



PROPERTY
PEEK

DELUXE REPORT

Courtesy of:

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Property

1431 Route 22
Clinton Township, NJ 08801-3058
Hunterdon County
Block 14 Lot 5 Qualifier Q0075

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- Flood Determination
 - Tidelands Report
 - Property Peek: Deluxe
 - Elevation Certificate
 - Letter of Map Amendment (LOMA)
 - Electronic Letter of Map Amendment (eLOMA)
-

SUMMARY INFORMATION

1431 Route 22
Clinton Township, NJ 08801-3058
Hunterdon County
Block 14 Lot 5 Qualifier Q0075

Current owner:	GANGA LLC
Zoning:	Mixed Use - RESEARCH OFFICE AND MANUFACTURING (ROM-3) 99.766% and 1 other zones
Wetlands:	This property appears to be impacted by a Wetlands Area
Soils:	GkaoC2 - Gladstone gravelly loam, 8 to 15 percent slopes, eroded 39.197% and 5 other types
Sewer Service:	Sewer Service Available: Yes Wastewater Management Planning Agency: Hunterdon County BOCF

FLOOD DETERMINATION

Determining a structure's flood risk has become increasingly important in recent years. A WTG Flood Determination provides a comprehensive analysis of current Flood Insurance Rate Maps along with aerial photography overlays to ensure your flood status is accurate. Representing industry best practices, our insured flood determinations offer reliability and security for individuals and professionals alike.

[Click here to order a Flood Determination from our public website www.myfloodstatus.com.](http://www.myfloodstatus.com)

TIDELANDS REPORT

The State of New Jersey lays claim to all tidally flowed waters within the State. This "claim" is often overlooked and can prove to be costly to remove. A WTG Tidelands Report highlights any potential issues by determining if a property is subject to such a claim and by providing any claim instruments pertaining to a property. Find out if New Jersey has title interest in your land today.

[Click here to order a Tidelands Report from our public website www.myfloodstatus.com.](http://www.myfloodstatus.com)



PROPERTY PEEK REPORT



Property data + Tax Map snippet

Property Location			
1431 ROUTE 22, Annandale 08801-3058 1006 (Clinton Township), Block: 14, Lot: 5, Qualifier: Q0075 (Old Block: 14, Old Lot: 5)			
Property Information		Assessment Data	
Class: Class: 3B - Farm (Qualified)		Total Value: \$17,500.00	
Additional Lots:		Land Value: \$17,500.00	
Bld Description:		Improvement Value: \$0.00	
Land Description: 21.73 AC.		% Improvement: 0.0	
Acreage: 21.73		Special Tax Codes:	
Square Footage: 0		Deductions: Senior() Veteran() Widow() Surv. Spouse() Disabled()	
Zoning: ROM3, Usage:		Exemption: 0	
Year Constructed: 0		Exemption statute:	
Use Code: 0		2016 Rate: 2.534; 2016 Ratio: 96.03%; 2016 Taxes: \$443.45	
# Dwellings: 1		2017 Rate: 2.537; 2017 Ratio: 94.76%; 2017 Taxes: \$443.97	
Census Tract: 110.02		2018 Rate: 2.621; 2018 Ratio: 94.22%; 2018 Taxes: \$458.67	
Current Owner		Sale Data	
GANGA LLC		Date: 10/15/2003	
1160 ROUTE 22 WEST		Price: \$1.00	
Mountainside, NJ 07092-2810		Ratio: 17500.0%	
Previous Owner:		Deed Book: 02079	
		Deed Page: 00812	
Latest Sales Detail			
Recorded: 01/15/2004	Sales Price: \$1.00	Recorded:	Sales Price:
Sales Date: 10/15/2003	Sales Ratio: 1660000.0%	Sales Date:	Sales Ratio:
Deed Book: 02079	Use Code:	Deed Book:	Use Code:
Deed Page: 00812	Not Usable: 25	Deed Page:	Not Usable:
Buyer		Buyer	
GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810			
Seller		Seller	
SINGH CHARITABLE REM UNITRUST, THE 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ			



Tax Map + Aerial

Elevation: 2,400 feet (scale: 1" = 200 feet)





20 Year Tax Assessment History



Subject Property				
1431 ROUTE 22, Annandale 08801-3058				
Year	Property Info	Owner Info	Validation	Sales
2018	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2017	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2016	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2015	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2014	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST Mountainside, NJ 07092-2810	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2013	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2012	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2011	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00
2010	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,500.00 Improvement Value: \$0.00 Total Value: \$17,500.00	Date: 10/15/2003 Price: \$1.00



