

# Preliminary Reconciliation Report

16 ENGLEWOOD CLIFFS

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Block	Lot	Qual	Class	PRIOR Assessment	Land	NET CHANGE IN VALUE Impr	Exempt	NET CHANGE	Land	NEW Assessment Impr	Totl
100	2	2	Assmt:	1250000 2024	0	85700 85700	0	85700	672500	663200	1335700
101	13	2	Assmt:	1016900 2023 2024	0 0 0	48800 48800 48800	0	48800	585000	480700	1065700
103	2	1	/2	795000	0	-81600	0	-81600	713400	0	713400
105	11	2		1090100	0	28300	0	28300	641300	477100	1118400
107	8	1	/2	685000	0	-23300	0	-23300	661700	0	661700
108	16	2	Assmt:	1305600 2024	0 0	89100 89100	0	89100	549600	845100	1394700
112	3	2	Assmt:	719000 2024	0 0	3200 3200	0	3200	591000	131200	722200
115	19	2	Assmt:	884200 2024	0 0	92600 92600	0	92600	585000	391800	976800
117	4	2		745700	0	91700	0	91700	591300	246100	837400
118	5	2	Assmt:	646000 2024	0 0	14400 14400	0	14400	525000	135400	660400
119	2	2	Assmt:	611100 2023 2024	0 0 0	4600 4600 4600	0	4600	490000	125700	615700
120	12	2		1138200	0	-88200	0	-88200	615200	434800	1050000
122	5	2	Assmt:	528600 2023 2024	0 0 0	14100 14100 14100	0	14100	472500	70200	542700
126	12	2	/1	629500 2024	0 0	1696400 1696400	0	1696400	629500	1696400	2325900
127	9	2		1535800	0	-35000	0	-35000	661700	839100	1500800
127	11	1	/2	742100	0	-80400	0	-80400	661700	0	661700
134	3	4A		2029600	-1564500	-465100	0	-2029600	0	0	0 **DELETED**
134	3.01	4A		0	1021300	465100	0	1486400	1021300	465100	1486400 NEW RECORD
134	10.01	1		0	447000	0	0	447000	447000	0	447000 NEW RECORD
134	10.02	1		0	447000	0	0	447000	447000	0	447000 NEW RECORD
202	21	2	Assmt:	543000 2024	0 0	3300 3300	0	3300	425000	121300	546300
203	22	2	Assmt:	1050900 2024	0 0	1700 1700	0	1700	425000	627600	1052600
204	9.02	2	Assmt:	900000 2024	0 0	11900 11900	0	11900	475000	436900	911900
206	18	2	Assmt:	728500 2024	0 0	5600 5600	0	5600	590000	144100	734100
206	24	2		762400	0	6000	0	6000	563000	205400	768400
206	25.11	2	Assmt:	1129700 2024	0 0	14900 14900	0	14900	473000	671600	1144600
208	8	2	Assmt:	966100 2023 2024	0 0 0	31700 31700 31700	0	31700	414000	583800	997800

