

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

THIS IS NOT A BILL.  
PLEASE SEE REVERSE FOR  
APPEAL INFORMATION.

District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 135 LOT: 1.02 QUAL:

PROPERTY LOCATION: 1 PREMIUM OUTLETS BLVD CLASS: 4A

LAND: 50,274,000 BUILDING: 171,049,000 **2026 ASSESSMENT TOTAL: 219,759,900**

\* TOTAL INCLUDES A SPECIAL EXEMPTION OF -1563100

NET TAXES BILLED FOR 2025 WERE: \$ 3,121,463.30 2025 ASSESSMENT TOTAL: 218,436,900

CPG TINTON FALLS URBAN RENEWAL, LLC  
PO BOX 6120  
INDIANAPOLIS, IN 46206-6120

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 19.05 QUAL:  
PROPERTY LOCATION: 3000-3006 ESSEX ROAD CLASS: 4C  
LAND: 31,900,000 BUILDING: 153,581,600 **2026 ASSESSMENT TOTAL: 185,481,600**

NET TAXES BILLED FOR 2025 WERE: \$ 2,675,732.07 2025 ASSESSMENT TOTAL: 190,481,600

TF CAMPUS LLC C/O ALTUS GROUP  
PO BOX 92129  
SOUTHLAKE, TX 76092

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DATE MAILED: 11/19/25

BLOCK: 155 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 100 AUTUMN DRIVE CLASS: 4C  
LAND: 28,275,000 BUILDING: 31,163,000 **2026 ASSESSMENT TOTAL: 59,438,000**

NET TAXES BILLED FOR 2025 WERE: \$ 847,858.57 2025 ASSESSMENT TOTAL: 59,332,300

AUTUMN DRIVE, LLC  
40 ORIOLE DRIVE  
ROSLYN, NY 11576

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BLOCK: 115 LOT: 5.02 QUAL:  
PROPERTY LOCATION: 750 HOPE ROAD CLASS: 4B  
LAND: 16,740,000 BUILDING: 15,732,200 **2026 ASSESSMENT TOTAL: 32,472,200**

NET TAXES BILLED FOR 2025 WERE: \$ 391,974.70 2025 ASSESSMENT TOTAL: 27,430,000

BT-NEWYO,LLC-REAL ESTATE TAX DEPT.  
55 GLENLAKE PARKWAY, NE  
ATLANTA, GA 30328

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DATE MAILED: 11/19/25

BLOCK: 24 LOT: 5.01 QUAL:  
PROPERTY LOCATION: 864 SHREWSBURY AVENUE CLASS: 4C  
LAND: 4,340,000 BUILDING: 18,181,800 **2026 ASSESSMENT TOTAL: 22,521,800**

NET TAXES BILLED FOR 2025 WERE: \$ 323,871.75 2025 ASSESSMENT TOTAL: 22,459,900

SHP V SHREWSBURY LLC C/O K GARDNER  
3715 NORTHSIDE PKWY #110  
ATLANTA, GA 30327

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BLOCK: 115 LOT: 11.01 QUAL:  
PROPERTY LOCATION: 1470 SHAFTO ROAD CLASS: 4B  
LAND: 4,313,900 BUILDING: 18,703,500 **2026 ASSESSMENT TOTAL: 23,017,400**

NET TAXES BILLED FOR 2025 WERE: \$ 316,559.23 2025 ASSESSMENT TOTAL: 3,512,800

JSM AT 1470 SHAFTO ROAD, LLC  
444 HOES LANE, SUITE 200  
PISCATAWAY, NJ 08854

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BLOCK: 128.03 LOT: 47.01 QUAL:  
PROPERTY LOCATION: 1251 JUMPING BROOK ROAD CLASS: 4B  
LAND: 10,138,600 BUILDING: 19,148,500 **2026 ASSESSMENT TOTAL:** 29,287,100

NET TAXES BILLED FOR 2025 WERE: \$ 304,691.38 2025 ASSESSMENT TOTAL: 21,322,000

W&M TF ASSOCIATES,LLC C/O AMAZON  
PROP. TAX, PO BOX 80416  
SEATTLE, WA 98108-0416

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BLOCK: 25 LOT: 16 QUAL:  
PROPERTY LOCATION: 990 & 1000 SHREWSBURY AVE CLASS: 4A  
LAND: 6,033,200 BUILDING: 10,451,800 **2026 ASSESSMENT TOTAL:** 16,485,000

NET TAXES BILLED FOR 2025 WERE: \$ 241,011.57 2025 ASSESSMENT TOTAL: 13,374,100

PLATINUM PROPERTIES SHREWSBURY, LLC  
99 SEAVIEW BLVD SUITE 100  
PORT WASHINGTON, NY 11050



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BLOCK: 115 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 700 HOPE ROAD CLASS: 4A  
LAND: 2,685,000 BUILDING: 12,703,700 **2026 ASSESSMENT TOTAL: 15,388,700**

NET TAXES BILLED FOR 2025 WERE: \$ 222,353.83 2025 ASSESSMENT TOTAL: 15,560,100

TINTON FALLS LODGING REALTY, LLC  
399 MONMOUTH ST  
EAST WINDSOR, NJ 08520

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BLOCK: 120.02 LOT: 1.03 QUAL:  
PROPERTY LOCATION: 100 TORMEE DRIVE CLASS: 4A  
LAND: 5,220,000 BUILDING: 9,841,700 **2026 ASSESSMENT TOTAL:** 15,061,700

NET TAXES BILLED FOR 2025 WERE: \$ 208,665.44 2025 ASSESSMENT TOTAL: 14,602,200

TORMEE TIC I OWNER, LLC, ETALS  
553 WILLOW AVENUE STE 201  
CEDARHURST, NY 11516

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BLOCK: 123 LOT: 49.04 QUAL:  
PROPERTY LOCATION: 44 PINE STREET CLASS: 4C  
LAND: 3,750,000 BUILDING: 10,708,600 **2026 ASSESSMENT TOTAL: 14,458,600**

NET TAXES BILLED FOR 2025 WERE: \$ 206,097.53 2025 ASSESSMENT TOTAL: 14,422,500

KAPSON TF CORP C/O ALTUS GROUP  
PO BOX 71970  
PHOENIX, AZ 85050

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BLOCK: 25 LOT: 5.01 QUAL:  
PROPERTY LOCATION: 980 SHREWSBURY AVENUE CLASS: 4A  
LAND: 6,108,500 BUILDING: 8,458,600 **2026 ASSESSMENT TOTAL:** 14,329,100  
\* TOTAL INCLUDES A SPECIAL EXEMPTION OF -238000  
NET TAXES BILLED FOR 2025 WERE: \$ 203,893.04 2025 ASSESSMENT TOTAL: 14,139,600