20 Year Tax Assessment History



Year	Property Info	Owner Info	Validation	Sales
2009	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,000.00 Improvement Value: \$0.00 Total Value: \$17,000.00	Date: 10/15/2003 Price: \$1.00
2008	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,000.00 Improvement Value: \$0.00 Total Value: \$17,000.00	Date: 10/15/2003 Price: \$1.00
2007	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,000.00 Improvement Value: \$0.00 Total Value: \$17,000.00	Date: 10/15/2003 Price: \$1.00
2006	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,000.00 Improvement Value: \$0.00 Total Value: \$17,000.00	Date: 10/15/2003 Price: \$1.00
2005	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$17,000.00 Improvement Value: \$0.00 Total Value: \$17,000.00	Date: 10/15/2003 Price: \$1.00
2004	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE, NJ 07092-	Land Value: \$16,600.00 Improvement Value: \$0.00 Total Value: \$16,600.00	Date: 10/15/2003 Price: \$1.00
2003	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	GANGA LLC 1160 ROUTE 22 WEST MOUNTAINSIDE NJ, -7145	Land Value: \$16,600.00 Improvement Value: \$0.00 Total Value: \$16,600.00	Date: 10/15/2003 Price: \$1.00
2002	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	SINGH CHARITABLE REMAINDER UNITRUST 18 SPRINGDALE LANE Warren, NJ 07059-7145	Land Value: \$16,600.00 Improvement Value: \$0.00 Total Value: \$16,600.00	Date: 12/30/1998 Price: \$1.00
2001	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	SINGH CHARITABLE REMAINDER UNITRUST 18 SPRINGDALE LANE Warren, NJ 07059-7145	Land Value: \$15,700.00 Improvement Value: \$0.00 Total Value: \$15,700.00	Date: 12/30/1998 Price: \$1.00
2000	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	SINGH CHARITABLE REMAINDER UNITRUST 18 SPRINGDALE LANE Warren, NJ 07059-7145	Land Value: \$15,200.00 Improvement Value: \$0.00 Total Value: \$15,200.00	Date: 12/30/1998 Price: \$1.00



