NJ 08816	15%
Jagtar Singh Benipal	489 Roslyn Road East Williston, NY 11596	10%

<b>GN Management Inc.</b>		
<u>NAME</u>	<u>ADDRESS</u>	<u>PERCENTAGE OWNED</u>
Onkar Sing	222 Duncan Avenue Jersey City, NJ 07306	100%

<b>Sai Real Estate Services LLC</b>		
<u>NAME</u>	<u>ADDRESS</u>	<u>PERCENTAGE OWNED</u>
Ajay Kumar	1 Auer Court 2 <sup>nd</sup> Floor East Brunswick, NJ 08816	50%
Ruchika Chopra	1 Auer Court 2 <sup>nd</sup> Floor East Brunswick, NJ 08816	50%



STEVEN M. FULOP  
MAYOR OF JERSEY CITY

CITY OF JERSEY CITY  
DEPARTMENT OF TAX COLLECTIONS

CITY HALL | 280 GROVE STREET | JERSEY CITY, NJ 07302  
P: 201 547 5124 / 5125



JOANNE SISK CTC  
TAX COLLECTOR

MEMORANDUM

TO:

FROM: Jersey City Tax Collector's Office

DATE: 7-19-21

RE: Written Response

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This memorandum is to certify that real estate taxes on:

Block # 14302, Lot # 10, Qual # \_\_\_\_\_

Property Location: 72 York St.

In the City of Jersey City are as follows:

X Paid thru 2<sup>nd</sup> quarter 20 21

\_\_\_\_\_ Delinquent for \_\_\_\_\_ quarter 20 \_\_\_\_\_

\_\_\_\_\_ Tax Exempt

\_\_\_\_\_ In Lien Status Certificate # \_\_\_\_\_

\_\_\_\_\_ Payroll Tax \_\_\_\_\_ quarter filed 20 \_\_\_\_\_