BRIXMOR TINTON FALLS, LLC  
200 RIDGE PIKE, SUITE 100  
CONSHOHOCKEN, PA 19428

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BLOCK: 123 LOT: 51.02 QUAL:  
PROPERTY LOCATION: 4057-4059 ASBURY AVENUE CLASS: 4A  
LAND: 5,366,100 BUILDING: 9,250,300 **2026 ASSESSMENT TOTAL:** 14,616,400

NET TAXES BILLED FOR 2025 WERE: \$ 200,990.28 2025 ASSESSMENT TOTAL: 14,065,100

ATTVAL, I LLC PALUMBO, A & V  
5 BRYAN COURT  
OCEAN, NJ 07712

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BLOCK: 145 LOT: 26.01 QUAL:  
PROPERTY LOCATION: 3230 SHAFTO ROAD CLASS: 4B  
LAND: 7,651,300 BUILDING: 7,541,100 **2026 ASSESSMENT TOTAL:** 15,192,400

NET TAXES BILLED FOR 2025 WERE: \$ 195,960.20 2025 ASSESSMENT TOTAL: 13,713,100

3230 SHAFTO PROPERTY, LLC  
3230A SHAFTO ROAD  
TINTON FALLS, NJ 07753

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BLOCK: 115 LOT: 14.02 QUAL:  
PROPERTY LOCATION: 5030 SHAFTO ROAD CLASS: 4B  
LAND: 3,492,000 BUILDING: 11,549,600 **2026 ASSESSMENT TOTAL: 15,041,600**

NET TAXES BILLED FOR 2025 WERE: \$ 187,633.41 2025 ASSESSMENT TOTAL: 13,130,400

5030 SHAFTO, LLC  
PO BOX 290109  
BROOKLYN, NY 11229

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BLOCK: 15.01 LOT: 6 QUAL:  
PROPERTY LOCATION: 197 HANCE AVENUE CLASS: 4A  
LAND: 3,344,300 BUILDING: 9,325,700 **2026 ASSESSMENT TOTAL:** 12,670,000

NET TAXES BILLED FOR 2025 WERE: \$ 182,986.92 2025 ASSESSMENT TOTAL: 12,689,800

BLUE RIDGE PROPERTIES, LLC  
PO BOX 7385  
SHREWSBURY, NJ 07702



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BLOCK: 124.63 LOT: 30.01 QUAL:  
PROPERTY LOCATION: 1530 WEST PARK AVENUE CLASS: 4C  
LAND: 1,450,000 BUILDING: 10,457,500 **2026 ASSESSMENT TOTAL:** 11,907,500

NET TAXES BILLED FOR 2025 WERE: \$ 169,645.17 2025 ASSESSMENT TOTAL: 11,871,600

SHI-IV TINTON FALLS, LLC  
1530 WEST PARK AVENUE  
TINTON FALLS, NJ 07712

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BLOCK: 120 LOT: 37.05 QUAL:  
PROPERTY LOCATION: 99 TORMEE DRIVE CLASS: 4A  
LAND: 11,567,300 BUILDING: 379,200 **2026 ASSESSMENT TOTAL:** 11,946,500

NET TAXES BILLED FOR 2025 WERE: \$ 167,578.83 2025 ASSESSMENT TOTAL: 11,727,000

ZONGYI SOLAR AMERICA COMPANY, LTD.  
99 TORMEE DRIVE  
TINTON FALLS, NJ 07712

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BLOCK: 25 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 950 SHREWSBURY AVENUE CLASS: 4A  
LAND: 4,066,000 BUILDING: 7,468,400 **2026 ASSESSMENT TOTAL:** 11,534,400

NET TAXES BILLED FOR 2025 WERE: \$ 153,297.57 2025 ASSESSMENT TOTAL: 10,630,900

STORAGE EQUITIES, INC.  
DEPT PT-NJ 20211  
PO BOX 25025 GLENDALE,CA 91201-5025

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BLOCK: 128.03 LOT: 1.11 QUAL:  
PROPERTY LOCATION: 369 ESSEX ROAD CLASS: 4B  
LAND: 3,603,100 BUILDING: 7,326,400 **2026 ASSESSMENT TOTAL:** 10,929,500

NET TAXES BILLED FOR 2025 WERE: \$ 147,294.18 2025 ASSESSMENT TOTAL: 10,307,500

369 ESSEX RD, LLC  
500 DIVISION STREET  
PERTH AMBOY, NJ 08861

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BLOCK: 15.01 LOT: 16.03 QUAL:  
PROPERTY LOCATION: 106 APPLE STREET CLASS: 4A  
LAND: 3,959,600 BUILDING: 6,628,400 **2026 ASSESSMENT TOTAL: 10,588,000**

NET TAXES BILLED FOR 2025 WERE: \$ 144,200.00 2025 ASSESSMENT TOTAL: 10,000,000

APPLE STREET HOLDINGS, LLC  
PO BOX 50182  
BROOKLYN, NY 11205

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BLOCK: 114.01 LOT: 18.01 QUAL:  
PROPERTY LOCATION: 90 PARK ROAD CLASS: 4A  
LAND: 1,440,000 BUILDING: 7,230,500 **2026 ASSESSMENT TOTAL: 8,670,500**

NET TAXES BILLED FOR 2025 WERE: \$ 137,952.80 2025 ASSESSMENT TOTAL: 9,653,800

GRAND CENTRAL PROP TF HOSPITALITY  
90 PARK ROAD  
TINTON FALLS, NJ 07724

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BLOCK: 128.03 LOT: 1.09 QUAL:  
PROPERTY LOCATION: 301 ESSEX ROAD CLASS: 4B  
LAND: 2,477,500 BUILDING: 8,998,000 **2026 ASSESSMENT TOTAL:** 11,475,500

NET TAXES BILLED FOR 2025 WERE: \$ 135,573.52 2025 ASSESSMENT TOTAL: 9,487,300

J&C PROPERTY HOLDINGS, LLC  
301 ESSEX ROAD  
TINTON FALLS, NJ 07753

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BLOCK: 114.01 LOT: 29 QUAL:  
PROPERTY LOCATION: 100 PARK ROAD CLASS: 4B  
LAND: 6,270,000 BUILDING: 4,872,500 **2026 ASSESSMENT TOTAL: 11,142,500**

NET TAXES BILLED FOR 2025 WERE: \$ 134,853.30 2025 ASSESSMENT TOTAL: 9,436,900

AMERICAN BUILDERS & CONTRACTORS SUP  
1 A.B.C. PARKWAY  
BELOIT, WI 53511



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BLOCK: 115 LOT: 7.01 QUAL:  
PROPERTY LOCATION: 2 CENTRE PLAZA CLASS: 4C  
LAND: 1,500,000 BUILDING: 7,871,500 **2026 ASSESSMENT TOTAL: 9,371,500**