20 Year Tax Assessment History

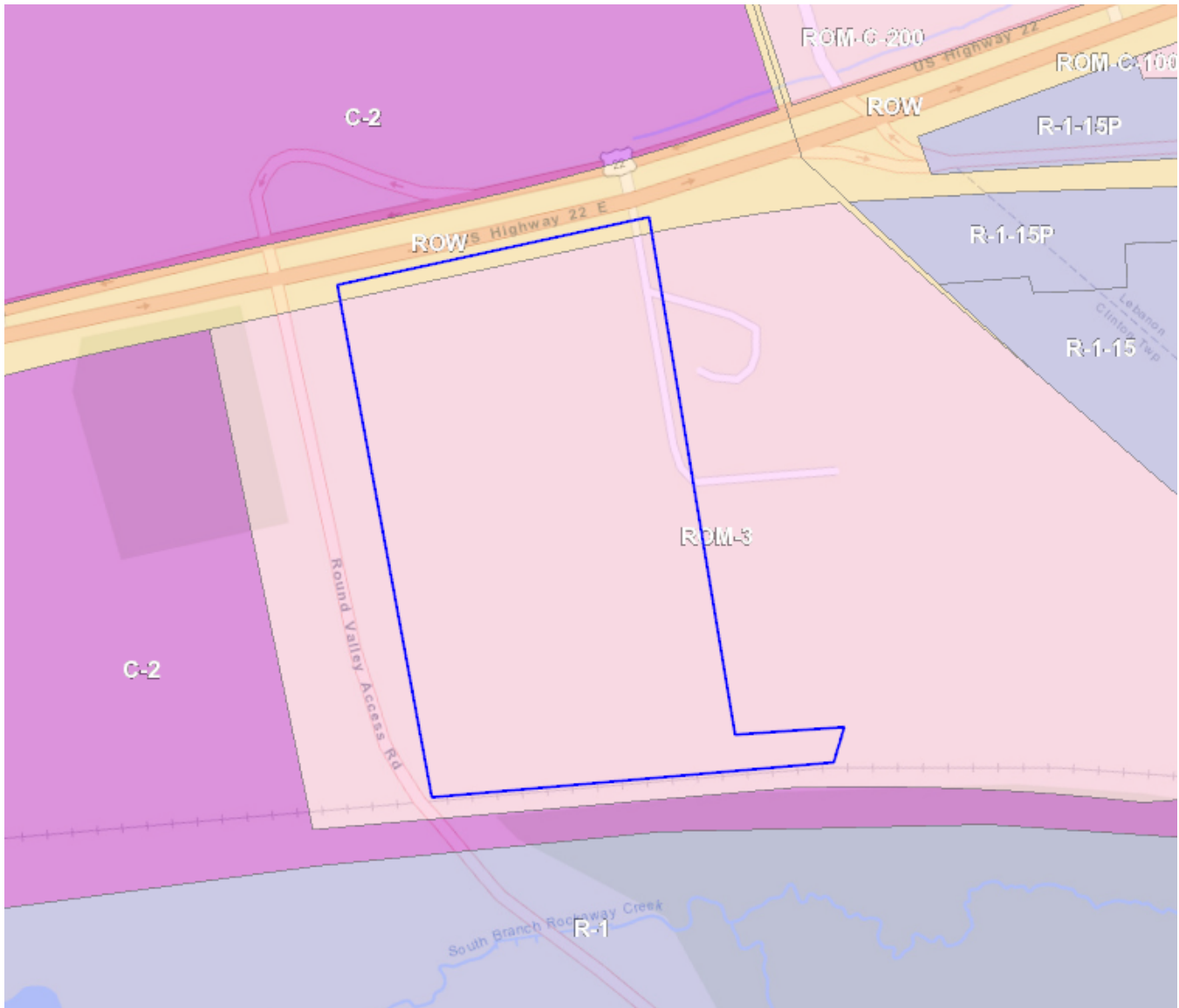


Year	Property Info	Owner Info	Validation	Sales
1999	Block: 14 Lot: 5 Class: Class: 3B - Farm (Qualified) Acreage: 21.73	INDER LLC 340 WEST FIRST AVENUE Roselle, NJ 07203-1001	Land Value: \$15,200.00 Improvement Value: \$0.00 Total Value: \$15,200.00	Date: Price:



Zoning

Elevation: 4,800 feet (scale: 1" = 400 feet)



Mixed Use - RESEARCH OFFICE AND MANUFACTURING (ROM-3) 99.766%
 Other - RIGHT OF WAY (ROW) 0.235%

Legend			
	Agriculture		Industrial
	Mixed Use		Parks / Conservation
	Commercial/Business		Public / Institutional
	Other		Residential
			Transportation
			Water
			Overlay Zone



Aerials: 2015

Elevation: 8,400 feet (scale: 1" = 700 feet)





Aerials: 1974

Elevation: 8,400 feet (scale: 1" = 700 feet)





Aerials: 1930

Elevation: 8,400 feet (scale: 1" = 700 feet)





Topography (20' contours)

Elevation: 7,200 feet (scale: 1" = 600 feet)





Wetlands

Elevation: 3,600 feet (scale: 1" = 300 feet)



Wetlands

Legend

This property appears to be impacted by a Wetlands Area as designated by the State of New Jersey. However, for more information contact Western Technologies Group (908-725-1143). Wetlands on the property:

DWM-DECIDUOUS WOODED WETLANDS Less than 1%



Category One Streams

Elevation: 3,600 feet (scale: 1" = 300 feet)



Legend

300' Buffer sub-divisions



= CAT 1 water



= 0-150' buffer
(most restrictive)