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Block	Lot	Qual	Class	PRIOR Assessment	Land	NET CHANGE IN Impr	VALUE Exempt	NET CHANGE	Land	NEW Assessment Impr	Tot I
301	5	2		966800	0	80900	0	80900	699000	348700	1047700
		Added	Assmt:	2024	0	80900					
301	6	1	/2	883600	0	-199000	0	-199000	684600	0	684600
301	15	2		2237800	0	-8700	0	-8700	662400	1566700	2229100
301	16	2		866000	0	27600	0	27600	635000	258600	893600
303	40.02	2		1761200	0	-41200	0	-41200	643400	1076600	1720000
303	40.09	2		1760600	0	1100	0	1100	688700	1073000	1761700
		Added	Assmt:	2023	0	1100					
		Added	Assmt:	2024	0	1100					
307	2	2		845800	0	123700	0	123700	663500	306000	969500
		Added	Assmt:	2024	0	123700					
308	4	2		1034500	0	11700	0	11700	607100	439100	1046200
		Added	Assmt:	2023	0	11700					
		Added	Assmt:	2024	0	11700					
312	4	2		1355700	0	9000	0	9000	658400	706300	1364700
312	5	2		924600	0	33100	0	33100	639900	317800	957700
		Added	Assmt:	2024	0	33100					
401	2	2		1005000	0	247900	0	247900	707000	545900	1252900
		Added	Assmt:	2024	0	247900					
401	7	1	/2	846400	0	-111400	0	-111400	735000	0	735000
404	2	2		782100	0	6300	0	6300	720400	68000	788400
		Added	Assmt:	2024	0	6300					
408	8	2		903300	0	3200	0	3200	642300	264200	906500
		Added	Assmt:	2024	0	3200					
410	1	2		1072800	0	271700	0	271700	821500	523000	1344500
		Added	Assmt:	2024	0	271700					
412	1	4A		1380000	0	-330600	0	-330600	999400	50000	1049400 PARTIAL REM'D
501	3	2		773000	0	16200	0	16200	496600	292600	789200
		Added	Assmt:	2023	0	16200					
		Added	Assmt:	2024	0	16200					
501	15	2		1939500	0	3600	0	3600	665100	1278000	1943100
		Added	Assmt:	2024	0	3600					
501	19	2		925300	0	7700	0	7700	686600	246400	933000
		Added	Assmt:	2024	0	7700					
501	25	2		1051600	0	1700	0	1700	829700	223600	1053300
		Added	Assmt:	2024	0	1700					
501	28	2		870000	0	36400	0	36400	705000	201400	906400
502	11	2		744800	0	666800	0	666800	607100	804500	1411600
		Added	Assmt:	2024	0	666800					
503	15	2		968500	0	3300	0	3300	689000	282800	971800
		Added	Assmt:	2024	0	3300					
504	7	2	/1	657000	0	1969800	0	1969800	657000	1969800	2626800
		Added	Assmt:	2024	0	1969800					
505	10	1	/2	802200	0	-146700	0	-146700	655500	0	655500
507	1	2		1135900	0	4500	0	4500	837300	303100	1140400
		Added	Assmt:	2024	0	4500					
513	7	1	/15C	1907600	54200	-1296800	0	-1242600	665000	0	665000

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Block	Lot	Qual	Class	PRIOR Assessment	Land	NET CHANGE Impr	VALUE Exempt	NET CHANGE	Land	NEW Assessment Impr	Totl
514	4		1 /15C	580500	-580500	0	0	-580500	0	0	0
514	5		1 /15C	2649500	466600	-1121100	0	-654500	1995000	0	1995000
601	12.03		2	1241700	0	132200	0	132200	731500	642400	1373900
		Added	Assmt:	2024	0	129000*					
		Added	Assmt:	2024	0	3200*					
602	6		2	2130600	0	-6000	0	-6000	1440900	683700	2124600
602	8		2 /1	2038600	0	4035000	0	4035000	2038600	4035000	6073600
		Added	Assmt:	2024	0	3934800*					
		Added	Assmt:	2024	0	100200*					
603	10		2	975000	0	146500	0	146500	936800	184700	1121500
		Added	Assmt:	2024	0	146500					
603	20.01		1	1504300	-516900	0	0	-516900	987400	0	987400
603	20.02		1	0	989700	0	0	989700	989700	0	989700
603	20.03		1	0	968600	0	0	968600	968600	0	968600
604	2		2	1225100	0	38100	0	38100	1060200	203000	1263200
		Added	Assmt:	2024	0	38100					
605	6		2	984600	0	17100	0	17100	750000	251700	1001700
		Added	Assmt:	2024	0	17100					
611	10.01		2 /1	660000	0	1843300	0	1843300	660000	1843300	2503300
		Added	Assmt:	2023	0	1843300					
		Added	Assmt:	2024	0	1843300					
612	11		2 /1	825000	0	2672300	0	2672300	825000	2672300	3497300
		Added	Assmt:	2024	0	2672300					
615	7		2	720600	0	12600	0	12600	663000	70200	733200
		Added	Assmt:	2024	0	12600					
615	11		4A	1800000	0	-500000	0	-500000	595100	704900	1300000
701	25		2	1531000	0	3300	0	3300	1186700	347600	1534300
		Added	Assmt:	2024	0	3300					
702	10		2	1152100	0	1142900	0	1142900	1024500	1270500	2295000
		Added	Assmt:	2024	0	1142900					
702	16		2 /1	952800	0	745000	0	745000	952800	745000	1697800
		Added	Assmt:	2024	0	745000					
703	1		1 /2	1173100	0	-201800	0	-201800	971300	0	971300
703	2		2	3600000	-45100	-178900	0	-224000	858100	2517900	3376000
709	3		2	2885200	0	-254200	0	-254200	999800	1631200	2631000
710	6		2	1100000	0	280700	0	280700	1023500	357200	1380700
711	5		2	1000000	0	1600	0	1600	900000	101600	1001600
713	15		2	1110200	0	415200	0	415200	950000	575400	1525400
		Added	Assmt:	2024	0	415200					
801	4		2	1427400	0	-15300	0	-15300	1344200	67900	1412100
802	10		4A	35500000	0	-14200000	0	-14200000	19875000	1425000	21300000
805	3		2	947200	0	7600	0	7600	875000	79800	954800
		Added	Assmt:	2024	0	7600					
805	6		1 /2	1347100	0	-142000	0	-142000	1205100	0	1205100
808	2		2	1023800	0	123900	0	123900	878800	268900	1147700