NET TAXES BILLED FOR 2025 WERE: \$ 133,538.62 2025 ASSESSMENT TOTAL: 9,344,900

STAVOLA REALTY COMPANY/BLDG B  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724

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BLOCK: 109.03 LOT: 1 QUAL:  
PROPERTY LOCATION: 1850 WAYSIDE ROAD CLASS: 4B  
LAND: 2,275,000 BUILDING: 8,488,100 **2026 ASSESSMENT TOTAL:** 10,763,100

NET TAXES BILLED FOR 2025 WERE: \$ 133,114.22 2025 ASSESSMENT TOTAL: 910,000

STAVOLA REALTY COMPANY/BLDG B  
620 TINTON AVE SUITE 200  
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BLOCK: 15.03 LOT: 16.05 QUAL:  
PROPERTY LOCATION: 1 HARTFORD DRIVE CLASS: 4C  
LAND: 2,100,000 BUILDING: 6,668,000 **2026 ASSESSMENT TOTAL: 8,768,000**

NET TAXES BILLED FOR 2025 WERE: \$ 126,108.66 2025 ASSESSMENT TOTAL: 8,745,400

HCRI NY-NJ PROPERTIES LLC  
4500 DORR STREET  
TOLEDO, OH 43615

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BLOCK: 21 LOT: 10.02 QUAL:  
PROPERTY LOCATION: 788 SHREWSBURY AVENUE CLASS: 4A  
LAND: 2,262,000 BUILDING: 6,613,000 **2026 ASSESSMENT TOTAL:** 8,875,000

NET TAXES BILLED FOR 2025 WERE: \$ 123,579.40 2025 ASSESSMENT TOTAL: 8,570,000

QUAKERBRIDGE VENTURES, LLC -BLDG 1  
788 SHREWSBURY AVE, #105  
TINTON FALLS, NJ 07724

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BLOCK: 18.02 LOT: 1.02 QUAL:  
PROPERTY LOCATION: 700 SHREWSBURY AVENUE CLASS: 4A  
LAND: 4,079,100 BUILDING: 3,925,400 **2026 ASSESSMENT TOTAL:** 8,004,500

NET TAXES BILLED FOR 2025 WERE: \$ 112,279.88 2025 ASSESSMENT TOTAL: 7,786,400

RED BANK HOLDINGS,LLC THE WALL CO  
700 SHREWSBURY AVENUE  
TINTON FALLS, NJ 07701

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 101.02 LOT: 1 QUAL:  
PROPERTY LOCATION: 1 COMMVAULT WAY CLASS: 1  
LAND: 7,837,500 BUILDING: 0 **2026 ASSESSMENT TOTAL: 7,837,500**

NET TAXES BILLED FOR 2025 WERE: \$ 108,068.13 2025 ASSESSMENT TOTAL: 7,562,500

BELL WORKS TINTON FALLS URBAN RENEW  
101 CRAWFORDS CORNER RD  
HOLMDEL, NJ 07733

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

THIS IS NOT A BILL.  
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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 144 LOT: 2.03 QUAL:  
PROPERTY LOCATION: 3092 SHAFTO ROAD CLASS: 4B  
LAND: 2,840,500 BUILDING: 4,559,000 **2026 ASSESSMENT TOTAL:** 7,399,500

NET TAXES BILLED FOR 2025 WERE: \$ 104,474.19 2025 ASSESSMENT TOTAL: 7,311,000

PAX FLEX SPACE, LLC  
65 HIGHWAY 36  
WEST LONG BRANCH, NJ 07764

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 18.01 LOT: 7.01 QUAL:  
PROPERTY LOCATION: 55 GILBERT STREET NORTH CLASS: 4A  
LAND: 1,809,000 BUILDING: 5,353,300 **2026 ASSESSMENT TOTAL:** 7,162,300

NET TAXES BILLED FOR 2025 WERE: \$ 103,235.66 2025 ASSESSMENT TOTAL: 7,159,200

55 GILBERT RD NORTH LLC C/O DONATO  
2-12 CORBETT WAY  
EATONTOWN, NJ 07724



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 120.02 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 101 TORNILLO WAY CLASS: 4B  
LAND: 5,946,000 BUILDING: 4,691,700 **2026 ASSESSMENT TOTAL:** 10,637,700

NET TAXES BILLED FOR 2025 WERE: \$ 100,837.39 2025 ASSESSMENT TOTAL: 7,056,500

SWP REAL ESTATE, LLC  
310 CUTTER LANE  
MANTOLOKING, NJ 08738

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 114 LOT: 5.01 QUAL:  
PROPERTY LOCATION: 600 HOPE ROAD CLASS: 4A  
LAND: 1,815,000 BUILDING: 4,685,000 **2026 ASSESSMENT TOTAL: 6,500,000**

NET TAXES BILLED FOR 2025 WERE: \$ 92,885.00 2025 ASSESSMENT TOTAL: 6,500,000

EKDANT TINTONFALLS, LLC  
600 HOPE ROAD  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 114 LOT: 13.03 QUAL:  
PROPERTY LOCATION: 1200 PINE BROOK ROAD CLASS: 4B  
LAND: 3,116,100 BUILDING: 7,234,600 **2026 ASSESSMENT TOTAL:** 10,350,700

NET TAXES BILLED FOR 2025 WERE: \$ 91,981.87 2025 ASSESSMENT TOTAL: 6,436,800

SUDLER MONMOUTH, LLC  
245 GREEN VILLAGE ROAD  
CHATHAM, NJ 07928

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 21 LOT: 9.01 QUAL:  
PROPERTY LOCATION: 766 SHREWSBURY AVENUE CLASS: 4A  
LAND: 2,394,000 BUILDING: 4,147,300 **2026 ASSESSMENT TOTAL:** 6,541,300

NET TAXES BILLED FOR 2025 WERE: \$ 90,011.09 2025 ASSESSMENT TOTAL: 6,242,100

JC SHREWSBURY LLC, ETAL PARAMOUNT  
1195 ROUTE 70, STE 2000  
LAKEWOOD, NJ 08701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 405 ESSEX ROAD CLASS: 4B  
LAND: 2,570,800 BUILDING: 4,156,500 **2026 ASSESSMENT TOTAL: 6,727,300**