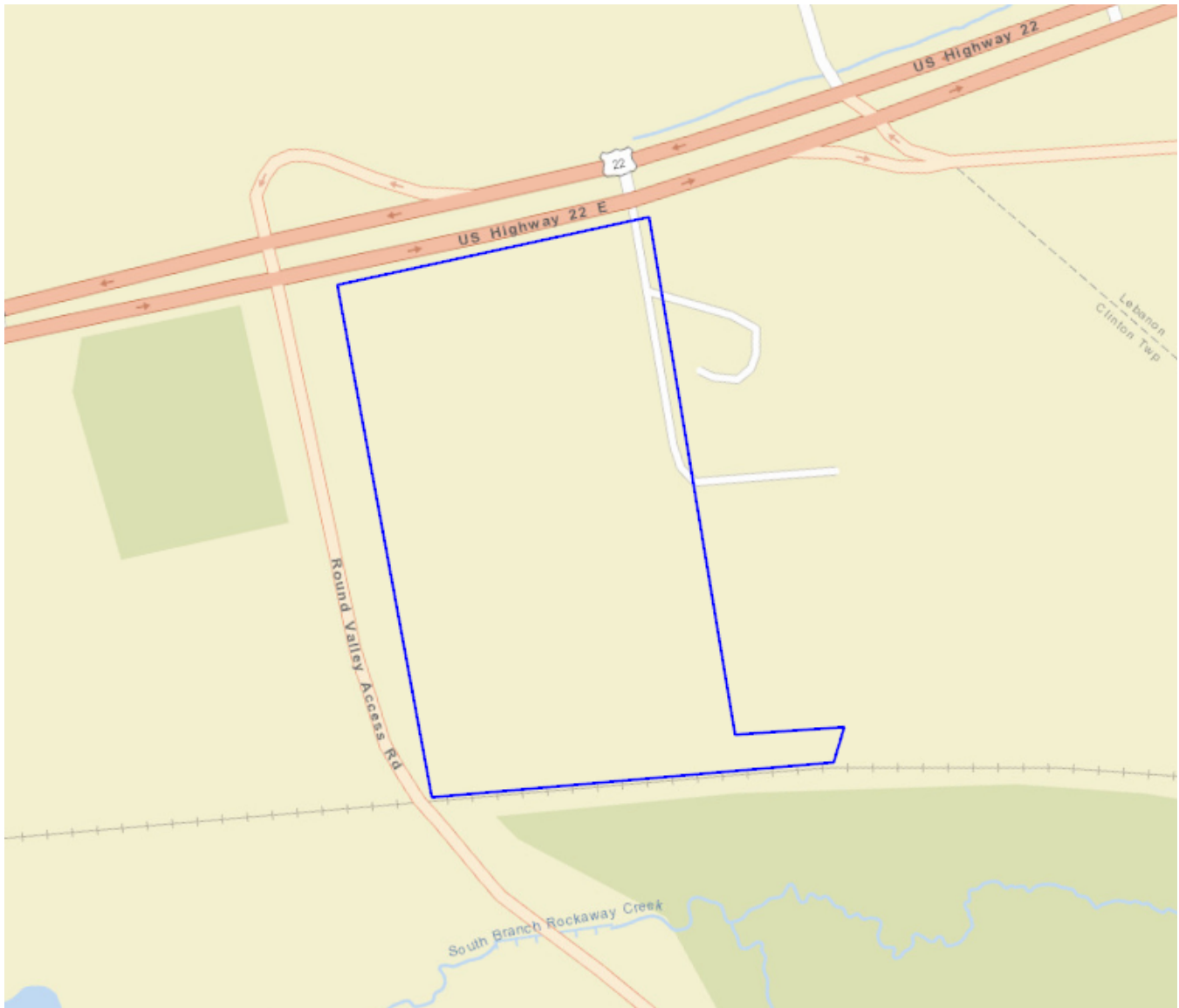


= 151-300' buffer
(less restrictive)



DEP Contaminated Sites

Elevation: 9,600 feet (scale: 1" = 800 feet)