## Preliminary Reconciliation Report

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Block	Lot	Qual	Class	PRIOR Assessment	Land	NET CHANGE IN Impr	VALUE Exempt	NET CHANGE	Land	NEW Assessment Impr	Totl	
901	3	2	/1	998700	0	2491500	0	2491500	998700	2491500	3490200	
		Added	Assmt:	2024	0	2491500						
903	11	2		960000	0	215000	0	215000	869300	305700	1175000	
		Added	Assmt:	2024	0	215000						
904	6	1	/2	1045000	0	-120000	0	-120000	925000	0	925000	
904	16	2		1153800	0	14200	0	14200	925200	242800	1168000	
		Added	Assmt:	2023	0	14200						
		Added	Assmt:	2024	0	14200						
906	18	2		1344500	0	3200	0	3200	980400	367300	1347700	
		Added	Assmt:	2024	0	3200						
908	3	2		1302400	0	181200	0	181200	1014800	468800	1483600	
		Added	Assmt:	2024	0	181200						
908	6	2		1120900	0	31100	0	31100	924900	227100	1152000	
		Added	Assmt:	2024	0	31100						
910	1	4A		37000000	4000000	0	0	4000000	40900000	100000	41000000	
1006	2	2		2534900	0	-259900	0	-259900	1063800	1211200	2275000	
1006	4	1	/2	1231100	0	-48200	0	-48200	1182900	0	1182900	
1006	15	2		1100000	0	4200	0	4200	1000000	104200	1104200	
1007	8	2		1900000	0	3300	0	3300	1113900	789400	1903300	
		Added	Assmt:	2024	0	3300						
1008	5	1	/2	1669000	0	-133000	0	-133000	1536000	0	1536000	
1009	2	2		2350000	0	3300	0	3300	946800	1406500	2353300	
		Added	Assmt:	2023	0	3300						
		Added	Assmt:	2024	0	3300						
1009	16	1		1137700	-1137700	0	0	-1137700	0	0	0	**DELETED**
1009	16.01	1		0	1244300	0	0	1244300	1244300	0	1244300	NEW RECORD
1009	17	1		1410400	-1410400	0	0	-1410400	0	0	0	**DELETED**
1009	17.01	1		0	1333500	0	0	1333500	1333500	0	1333500	NEW RECORD
1101	4	2		3600000	0	-100000	0	-100000	1425000	2075000	3500000	
1101	10	2	/1	1425000	0	3111900	0	3111900	1425000	3111900	4536900	
		Added	Assmt:	2024	0	3111900						
1102	1	2		1523300	0	3200	0	3200	1187200	339300	1526500	
		Added	Assmt:	2024	0	3200						
1105	6	2		1555200	0	3200	0	3200	1086100	472300	1558400	
		Added	Assmt:	2024	0	3200						
1106	14	2		1535800	0	105500	0	105500	1060000	581300	1641300	
		Added	Assmt:	2023	0	105500						
		Added	Assmt:	2024	0	105500						
1106	19	2	/1	1060000	0	2424000	0	2424000	1060000	2424000	3484000	
		Added	Assmt:	2024	0	2424000						
1108	12	2	/1	1114100	0	2269200	0	2269200	1114100	2269200	3383300	
		Added	Assmt:	2024	0	2269200						
1110	1	2	/1	1178100	0	2989300	0	2989300	1178100	2989300	4167400	
		Added	Assmt:	2023	0	2989300						
		Added	Assmt:	2024	0	2989300						
1201	2	2		2300000	0	-300000	0	-300000	1101100	898900	2000000	
1501	1	6A		1644861	4995	-276	0	-46857	1858360	8599	1598004	

## 16 ENGLEWOOD CLIFFS

Block	Lot	Qual	Class	PRIOR Assessment	Land	NET CHANGE IN VALUE Impr	Exempt	NET CHANGE	Land	NEW Assessment Impr	Tot l
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+5717100	Land	Total
+11217500	Impr	Total
+0	Exmt	Total
+16934600	Net	Total