NET TAXES BILLED FOR 2025 WERE: \$ 87,737.74 2025 ASSESSMENT TOTAL: 6,139,800

TDK-LAMBDA AMERICAS INC.  
405 ESSEX ROAD  
TINTON FALLS, NJ 07753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 18.01 LOT: 3 QUAL:  
PROPERTY LOCATION: 656 SHREWSBURY AVENUE CLASS: 4A  
LAND: 2,347,000 BUILDING: 3,685,800 **2026 ASSESSMENT TOTAL:** 6,032,800

NET TAXES BILLED FOR 2025 WERE: \$ 86,257.56 2025 ASSESSMENT TOTAL: 5,981,800

STAVOLA LEASING COMPANY/BLDG B  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 114.01 LOT: 19.06 QUAL:  
PROPERTY LOCATION: 56 PARK ROAD CLASS: 4B  
LAND: 2,222,500 BUILDING: 4,111,100 **2026 ASSESSMENT TOTAL: 6,333,600**

NET TAXES BILLED FOR 2025 WERE: \$ 85,772.87 2025 ASSESSMENT TOTAL: 6,002,300

SUDLER MONMOUTH, LLC  
245 GREEN VILLAGE ROAD  
PO BOX 39, CHATHAM, NJ 07928

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 67.01 LOT: 1.12 QUAL:  
PROPERTY LOCATION: 1201 SYCAMORE AVENUE CLASS: 4A  
LAND: 1,668,200 BUILDING: 4,166,200 **2026 ASSESSMENT TOTAL:** 5,834,400

NET TAXES BILLED FOR 2025 WERE: \$ 83,294.25 2025 ASSESSMENT TOTAL: 5,776,300

HISTORIC FALLS, LLC  
300 OCEAN AVENUE  
POINT PLEASANT BEACH, NJ 08742



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 23.01 QUAL:  
PROPERTY LOCATION: 4060 ASBURY AVENUE CLASS: 4A  
LAND: 2,916,000 BUILDING: 3,250,500 **2026 ASSESSMENT TOTAL: 6,166,500**

NET TAXES BILLED FOR 2025 WERE: \$ 82,010.31 2025 ASSESSMENT TOTAL: 5,739,000

ASBURY AVE EAST,LLC C/O SITAR  
1481 OAK TREE ROAD  
ISELIN, NJ 08830

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 15 LOT: 16.10 QUAL:  
PROPERTY LOCATION: 1 & 3 SHEILA DRIVE CLASS: 4A  
LAND: 3,084,000 BUILDING: 2,656,500 **2026 ASSESSMENT TOTAL: 5,740,500**

NET TAXES BILLED FOR 2025 WERE: \$ 77,087.87 2025 ASSESSMENT TOTAL: 5,345,900

T.F.ASSOCIATES  
PO BOX 757  
RED BANK, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 18 LOT: 5 QUAL:  
PROPERTY LOCATION: 688 SHREWSBURY AVENUE CLASS: 4A  
LAND: 3,112,000 BUILDING: 2,207,800 **2026 ASSESSMENT TOTAL:** 5,319,800

NET TAXES BILLED FOR 2025 WERE: \$ 76,741.79 2025 ASSESSMENT TOTAL: 5,321,900

688 SHREWSBURY, LLC  
688 SHREWSBURY AVENUE  
TINTON FALLS, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 123 LOT: 62.04 QUAL:  
PROPERTY LOCATION: 40 PINE STREET CLASS: 4A  
LAND: 4,100,400 BUILDING: 1,652,100 **2026 ASSESSMENT TOTAL: 5,752,500**

NET TAXES BILLED FOR 2025 WERE: \$ 75,572.67 2025 ASSESSMENT TOTAL: 5,288,500

FDG ASSOCIATES, LLC  
30 SOUTH ARLENE DRIVE  
WEST LONG BRANCH, NJ 07764

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 15 LOT: 15.02 QUAL:  
PROPERTY LOCATION: 70 APPLE STREET CLASS: 4B  
LAND: 2,100,000 BUILDING: 3,323,000 **2026 ASSESSMENT TOTAL: 5,423,000**

NET TAXES BILLED FOR 2025 WERE: \$ 74,718.68 2025 ASSESSMENT TOTAL: 5,181,600

F.W. WEBB COMPANY & TELL ME WHY,LLC  
160 MIDDLESEX TURNPIKE  
BEDFORD, MA 01730

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 138 LOT: 3.01 QUAL:  
PROPERTY LOCATION: 524 WARDELL ROAD CLASS: 4A  
LAND: 2,500,000 BUILDING: 2,596,300 **2026 ASSESSMENT TOTAL: 5,096,300**

NET TAXES BILLED FOR 2025 WERE: \$ 72,700.38 2025 ASSESSMENT TOTAL: 5,087,500

WARDELL GARDENS REALTY, LLC  
51 VIRGINIA AVENUE  
CLIFTON, NJ 07012

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 1.04 QUAL:  
PROPERTY LOCATION: 371 ESSEX ROAD CLASS: 4B  
LAND: 2,346,000 BUILDING: 3,492,600 **2026 ASSESSMENT TOTAL: 5,838,600**

NET TAXES BILLED FOR 2025 WERE: \$ 72,241.66 2025 ASSESSMENT TOTAL: 5,055,400

371 ESSEX NJ, LLC  
371 ESSEX ROAD  
TINTON FALLS, NJ 07753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 147 LOT: 3.02 QUAL:  
PROPERTY LOCATION: 4075 STATE HIGHWAY 33 CLASS: 4A  
LAND: 2,870,000 BUILDING: 2,160,700 **2026 ASSESSMENT TOTAL:** 5,030,700

NET TAXES BILLED FOR 2025 WERE: \$ 71,461.43 2025 ASSESSMENT TOTAL: 5,000,800

ROUTE 33 ACRES, LLC  
4075 STATE HIGHWAY 33  
TINTON FALLS, NJ 07753



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 15 LOT: 3.01 QUAL:  
PROPERTY LOCATION: 44 APPLE STREET CLASS: 4A  
LAND: 2,640,000 BUILDING: 2,600,000 **2026 ASSESSMENT TOTAL: 5,240,000**

NET TAXES BILLED FOR 2025 WERE: \$ 70,802.20 2025 ASSESSMENT TOTAL: 4,910,000

T.F. ASSOCIATES PHILLIP J BOWERS  
PO BOX 757  
RED BANK, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 136 LOT: 7.01 QUAL:  
PROPERTY LOCATION: 49 SHARK RIVER ROAD CLASS: 1  
LAND: 5,625,500 BUILDING: 0 **2026 ASSESSMENT TOTAL: 5,625,500**