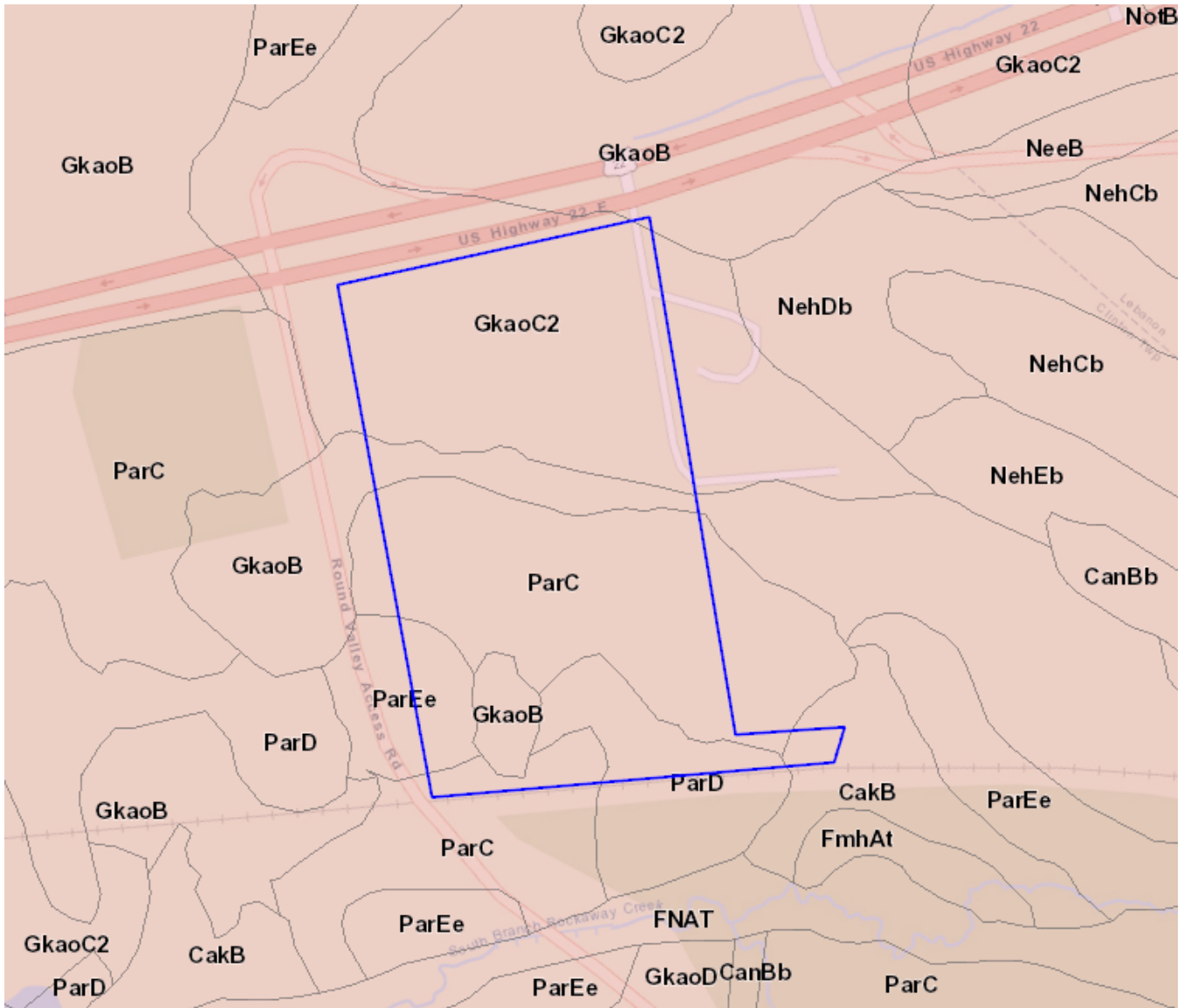


Legend	
	Known Contaminated Site
	Deed Notice Area
	Brownfields
	Groundwater contamination (CKE)
	Brownfield Development Area
	Groundwater contamination (CEA)



Soils

Elevation: 8,400 feet (scale: 1" = 700 feet)



Legend

- GkaoC2 - Gladstone gravelly loam, 8 to 15 percent slopes, eroded 39.197%
- ParC - Parker cobbly loam, 3 to 15 percent slopes 36.986%
- GkaoB - Gladstone gravelly loam, 3 to 8 percent slopes 10.375%
- ParD - Parker cobbly loam, 15 to 25 percent slopes 7.787%
- ParEe - Parker cobbly loam, 18 to 40 percent slopes, extremely stony 4.578%
- CakB - Califon loam, 3 to 8 percent slopes 1.077%



Farmland Preserved + NJ Open Spaces

Elevation: 8,400 feet (scale: 1" = 700 feet)