7	Total Records Added
3	Total Records Deleted
100	Total Records Updated

4 Net Change Total

\$30,631,400	Total Value of Added Assessments for 2024 (Please Verify w/AA Table of Aggregates)
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Class	Items	Land	HISTORY 1 TOTALS 2024 Impr	Exempt	Net	
1	97	65364600	0	0	65364600	
2	1902	1506507500	1055855100	0	2562362600	
3A	0	0	0	0	0	
3B	0	0	0	0	0	
4A	125	411804800	515831800	0	927636600	
4B	0	0	0	0	0	
4C	1	594000	1156000	0	1750000	
RATABLES	2125	1984270900	1572842900	0	3557113800	2024
5A	0	0	0		0	
5B	0	0	0		0	
RAILROAD	0	0	0		0	
6A	1	1853365	8875		1644861	
6B	0	0	0		0	
6C	0	0	0		0	
PUB UTIL	1	1853365			1644861	
15A	3	59691400	23243900		82935300	
15B	5	46734600	29811700		76546300	
15C	37	742510700	13476400		755987100	
15D	0	0	0		0	
15E	1	2628500	0		2628500	
15F	1	735000	193900		928900	
EXEMPT	47	852300200	66725900		919026100	

Deduction	Qty	Amount
SENIOR	2	500
SURVIVING SPOUSE	2	500
DISABLED PERSON	0	0
VETERAN	43	2150
WIDOW OF VET	7	350

Exemption	Amount
E	0
F	0
P	0
M	0
G	0
J	0
L	0
O	0
H	0
B	0
W	0
I	0
K	0
N	0
U	0

2172	Total	Items Ratable and Exempt
2836571100	Total	Land
1639568800	Total	Impr
0	Total	Exmpt
4476139900	Total	Ratables and Exempts

District: 16 ENGLEWOOD CLIFFS

## PRELIMINARY TAX LIST TOTALS -

01/31/25  
2024

Class	Items	Land	Impr	Exempt	Net	
1	104	68783100	0	0	68783100	
2	1902	1508069000	1084521100	0	2592590100	
3A	0	0	0	0	0	
3B	0	0	0	0	0	
4A	125	415261600	500801200	0	916062800	
4B	0	0	0	0	0	
4C	1	594000	1156000	0	1750000	
RATABLES	2132	1992707700	1586478300	0	3579186000	PRC
5A	0	0	0		0	
5B	0	0	0		0	
RAILROAD	0	0	0		0	
6A	1	1858360	8599		1598004	
6B	0	0	0		0	
6C	0	0	0		0	
PUB UTIL	1	1858360			1598004	
15A	3	59691400	23243900		82935300	
15B	5	46734600	29811700		76546300	
15C	34	739791000	11058500		750849500	
15D	0	0	0		0	
15E	1	2628500	0		2628500	
15F	1	735000	193900		928900	
EXEMPT	44	849580500	64308000		913888500	

Deduction	Qty	Amount
SENIOR	1	250
SURVIVING SPOUSE	2	500
DISABLED PERSON	0	0
VETERAN	40	10000
WIDOW OF VET	8	2000

Exemption	Amount
E	0
F	0
P	0
M	0
G	0
J	0
L	0
O	0
H	0
B	0
W	0
I	0
K	0
N	0
U	0

2176	Total	Items Ratable and Exempt
2842288200	Total	Land
1650786300	Total	Impr
0	Total	Exmpt
4493074500	Total	Ratables and Exempts

	Prior	Current	Change	
Line Items:	2,172	2,176	4	Ok
Value Chg:	4,476,139,900	4,493,074,500	16,934,600	Ok

APPEAL/TAX LIST REPORT FOR 2024

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District: 16 ENGLEWOOD CLIFFS