NET TAXES BILLED FOR 2025 WERE: \$ 69,669.46 2025 ASSESSMENT TOTAL: 4,875,400

SHARK RIVER ROAD OWNER, LLC  
250 GREENPOINT AVE, 4TH FL  
BROOKLYN, NY 11222

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 115 LOT: 3.03 QUAL:  
PROPERTY LOCATION: 3 CENTRE PLAZA CLASS: 4A  
LAND: 1,440,000 BUILDING: 3,942,200 **2026 ASSESSMENT TOTAL: 5,382,200**

NET TAXES BILLED FOR 2025 WERE: \$ 67,994.68 2025 ASSESSMENT TOTAL: 4,758,200

SERENA ENTERPRISES, LLC  
25 GLEN OAKS COURT  
OLD BRIDGE, NJ 08857

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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BLOCK: 18 LOT: 4 QUAL:  
PROPERTY LOCATION: 702 SHREWSBURY AVENUE CLASS: 4A  
LAND: 3,150,000 BUILDING: 1,565,000 **2026 ASSESSMENT TOTAL:** 4,715,000

NET TAXES BILLED FOR 2025 WERE: \$ 66,454.57 2025 ASSESSMENT TOTAL: 4,608,500

GREENTREE INVESTMENT COMPANY  
440 LAKE PARK  
BIRMINGHAM, MICHIGAN 48009

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 15 LOT: 17 QUAL:  
PROPERTY LOCATION: 71 GILBERT STREET NORTH CLASS: 4A  
LAND: 2,090,500 BUILDING: 2,488,800 **2026 ASSESSMENT TOTAL:** 4,579,300

NET TAXES BILLED FOR 2025 WERE: \$ 64,333.38 2025 ASSESSMENT TOTAL: 4,461,400

NEW SHREWSBURY RACQUET CLUB  
71 GILBERT STREET NORTH  
TINTON FALLS, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 115 LOT: 3.04 QUAL:  
PROPERTY LOCATION: 11 CENTRE PLAZA CLASS: 4A  
LAND: 1,800,000 BUILDING: 2,978,900 **2026 ASSESSMENT TOTAL: 4,778,900**

NET TAXES BILLED FOR 2025 WERE: \$ 63,020.33 2025 ASSESSMENT TOTAL: 4,410,100

BAYSIDE ENTERPRISE SCHREIBSTEIN  
11 CENTRE PLAZA  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 21 LOT: 10.01 QUAL:  
PROPERTY LOCATION: 776 SHREWSBURY AVENUE CLASS: 4A  
LAND: 1,658,700 BUILDING: 2,841,600 **2026 ASSESSMENT TOTAL:** 4,500,300

NET TAXES BILLED FOR 2025 WERE: \$ 61,766.62 2025 ASSESSMENT TOTAL: 4,283,400

TINTON REALTY ASSOC NAI ATLANTIC  
1415 HOOPER AVE SUITE 306  
TOMS RIVER, NJ 08753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 115 LOT: 5.02 QUAL: T01  
PROPERTY LOCATION: 750 HOPE ROAD CLASS: 4A  
LAND: 0 BUILDING: 4,034,100 **2026 ASSESSMENT TOTAL: 4,034,100**

NET TAXES BILLED FOR 2025 WERE: \$ 56,594.11 2025 ASSESSMENT TOTAL: 3,960,400

DIAMOND TOWERS V, LLC  
210 MOUNTAIN AVE, UNIT 619  
SPRINGFIELD, NJ 07081



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 15.03 LOT: 16.06 QUAL:  
PROPERTY LOCATION: 596 SHREWSBURY AVENUE CLASS: 4A  
LAND: 1,369,500 BUILDING: 1,293,100 **2026 ASSESSMENT TOTAL:** 2,662,600

NET TAXES BILLED FOR 2025 WERE: \$ 54,393.69 2025 ASSESSMENT TOTAL: 3,772,100

T.F.ASSOCIATES C/O PHILIP BOWERS&CO  
PO BOX 757  
RED BANK, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 8 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 500 SHREWSBURY AVENUE CLASS: 4A  
LAND: 1,495,000 BUILDING: 2,278,200 **2026 ASSESSMENT TOTAL: 3,773,200**

NET TAXES BILLED FOR 2025 WERE: \$ 54,298.51 2025 ASSESSMENT TOTAL: 3,765,500

COMMERCE BANK,STORE# TD BANK  
380 WELLINGTON ST. TWR B  
12TH FL LONDON, ON N6A4S4 00000

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 17 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 628 SHREWSBURY AVENUE CLASS: 4A  
LAND: 1,692,200 BUILDING: 2,122,200 **2026 ASSESSMENT TOTAL: 3,814,400**

NET TAXES BILLED FOR 2025 WERE: \$ 53,273.24 2025 ASSESSMENT TOTAL: 3,694,400

628 ASSOCIATES  
PO BOX 757  
RED BANK, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

THIS IS NOT A BILL.  
PLEASE SEE REVERSE FOR  
APPEAL INFORMATION.

District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 144 LOT: 5.09 QUAL:  
PROPERTY LOCATION: 100 COMMERCE DRIVE CLASS: 4B  
LAND: 4,163,500 BUILDING: 1,083,600 **2026 ASSESSMENT TOTAL: 5,247,100**

NET TAXES BILLED FOR 2025 WERE: \$ 53,097.35 2025 ASSESSMENT TOTAL: 3,715,700

T COMMERCE DRIVE LLC  
PO BOX 3015  
LAKEWOOD, NJ 08701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 15.03 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 588 SHREWSBURY AVENUE CLASS: 4A  
LAND: 2,440,000 BUILDING: 1,222,200 **2026 ASSESSMENT TOTAL:** 3,662,200

NET TAXES BILLED FOR 2025 WERE: \$ 52,173.01 2025 ASSESSMENT TOTAL: 3,618,100

MCDONALD'S REAL ESTATE COMPANY  
251 LITTLE FALLS DRIVE  
WILMINGTON, DE 19808

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 123 LOT: 51.03 QUAL:  
PROPERTY LOCATION: 4001 ASBURY AVENUE CLASS: 4A  
LAND: 1,630,200 BUILDING: 2,128,500 **2026 ASSESSMENT TOTAL: 3,758,700**

NET TAXES BILLED FOR 2025 WERE: \$ 51,958.44 2025 ASSESSMENT TOTAL: 3,636,000

ATTVAL II, LLC PALUMBO, A & V  
5 BRYAN COURT  
OCEAN, NJ 07712

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 1.07 QUAL:  
PROPERTY LOCATION: 349 ESSEX ROAD CLASS: 4B  
LAND: 1,695,600 BUILDING: 2,782,300 **2026 ASSESSMENT TOTAL: 4,477,900**