Legend



= Open Spaces, State



= Open Spaces, County

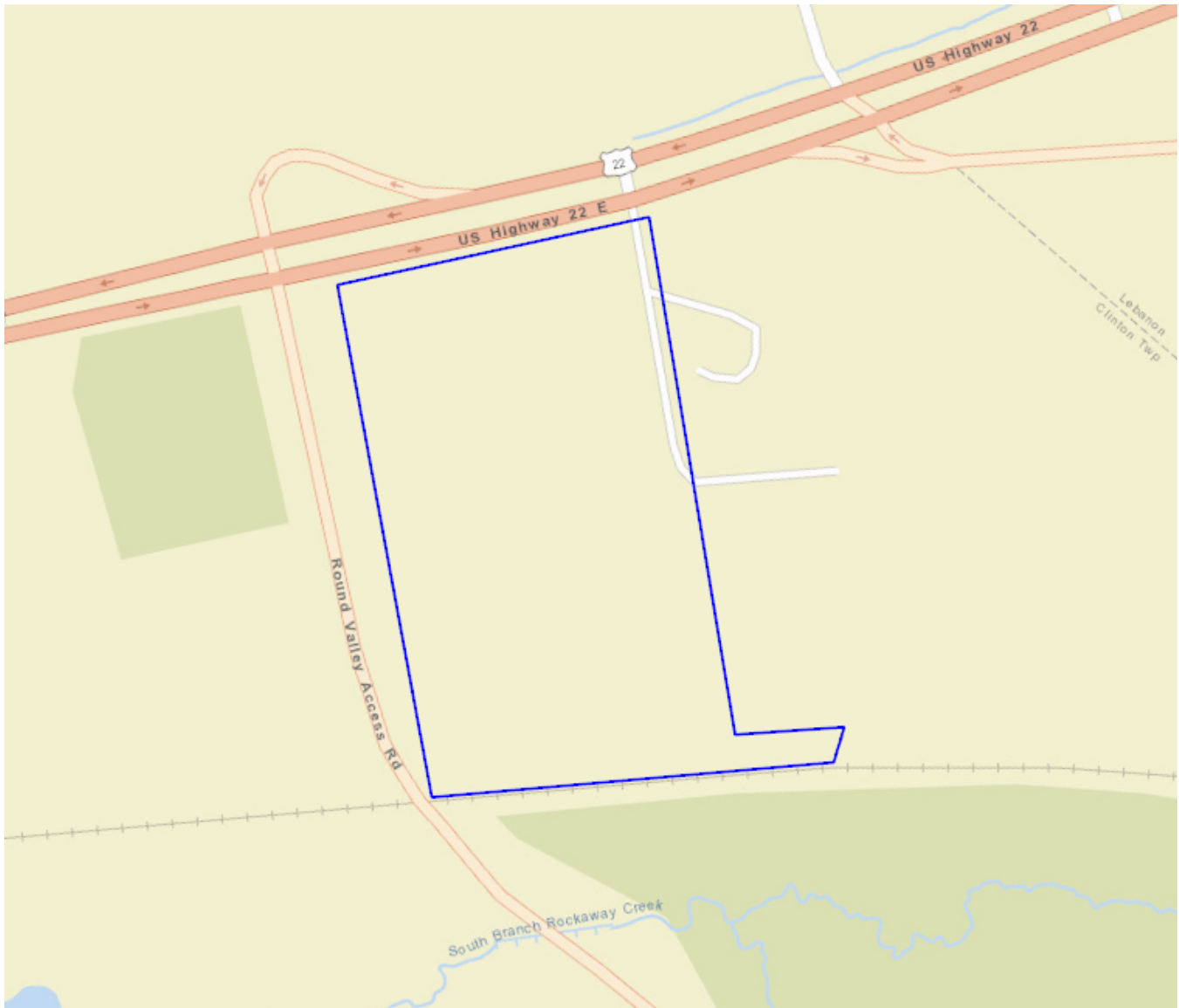


= Preserved Farmland



Pinelands Management Area

Elevation: 8,400 feet (scale: 1" = 700 feet)

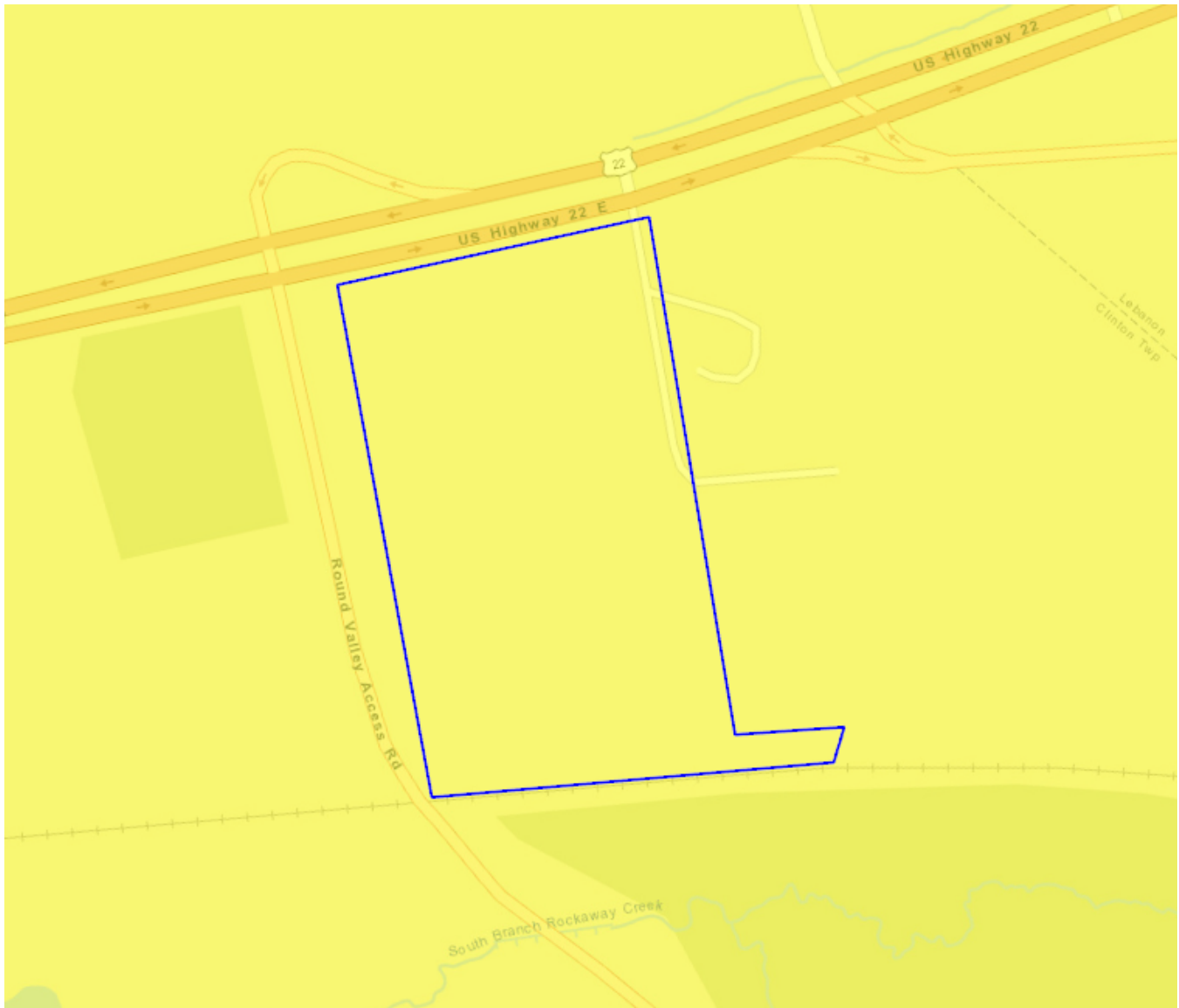


Legend			
	Agricultural Production		Forest Area
	Federal or Military		Pinelands Town
	Pinelands Village		Preservation Area
	Regional Growth Area		Special AG Production Area
	Rural Development Area		



Highlands Designated Areas

Elevation: 8,400 feet (scale: 1" = 700 feet)



