

TABLE OF AGGREGATES  
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF RAHWAY CITY

FOR 2026

(1) VALUE OF LAND	521,577,105	
(2) VALUE OF IMPROVEMENTS	967,621,150	
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR		1489,198,255
(4) TAX VALUE MACH,IMPLMNT & EQUIPT OF TELEPHONE, PETROLEUM REFINERIES MISCELLANEOUS		27
(5) EXEMPTIONS		
POLLUTION CONTROL (RS 54:4-3.56)		
FIRE SUPPRESSION (RS 54:4-3.13)		
FALLOUT SHELTER (RS 54:4-3.48)		
WATER/SEWAGE FAC. (RS 54:4-3.59)		
UEZ ABATEMENT (RS 54:4-3.139)		
HOME IMPROVEMENT (RS 54:4-3.72)		
MULTI FAMILY (RS 54:4-3.121)		
CL 4 ABATEMENT (RS 54:4-3.95)		
RENEWABLE ENERGY (RS 54:4-3.113)		
DWELL ABATEMENT (RS 40A:21-5)		
DWELL EXEMPTION (RS 40A:21-5)		
NEW DWL/CONV ABATE (RS 40A:21-5)		
NEW DWL/CONV EXEM (RS 40A:21-5)		
MUL DWELL EXEM (RS 40A:21-6)		
MUL DWELL ABATE (RS 40A:21-6)		
COM/IND EXEMPTION (RS 40A:21-7)		
TOTAL		
(5A) DEDUCTIONS ALLOWED (C.73,L.1976)		
NBR VETERANS	196	
NBR VETERANS WIDOWS	67	
TOTAL	263	
NBR SENIOR CITIZENS	47	
NBR DISABLED PERSONS	6	
NBR SURVIVING SPOUSE	2	
TOTAL	318	
(6) NET VALUATION TAXABLE		1489,198,282
(7) TAX RATE - GENL TAX RATE PER \$100 TAXABLE VALUE		
(8) RATIO - AVERAGE RATIO OF ASSESSED TO TRUE VALUE OF REAL PROPERTY	%	
(9A) UEZ EXPIRED (-)		
(9B) TRUE VALUE CL II RR PROPERTY (+)		
(10) EQUALIZATION		
(11) NET VALUE ON WHICH COUNTY TAXES ARE APPORTIONED		
(12) APPORTIONMENT OF TAXES		
TOTAL CNTY TAX APPRT ADJUSTMENTS		
CNTY EQUAL TBL APPL (+ OR -)		
APPEALS & CORR. (+ OR -)		
NET CNTY TAX APPOR		
LESS EXCESS STATE AID		

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	33,244,700
OTHER SCHOOL PROP	
PUBLIC PROP	92,161,000
CHURCH & CHARITABLE PROP	26,691,300
CEMETERY & GRAVEYARD	3,315,600
OTHER EXEMPT PROP	293,020,250
TOTAL VALUE	448,432,850

(14) MISC REVENUE FOR SUPPORT OF BUDGET	
SURPLUS REVENUE APPROPRIATED	
MISC REVENUE ANTICIPATED	
RECEIPT FROM DELINQUENT TAX & LIEN	
TOTAL MISCELLANEOUS REVENUE	

(15) APPORTIONMENT OF TAXES

ITEM	AMOUNT	RATE
NET CNTY TX LESS ST AID		
COUNTY LIBRARY TAX		
COUNTY HEALTH TAX		
COUNTY OPEN SPACE		
DISTRICT SCHOOL TAX		
CONSOLIDATED SCHOOL TAX		
REGIONAL SCHOOL TAX		
MUNICIPAL OPEN SPACE		
MUNICIPAL LIBRARY TAX		
LOCAL MUNCPL PURPOSE TAX		
TOTAL TAX LEVY		

AUTHORIZED RATE

(16) REAL PROPERTY CLASSIFICATION SUMMARY

	ITEMS	TAX VALUE
1.	VACANT LAND	237
2.	RESIDENTIAL	7,327
3A.	FARM (REGULAR)	
3B.	FARM (QUALIFIED)	
4A.	COMMERCIAL	339
4B.	INDUSTRIAL	95
4C.	APARTMENT	80
	TOTAL CLASS 4A,4B,4C	126,565,650
		255,255,900
		76,571,000
	TOTAL ALL CLASSES	458,392,550
		1489,198,255

STATE OF NEW JERSEY UNION COUNTY

I (WE) \_\_\_\_\_ ASSESSOR(S) OF THE  
TAXING DISTRICT OF RAHWAY CITY DO SWEAR (OR AFFIRM)  
THAT THE FOREGOING TAX LIST AND TAX DUPLICATE CONTAIN THE  
VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING  
DISTRICT IN WHICH I (WE) AM (ARE) TAX ASSESSOR(S), AND THAT  
SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT  
ITS TAXABLE VALUE AND I (WE) HAVE ALLOWED ONLY SUCH EXEMPTIONS  
AND DEDUCTIONS AS ARE PRESCRIBED BY LAW

I (WE) DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2026,  
I (WE) HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT-WIDE  
ADJUSTMENTS OF REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE  
VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH  
YEAR FOR EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE  
COUNTY.