NET TAXES BILLED FOR 2025 WERE: \$ 51,222.51 2025 ASSESSMENT TOTAL: 3,584,500

DB ESSEX, LLC  
831 SOUTH DRIVE  
BRICK, NJ 08724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 120.11 LOT: 21.02 QUAL:  
PROPERTY LOCATION: 1535 WEST PARK AVENUE CLASS: 4A  
LAND: 2,280,000 BUILDING: 2,352,200 **2026 ASSESSMENT TOTAL:** 4,632,200

NET TAXES BILLED FOR 2025 WERE: \$ 50,825.24 2025 ASSESSMENT TOTAL: 0

FIVE S REALTY/BLDG B  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 113.01 LOT: 30 QUAL:  
PROPERTY LOCATION: 1511 WAYSIDE ROAD CLASS: 4B  
LAND: 2,328,000 BUILDING: 3,072,500 **2026 ASSESSMENT TOTAL:** 5,400,500

NET TAXES BILLED FOR 2025 WERE: \$ 50,759.51 2025 ASSESSMENT TOTAL: 3,552,100

STAVOLA REALTY COMPANY/BLDG B  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 114.01 LOT: 21.02 QUAL:  
PROPERTY LOCATION: 46 PARK ROAD CLASS: 4B  
LAND: 1,237,300 BUILDING: 2,530,600 **2026 ASSESSMENT TOTAL: 3,767,900**

NET TAXES BILLED FOR 2025 WERE: \$ 49,776.36 2025 ASSESSMENT TOTAL: 3,483,300

SUDLER MONMOUTH, LLC  
245 GREEN VILLAGE ROAD  
PO BOX 39, CHATHAM, NJ 07928

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 1.10 QUAL:  
PROPERTY LOCATION: 309 ESSEX ROAD CLASS: 4B  
LAND: 2,872,800 BUILDING: 1,043,900 **2026 ASSESSMENT TOTAL: 3,916,700**

NET TAXES BILLED FOR 2025 WERE: \$ 49,730.63 2025 ASSESSMENT TOTAL: 3,480,100

INTERNATIONAL DEVELOPMENT CORP  
465 LEWELEN CIRCLE  
ENGLEWOOD, NJ 07631

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 18.01 LOT: 6.02 QUAL:  
PROPERTY LOCATION: 21 GILBERT STREET NORTH CLASS: 4A  
LAND: 967,000 BUILDING: 2,534,300 **2026 ASSESSMENT TOTAL: 3,501,300**

NET TAXES BILLED FOR 2025 WERE: \$ 48,471.38 2025 ASSESSMENT TOTAL: 3,361,400

GILBERT STREET ASSOC, LLC PATOCK  
CALLER SERVICE 7202  
SHREWSBURY, NJ 07702

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 25 LOT: 3.01 QUAL:  
PROPERTY LOCATION: 968 SHREWSBURY AVENUE CLASS: 4B  
LAND: 2,071,000 BUILDING: 1,980,400 **2026 ASSESSMENT TOTAL:** 4,051,400

NET TAXES BILLED FOR 2025 WERE: \$ 47,642.23 2025 ASSESSMENT TOTAL: 3,303,900

TF BUSINESS PARK,LLC S GROSS REALTY  
ATTN:T DAVIES, 80 MAIN ST  
WEST ORANGE, NJ 07052

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 120.04 LOT: 1.03 QUAL:  
PROPERTY LOCATION: 200 TORNILLO WAY CLASS: 4A  
LAND: 2,046,800 BUILDING: 1,700,000 **2026 ASSESSMENT TOTAL: 3,746,800**

NET TAXES BILLED FOR 2025 WERE: \$ 47,312.76 2025 ASSESSMENT TOTAL: 3,310,900

METZ BUILDING, LLC  
200 TORNILLO WAY  
TINTON FALLS, NJ 07712

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 114 LOT: 23.03 QUAL:  
PROPERTY LOCATION: 15 PARK ROAD CLASS: 4B  
LAND: 1,053,000 BUILDING: 2,432,700 **2026 ASSESSMENT TOTAL: 3,485,700**

NET TAXES BILLED FOR 2025 WERE: \$ 46,441.07 2025 ASSESSMENT TOTAL: 3,249,900

GRAND CENTRAL PROPERTIES LLC  
513 W MT PLEASANT AVE#210  
LIVINGSTON, NJ 07039

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 123 LOT: 49.02 QUAL:  
PROPERTY LOCATION: 1 PINE STREET CLASS: 4A  
LAND: 1,782,000 BUILDING: 1,410,900 **2026 ASSESSMENT TOTAL: 3,192,900**

NET TAXES BILLED FOR 2025 WERE: \$ 45,770.87 2025 ASSESSMENT TOTAL: 3,203,000

KTDM  
1 PINE STREET  
TINTON FALLS, NJ 07753



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 109.04 LOT: 4 QUAL:  
PROPERTY LOCATION: 101 STAVBRO LANE CLASS: 4B  
LAND: 1,006,200 BUILDING: 3,570,800 **2026 ASSESSMENT TOTAL: 4,577,000**

NET TAXES BILLED FOR 2025 WERE: \$ 45,687.99 2025 ASSESSMENT TOTAL: 402,500

STAVOLA REALTY COMPANY/BLDG B  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 120.04 LOT: 1.02 QUAL:  
PROPERTY LOCATION: 150 TORNILLO WAY CLASS: 4B  
LAND: 2,162,000 BUILDING: 3,659,400 **2026 ASSESSMENT TOTAL: 5,821,400**

NET TAXES BILLED FOR 2025 WERE: \$ 45,647.97 2025 ASSESSMENT TOTAL: 3,194,400

DENHOLTZ TORNILLO 150LLC&MAPLEWOOD3  
116 CHESTNUT ST,SUITE 102  
RED BANK, NJ 07701-1271

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 145 LOT: 15.01 QUAL:  
PROPERTY LOCATION: 3212 SHAFTO ROAD CLASS: 4B  
LAND: 822,000 BUILDING: 2,416,300 **2026 ASSESSMENT TOTAL: 3,238,300**

NET TAXES BILLED FOR 2025 WERE: \$ 44,597.66 2025 ASSESSMENT TOTAL: 3,120,900

FLM ASSOCIATES, LLC  
4 FIORE COURT  
OCEANPORT, NJ 07757

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 76.01 LOT: 2 QUAL:  
PROPERTY LOCATION: 620 TINTON AVENUE CLASS: 4A  
LAND: 578,900 BUILDING: 2,544,100 **2026 ASSESSMENT TOTAL: 3,123,000**

NET TAXES BILLED FOR 2025 WERE: \$ 44,423.32 2025 ASSESSMENT TOTAL: 3,108,700

STAVOLA LEASING, LLC C/O STAVOLA CO  
620 TINTON AVE SUITE 200  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 4 QUAL: T01  
PROPERTY LOCATION: 375 ESSEX ROAD CLASS: 4A  
LAND: 0 BUILDING: 3,169,600 **2026 ASSESSMENT TOTAL: 3,169,600**