Legend



Highland Planning Areas



Highlands Preservations Areas

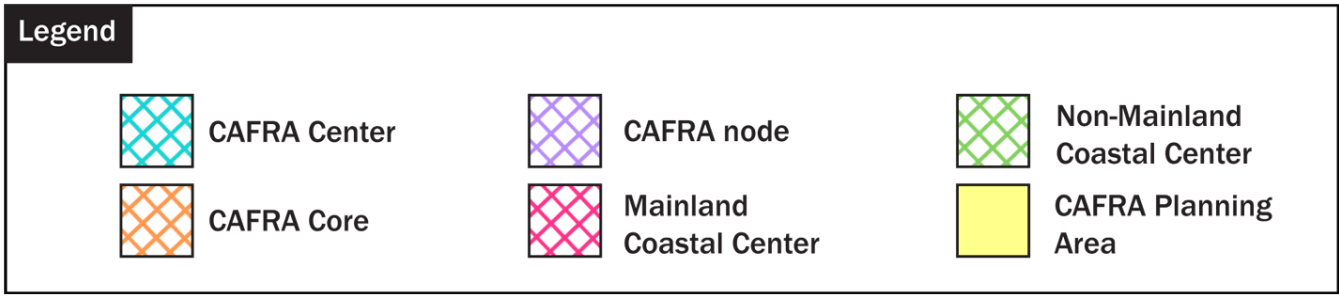
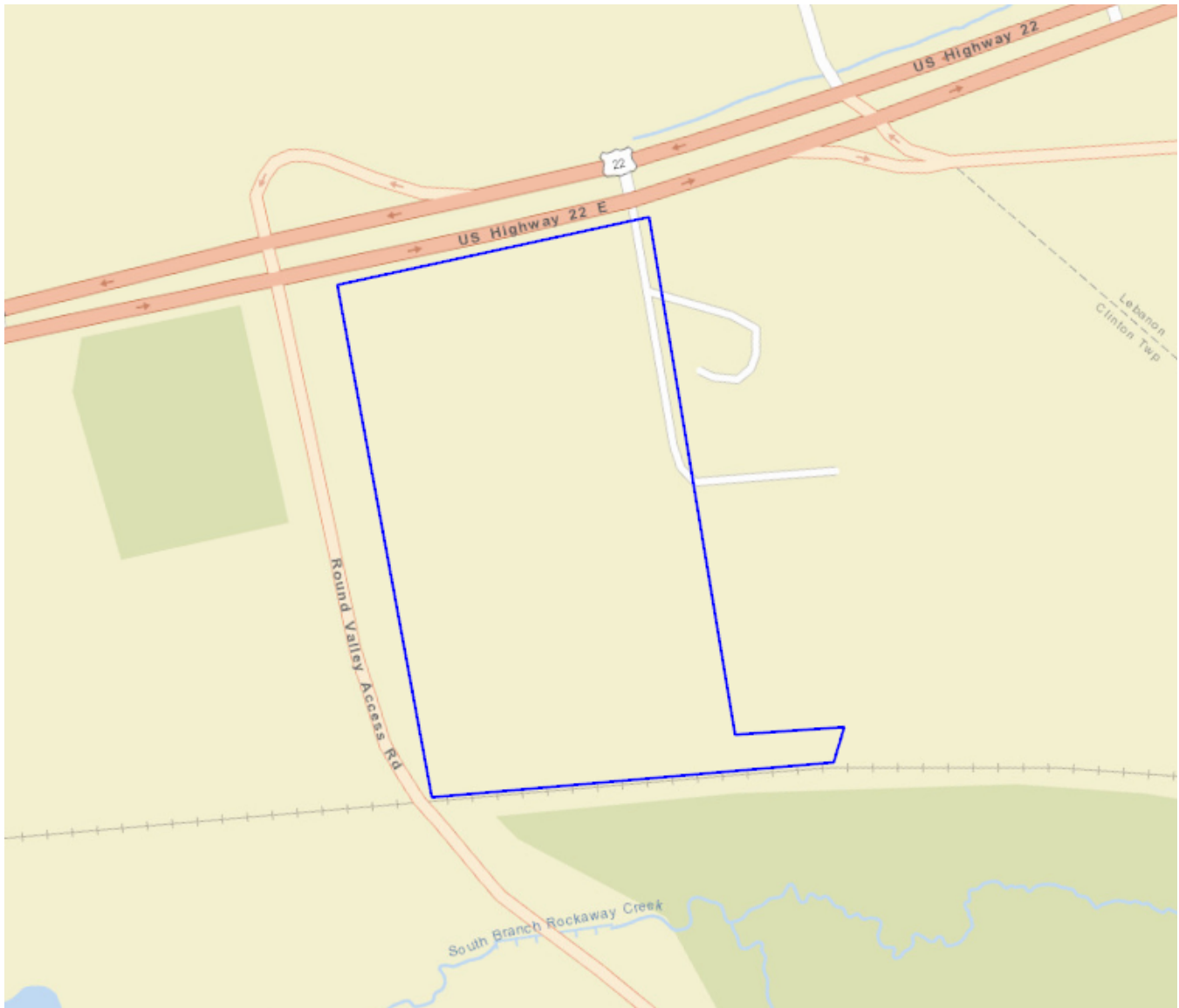