Judged

Appeal#	Owner / Property Location	Block	Lot	Cla	Assessed	Added	Judged	Tax Ct	Tax List
06/05/24 16-2400101L 6B	TANG, XIUWEI & ZHU, STEVEN X 46 IRVING AVE AWOP	108	17	2	549600 772100 0	0 0 0	549600 772100 0	0 0 0	549600 772100 1321700
06/05/24 16-2400105L 3	SHEVELENKO, IRINA & VOLKOV, SE 31 IRVING AVE A/R	127	9	2	661700 874100 0	0 0 0	661700 839100 0	0 0 0	661700 839100 1500800
06/05/24 16-2400103L 3	ZHANG, JINSHUO & WANG, DAN 22 SARA HILL LA A/R	303	40.02	2	643400 1117800 0	0 0 0	643400 1076600 0	0 0 0	643400 1076600 1720000
00/00/00 16-2400001T	300 SYLVAN AVE., LLC %MARTHA M 300 SYLVAN AVE	313	3	4A	2870000 1630000 0	0 0 0	0 0 0	0 0 0	2870000 1630000 4500000 *
00/00/00 16-2400006T	400 SYLVAN ASSOCIATES LLC 400 SYLVAN AVE	411	17	4A	5341000 1409000 0	0 0 0	0 0 0	0 0 0	5341000 1409000 6750000 *
06/05/24 16-2400102L 6B	INV MANAGEMENT GROUP, LLC 455 SYLVAN AVENUE AWOP	412	10	4A	3335600 1664400 0	0 0 0	3335600 1664400 0	0 0 0	3335600 1664400 5000000
00/00/00 16-2400003T	BEDROCK REALTY HOLDINGS, LLC 720 PALISADE AVE	506	3	4A	2048000 1952000 0	0 0 0	0 0 0	0 0 0	2048000 1952000 4000000 *
06/05/24 16-2400104L 3	LUKOIL N. AMERICA LLC 490 SYLVAN AVE STIP	506	6	4A	972400 27600 0	0 0 0	972400 27600 0	0 0 0	972400 27600 1000000
00/00/00 16-2400005T	KARJEN L.L.C. 474 SYLVAN AVE	510	4	4A	1000000 600000 0	0 0 0	0 0 0	0 0 0	1000000 600000 1600000 *
00/00/00 16-2400007T	550 SUMMIT ST LLC 550 SUMMIT ST	603	21.01	2	1727800 2474100 0	0 0 0	0 0 0	0 0 0	1727800 2474100 4201900 *
00/00/00 16-2400004T	Q SYSTEMS PROPERTIES LLC 635 PALISADE AVE	615	11	4A	595100 1204900 0	0 0 0	0 0 0	0 0 0	595100 704900 1300000 *
06/05/24 16-2400107L 6B	E.H.H. REALTY CORP 9 CLIFTON TERR AWOP	617	3	2	644500 47100 0	0 0 0	644500 47100 0	0 0 0	644500 47100 691600
00/00/00 16-2400010T	F.R. BRUNETTI CONST.%GOODRICH 560 SYLVAN AVE	802	10	4A	19875000 15625000 0	0 0 0	0 0 0	19875000 1425000 0	19875000 1425000 21300000 *
00/00/00 16-2400009T	800 SYLVAN AVENUE CONDOMINIUM 800 SYLVAN AVE COCB1	910	1	4A	12448000 34775300 0	0 0 0	0 0 0	0 0 0	12448000 34775300 47223300 *
00/00/00 16-2400011T	MASSACHI, YAHYA & JAMILEH 23 LYNN DR	1006	2	2	1063800 1471100 0	0 0 0	0 0 0	1063800 1211200 0	1063800 1211200 2275000 *



APPEAL/TAX LIST REPORT FOR 2024

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Fri Feb 1 2025 17:07:10

District: 16 ENGLEWOOD CLIFFS

Judged

Appeal#	Owner / Property Location	Block	Lot	Cla	Assessed	Added	Judged	Tax Ct	Tax List
00/00/00 16-2400012T	PRAMILA TIWARI TRST 90 ROBERTS RD	1101	4	2	1425000 2175000 0 3600000	0 0 0 0	0 0 0 0	0 0 0 0	1425000 2075000  3500000 *
00/00/00 16-2400008T	WEKSLER BRUCE & LYNN 24 LAURIE DR	1106	15	2	1060000 1597700 0 2657700	0 0 0 0	0 0 0 0	0 0 0 0	1060000 1597700  2657700 *
06/05/24 16-2400106L 6B	MEHTA, HEMANT C & SHAH, MAMTA 68 JANE DR AWOP	1107	18	2	889400 60600 0 950000	0 0 0 0	889400 60600 0 950000	0 0 0 0	889400 60600  950000
00/00/00 16-2400002T	VERIZON VARIOUS	1501	1	6A	1853365 8875 217379 1644861	0 0 0 0	0 0 0 0	0 0 0 0	1858360 8599  1598004 *

\* Tax List Does Not Match Judgement

19 Listed.

Total Assessed Land:	59,003,665	Impr:	69,486,675	Exmp:	217,379	Net:	128,272,961
Total Judged Land:	7,696,600	Impr:	4,487,500	Exmp:		Net:	12,184,100

No Compare on: Last Yr Taxes:  
No Compare on: Curr Yr Taxes:  
Total Lines Compared: 2177  
ok: 0 Line Items in current and not in Master File.

See also  
[http://www.njcourts.gov/courts/tax/docketed\\_lists.html](http://www.njcourts.gov/courts/tax/docketed_lists.html)