NET TAXES BILLED FOR 2025 WERE: \$ 44,404.74 2025 ASSESSMENT TOTAL: 3,107,400

PINNACLE TOWERS, INC.  
PMB353 4017 WASHINGTON RD  
MCMURRAY, PA 15317

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 31.01 LOT: 1.02 QUAL:  
PROPERTY LOCATION: 2 HANCE AVENUE CLASS: 4A  
LAND: 1,075,800 BUILDING: 2,054,200 **2026 ASSESSMENT TOTAL: 3,130,000**

NET TAXES BILLED FOR 2025 WERE: \$ 43,095.62 2025 ASSESSMENT TOTAL: 2,988,600

2 HANCE AVE, LLC  
2 HANCE AVENUE  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 21 LOT: 5 QUAL:  
PROPERTY LOCATION: 800 SHREWSBURY AVENUE CLASS: 4B  
LAND: 1,228,500 BUILDING: 2,155,800 **2026 ASSESSMENT TOTAL:** 3,384,300

NET TAXES BILLED FOR 2025 WERE: \$ 43,006.20 2025 ASSESSMENT TOTAL: 2,982,400

800 SHREWSBURY AVENUE LLC  
800 SHREWSBURY AVENUE  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 145 LOT: 25.01 QUAL:  
PROPERTY LOCATION: 3176 SHAFTO ROAD CLASS: 1  
LAND: 3,507,700 BUILDING: 0 **2026 ASSESSMENT TOTAL: 3,507,700**

NET TAXES BILLED FOR 2025 WERE: \$ 42,964.32 2025 ASSESSMENT TOTAL: 3,006,600

MASSARO REALTY LLC  
3176 SHAFTO ROAD  
TINTON FALLS, NJ 07753



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 113.01 LOT: 16.02 QUAL: C0001  
PROPERTY LOCATION: 1659 WAYSIDE ROAD CLASS: 4A  
LAND: 923,900 BUILDING: 2,086,700 **2026 ASSESSMENT TOTAL: 3,010,600**

NET TAXES BILLED FOR 2025 WERE: \$ 42,674.23 2025 ASSESSMENT TOTAL: 2,986,300

AGE SPORTS COMPLEX, LLC  
3 EMPIRE BOULEVARD  
SOUTH HACKENSACK, NJ 07606

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 29.01 QUAL:  
PROPERTY LOCATION: 4000 ASBURY AVENUE CLASS: 4A  
LAND: 1,751,800 BUILDING: 1,186,500 **2026 ASSESSMENT TOTAL: 2,938,300**

NET TAXES BILLED FOR 2025 WERE: \$ 41,419.57 2025 ASSESSMENT TOTAL: 2,898,500

CVS, INC. - #2868 OCCUPANCY EXP DPT  
ONE CVS DRIVE  
WOONSOCKET, RI 02895

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 145 LOT: 14.01 QUAL:  
PROPERTY LOCATION: 3250 SHAFTO ROAD CLASS: 4B  
LAND: 1,303,300 BUILDING: 1,859,600 **2026 ASSESSMENT TOTAL: 3,162,900**

NET TAXES BILLED FOR 2025 WERE: \$ 40,952.28 2025 ASSESSMENT TOTAL: 2,865,800

MASSARO REALTY, LLC  
223 COMANCHE DRIVE  
OCEANPORT, NJ 07757

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 120.02 LOT: 1.05 QUAL:  
PROPERTY LOCATION: 151 TORNILLO WAY CLASS: 4B  
LAND: 1,998,000 BUILDING: 3,206,000 **2026 ASSESSMENT TOTAL: 5,204,000**

NET TAXES BILLED FOR 2025 WERE: \$ 40,469.28 2025 ASSESSMENT TOTAL: 2,832,000

DENHOLTZ TORNILLO 151, LLC  
116 CHESTNUT ST,SUITE 102  
RED BANK, NJ 07701-1271

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 128.03 LOT: 1.05 QUAL:  
PROPERTY LOCATION: 359 ESSEX ROAD CLASS: 4B  
LAND: 2,085,000 BUILDING: 1,524,500 **2026 ASSESSMENT TOTAL: 3,609,500**

NET TAXES BILLED FOR 2025 WERE: \$ 39,371.81 2025 ASSESSMENT TOTAL: 2,755,200

89 HIGHWAY 35, LLC  
216 BORDEN ROAD  
MIDDLETOWN, NJ 07748

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 120.02 LOT: 1.04 QUAL:  
PROPERTY LOCATION: 201 TORNILLO WAY CLASS: 4B  
LAND: 1,898,100 BUILDING: 3,990,700 **2026 ASSESSMENT TOTAL: 5,888,800**

NET TAXES BILLED FOR 2025 WERE: \$ 39,113.16 2025 ASSESSMENT TOTAL: 2,737,100

201 TORNILLO WAY, LLC  
6 STAYMAN COURT  
MANALAPAN, NJ 07726

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 15.02 LOT: 16.07 QUAL:  
PROPERTY LOCATION: 1 EXECUTIVE DRIVE CLASS: 4A  
LAND: 903,500 BUILDING: 1,743,300 **2026 ASSESSMENT TOTAL: 2,646,800**

NET TAXES BILLED FOR 2025 WERE: \$ 38,081.77 2025 ASSESSMENT TOTAL: 2,640,900

T.F.ASSOCIATES C/O PHILIP BOWERS&CO  
PO BOX 757  
RED BANK, NJ 07701

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 127 LOT: 2 QUAL:  
PROPERTY LOCATION: 5299 ASBURY AVENUE CLASS: 4B  
LAND: 1,017,500 BUILDING: 1,821,200 **2026 ASSESSMENT TOTAL: 2,838,700**

NET TAXES BILLED FOR 2025 WERE: \$ 37,539.83 2025 ASSESSMENT TOTAL: 2,627,000

FAIRFIELD PROPERTY HOLDINGS, LLC  
54 MONTESANO ROAD  
FAIRFIELD, NJ 07004



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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District: TINTON FALLS BORO

**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

THIS NOTICE IS REQUIRED UNDER (N.J.S.A. 54:4-38.1)

DATE MAILED: 11/19/25

BLOCK: 114.01 LOT: 20 QUAL:  
PROPERTY LOCATION: 30 PARK ROAD CLASS: 4A  
LAND: 728,000 BUILDING: 2,022,400 **2026 ASSESSMENT TOTAL: 2,750,400**