= Highland Centers



CAFRA (Coastal Area Facility Review Act)

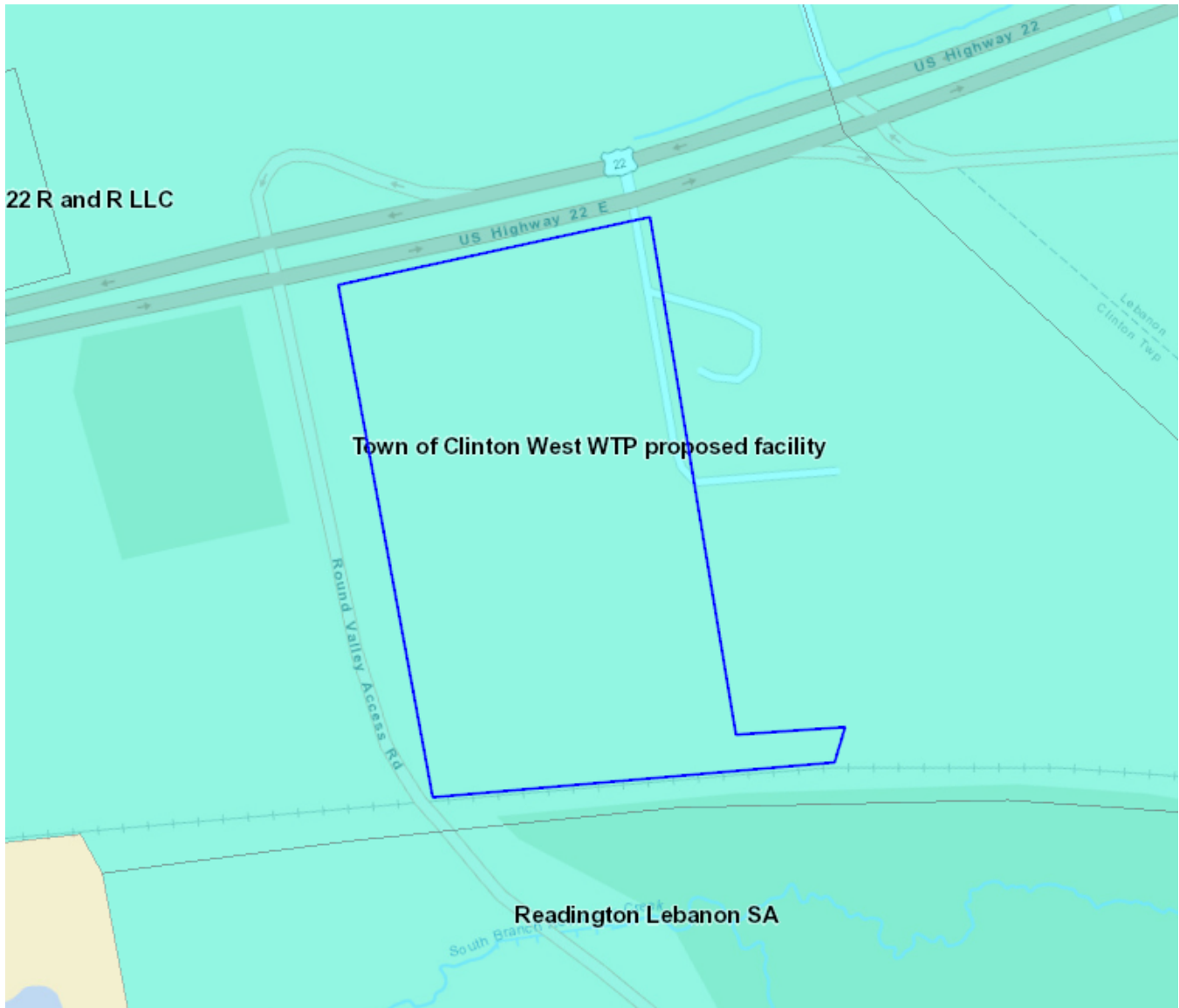
Elevation: 4,800 feet (scale: 1" = 400 feet)





Sewer Services Areas

Elevation: 8,400 feet (scale: 1" = 700 feet)



Sewer Available

Legend		Sewer Service Available: Yes (shaded in light blue).	
Wastewater Treatment Plant	Wastewater Management Planning Agency	Service Discharge Type	NJPDES Permit
Town of Clinton West WTP proposed facility	Hunterdon County BOCF	Discharge to surface water, including surface water limited (discharge to surface water with conditions)	NA