SWORN AND SUBSCRIBED BEFORE ME  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ OF 2025

ASSESSOR(S)

CERTIFICATION BY COUNTY BOARD

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND  
COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2026 IN THE  
TAXING DISTRICT OF RAHWAY CITY COUNTY OF  
UNION, NEW JERSEY, AND THAT \$ 1,489,198,282 IS THE  
NET VALUATION TAXABLE AND \$ \_\_\_\_\_ IS THE NET VALUATION  
ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES  
ARE APPORTIONED.

ATTEST:

John J. Delgado Jr. PRESIDENT  
Kevin O'Brien V. PRESIDENT  
Joseph A. DeYoung COMMISSIONER  
Maureen McElmurry COMMISSIONER  
Supriya T. Waghulal COMMISSIONER  
Chris R. Dwyer COMMISSIONER

TAX ADMINISTRATOR  
COUNTY BOARD OF TAXATION

TAXING DISTRICT 13 RAHWAY CITY			2026	TAX	LIST	DISTRICT	SUMMARY	COUNTY 20	UNION	12/12/25
	CLASSIFICATION	NO. OF PARCELS	LAND VALUE		IMPROVEMENT VALUE		TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE
1	VACANT LAND	237	18,713,100		0		18,713,100		0	18,713,100
2	RESIDENTIAL	7,327	396,060,905		616,031,700		1,012,092,605		0	1,012,092,605
3A	FARM (REGULAR)	0	0		0		0		0	0
3B	FARM (QUALIFIED)	0	0		0		0		0	0
4A	COMMERCIAL	339	47,027,800		79,537,850		126,565,650		0	126,565,650
4B	INDUSTRIAL	95	41,907,600		213,348,300		255,255,900		0	255,255,900
4C	APARTMENT	80	17,867,700		58,703,300		76,571,000		0	76,571,000
CLASS 4 TOTAL		514	106,803,100		351,589,450		458,392,550		0	458,392,550
RATABLE TOTAL		8,078	521,577,105		967,621,150		1,489,198,255		0	1,489,198,255
5A	CLASS 1 RAILROAD	25	455,600		0		455,600		0	455,600
5B	CLASS 2 RAILROAD	0	0		0		0		0	0
RAILROAD TOTAL		25	455,600		0		455,600		0	455,600
6A	TELEPHONE	1						100		27
6B	PETROL REFINRIES	0						0		0
6C	MISCELLANEOUS	0						0		0
PUBLIC UTIL. TOTAL		1						100		27
15A	PUBLIC SCHOOL	7	8,423,000		24,821,700		33,244,700		0	33,244,700
15B	OTHER SCHOOL	0	0		0		0		0	0
15C	PUBLIC PROPERTY	189	51,585,900		40,575,100		92,161,000		0	92,161,000
15D	CHARITABLE	43	7,104,400		19,586,900		26,691,300		0	26,691,300
15E	CEMETERY	3	3,218,000		97,600		3,315,600		0	3,315,600
15F	MISCELLANEOUS	141	21,324,300		271,695,950		293,020,250		0	293,020,250
EXEMPT TOTAL		383	91,655,600		356,777,250		448,432,850		0	448,432,850
----- D E D U C T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----	
CLASSIFICATION		NO. OF DEDUCTS	DEDUCTION AMOUNT	CLASSIFICATION		NO. OF PARCELS	EXEMPTION AMOUNT	CLASSIFICATION		NO. OF PARCELS
SENIOR CITIZEN		47	11,750	FIRE SUPPRESS		0	0	DWELL ABATE		0
DISABLED PERSON		6	1,500	POLLUTION CNTRL		0	0	DWELL EXEMP		0
SURVIVING SPOUSE		2	500	FALLOUT SHELTER		0	0	NEW DWEL/CONV ABAT		0
VETERAN		196	49,000	WATER/SEWAGE FAC		0	0	NEW DWEL/CONV EXMT		0
WIDOW OF VETERAN		67	16,750	HOME IMPROVEMENT		0	0	MUL DWELL EXEMP		0
				CLASS 4 ABATEMENT		0	0	MUL DWELL ABATE		0
				MULTI-FAMILY DWELL		0	0	COM/IND EXEMP		0
				UEZ ABATEMENT		0	0	RENEWABLE ENERGY		0

I ASSESSOR OF THE TAXING DISTRICT OF RAHWAY CITY DO SWEAR (OR AFFIRM) THAT THE FOREGOING  
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EXEMPTIONS AND DEDUCTIONS AS ARE PRESCRIBED BY LAW.

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REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH YEAR FOR  
EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE COUNTY.

SWORN AND SUBSCRIBED BEFORE ME THIS DAY OF OF 2025. -----  
ASSESSOR

TAXING DISTRICT 13    RAHWAY CITY		2026	SPECIAL	TAXING	DISTRICT	SUMMARY	COUNTY 20    UNION	
SPECIAL TAXING DISTRICT		NO. OF ITEMS	LAND VALUE		IMPROVEMENTS		EXEMPTIONS	NET TAXABLE
S01	RATABLES	520	90,359,400		163,071,850		0	253,431,250
	RAILROAD	0	0		0			0
	PUB UTIL	0	0					0
	EXEMPTS	7	3,435,700		6,035,900			9,471,600