NET TAXES BILLED FOR 2025 WERE: \$ 36,885.35 2025 ASSESSMENT TOTAL: 2,581,200

SUDLER MONMOUTH, LLC  
245 GREEN VILLAGE ROAD  
PO BOX 39, CHATHAM, NJ 07928

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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**NOTICE OF PROPERTY TAX ASSESSMENT FOR 2026**

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DATE MAILED: 11/19/25

BLOCK: 144 LOT: 5.07 QUAL:  
PROPERTY LOCATION: 300 COMMERCE DRIVE CLASS: 4B  
LAND: 1,431,400 BUILDING: 1,820,600 **2026 ASSESSMENT TOTAL: 3,252,000**

NET TAXES BILLED FOR 2025 WERE: \$ 36,292.31 2025 ASSESSMENT TOTAL: 2,539,700

MATTHEW ROBERT CORP.  
300 COMMERCE DRIVE  
TINTON FALLS, NJ 07753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
TINTON FALLS NJ 07724

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DATE MAILED: 11/19/25

BLOCK: 146 LOT: 8 QUAL:  
PROPERTY LOCATION: 4035 STATE HIGHWAY 33 CLASS: 4A  
LAND: 937,500 BUILDING: 1,790,200 **2026 ASSESSMENT TOTAL: 2,727,700**

NET TAXES BILLED FOR 2025 WERE: \$ 36,260.88 2025 ASSESSMENT TOTAL: 2,537,500

JSN HOSPITALITY, LLC  
4035 STATE HIGHWAY 33  
TINTON FALLS, NJ 07753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
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BLOCK: 145 LOT: 13.01 QUAL:  
PROPERTY LOCATION: 3300 SHAFTO ROAD CLASS: 4B  
LAND: 1,631,500 BUILDING: 1,324,200 **2026 ASSESSMENT TOTAL: 2,955,700**

NET TAXES BILLED FOR 2025 WERE: \$ 35,895.05 2025 ASSESSMENT TOTAL: 2,511,900

TINTON FALLS SERVICE CONTRACTORS  
3300 SHAFTO ROAD SUITE B  
TINTON FALLS, NJ 07753

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
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BLOCK: 18 LOT: 9 QUAL:  
PROPERTY LOCATION: 48 GILBERT STREET NORTH CLASS: 4A  
LAND: 1,018,400 BUILDING: 1,517,600 **2026 ASSESSMENT TOTAL:** 2,536,000

NET TAXES BILLED FOR 2025 WERE: \$ 35,249.69 2025 ASSESSMENT TOTAL: 2,444,500

ROENTGEN TINTON FALLS, LLC  
579A CRANBURY ROAD  
EAST BRUNSWICK, NJ 08816

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
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BLOCK: 128.03 LOT: 4 QUAL:  
PROPERTY LOCATION: 375 ESSEX ROAD CLASS: 4A  
LAND: 2,295,000 BUILDING: 192,000 **2026 ASSESSMENT TOTAL: 2,487,000**

NET TAXES BILLED FOR 2025 WERE: \$ 35,209.13 2025 ASSESSMENT TOTAL: 2,463,900

PINNACLE TOWERS, INC.  
PMB353 4017 WASHINGTON RD  
MCMURRAY, PA 15317

ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
556 TINTON AVE  
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BLOCK: 111 LOT: 10.02 QUAL:  
PROPERTY LOCATION: 1660 WAYSIDE ROAD CLASS: 4A  
LAND: 1,284,400 BUILDING: 1,224,800 **2026 ASSESSMENT TOTAL: 2,509,200**

NET TAXES BILLED FOR 2025 WERE: \$ 35,076.24 2025 ASSESSMENT TOTAL: 2,454,600

GA SPORTS COMPLEX, LLC  
3 EMPIRE BOULEVARD  
SOUTH HACKENSACK, NJ 07606

ASSESSOR'S OFFICE  
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556 TINTON AVE  
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BLOCK: 113 LOT: 1.01 QUAL:  
PROPERTY LOCATION: 1861 WAYSIDE ROAD CLASS: 4A  
LAND: 1,212,400 BUILDING: 1,210,000 **2026 ASSESSMENT TOTAL: 2,422,400**

NET TAXES BILLED FOR 2025 WERE: \$ 34,230.26 2025 ASSESSMENT TOTAL: 2,395,400

MARPAL COMPANY REPUBLIC SERVICES  
PO BOX 29246  
PHOENIX, AZ 85038



ASSESSOR'S OFFICE  
TINTON FALLS BOROUGH  
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BLOCK: 18.02 LOT: 20 QUAL:  
PROPERTY LOCATION: 66 GILBERT STREET WEST CLASS: 4A  
LAND: 750,000 BUILDING: 1,679,700 **2026 ASSESSMENT TOTAL: 2,429,700**

NET TAXES BILLED FOR 2025 WERE: \$ 33,690.88 2025 ASSESSMENT TOTAL: 2,336,400

SHREWSBURY BASE REALTY, LLC  
66 GILBERT STREET WEST  
TINTON FALLS, NJ 07701

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BLOCK: 15.01 LOT: 16.04 QUAL:  
PROPERTY LOCATION: 205 HANCE AVENUE CLASS: 4A  
LAND: 1,365,000 BUILDING: 1,093,800 **2026 ASSESSMENT TOTAL: 2,458,800**

NET TAXES BILLED FOR 2025 WERE: \$ 32,778.11 2025 ASSESSMENT TOTAL: 2,273,100

UNITED TELETECH FED CR UNION  
205 HANCE AVE  
TINTON FALLS, NJ 07724

ASSESSOR'S OFFICE  
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BLOCK: 143 LOT: 1 QUAL:  
PROPERTY LOCATION: 3068 SHAFTO ROAD CLASS: 4B  
LAND: 1,347,800 BUILDING: 1,596,700 **2026 ASSESSMENT TOTAL: 2,944,500**

NET TAXES BILLED FOR 2025 WERE: \$ 32,696.95 2025 ASSESSMENT TOTAL: 2,288,100

VARCADIPANE, CARMEN & SHIRLEY  
3068 SHAFTO ROAD  
TINTON FALLS, NJ 07753

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BLOCK: 114.01 LOT: 22 QUAL:  
PROPERTY LOCATION: 14 PARK ROAD CLASS: 4A  
LAND: 1,380,000 BUILDING: 1,002,500 **2026 ASSESSMENT TOTAL: 2,382,500**

NET TAXES BILLED FOR 2025 WERE: \$ 31,532.32 2025 ASSESSMENT TOTAL: 2,206,600

SUDLER MONMOUTH, LLC  
245 GREEN VILLAGE ROAD  
PO BOX 39, CHATHAM, NJ 07928