



INSTR # 2015004895  
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SCOTT M. COLABELLA, COUNTY CLERK  
OCEAN COUNTY, NEW JERSEY

File No:12681.0008

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**BATHGATE, WEGENER & WOLF**

A Professional Corporation

One Airport Road

Lakewood NJ 08701

(732) 363-0666

Attorneys for Plaintiff, **Lakewood Township**

*fsk*

<b>TOWNSHIP OF LAKEWOOD</b> , a municipal corporation in the County of Ocean, State of New Jersey, and a public body politic,	:	SUPERIOR COURT OF NEW JERSEY LAW DIVISION:OCEAN COUNTY
	:	
Plaintiff,	:	
	:	
v.	:	<b>CIVIL ACTION</b> (In Condemnation)
	:	
<b>Kenneth Garzo, Florence Steinau, Leslie Steinau, Jr., International Tracers of America, Tracers of America, Inc., Maximillian Hirschberg, Stephen Sonson, Barbara Sonson, UNKNOWN OWNERS,</b>	:	<b>DECLARATION OF TAKING</b>
	:	
Defendants.	:	

Plaintiff, Township of Lakewood, a municipal corporation in the County of Ocean, State of New Jersey, located at 231 Third Street, Lakewood, New Jersey, hereby declares pursuant to the provision of Chapter 361 Public Laws 1971, as amended and supplemented N.J.S.A. 20:3-1 et seq., that the Plaintiff herein, as a duly constituted public body, in accordance with the provisions of N.J.S.A. 40A:12-1, N.J.S.A. 40:56-1 et seq., including but not limited to 40:56-7, 40A;12-3, 40A:12-4, 40A:12-5, and 40A:12A-8, is empowered and authorized to acquire by condemnation the land and property herein described on Exhibit "A" and that:

1. Possession of the land and premises described in the Complaint filed in the within matter, is being taken by and for the use of the Township of Lakewood.
2. The premises herein taken are as depicted in Exhibit A which is annexed hereto and made a part hereof, said Exhibit being the same in all respects as annexed to the Complaint

*5<sup>th</sup>  
\$104 cash*

filed herein. The premises is vacant land and currently comprises a portion of Block 961.01 Lot 2.06, previously comprised a portion of Block 961.01 Lot 2.01 and/or 2.02, and was formerly known as Block 895 Lot 2. The first page of Exhibit A which includes an excerpt from the Tax Map contains a typographical error wherein it references Lot 2.02, in lieu of current lot 2.06.

3. The fee simple estate or interest taken is described in Exhibit A and the sum of money estimated by the Township of Lakewood to be just compensation for the taking, which sum is about to be deposited with the Clerk of the Superior Court, is the sum of \$37,000.00 based upon the appraisal of the premises.

4. In compliance with the applicable statutes, upon the filing of this Declaration, the aforesaid total sum of money has been deposited with the Clerk of the Superior Court of New Jersey.

5. The Township of Lakewood is entitled to exclusive possession, title and use of the premises aforesaid and will forthwith enter into and take possession of said premises pursuant to N.J.S.A. 20:3-17 through 21.

6. The last known owners of record are believed to be Kenneth Garzo and/or Tracers of America, Inc. Upon information and belief, prior owners of record are the Estate of Maximillian Hirschberg, International Tracers of America, Inc. and Barbara and Stephen Sonson, Florence Steinau and Leslie Steinau, Jr.

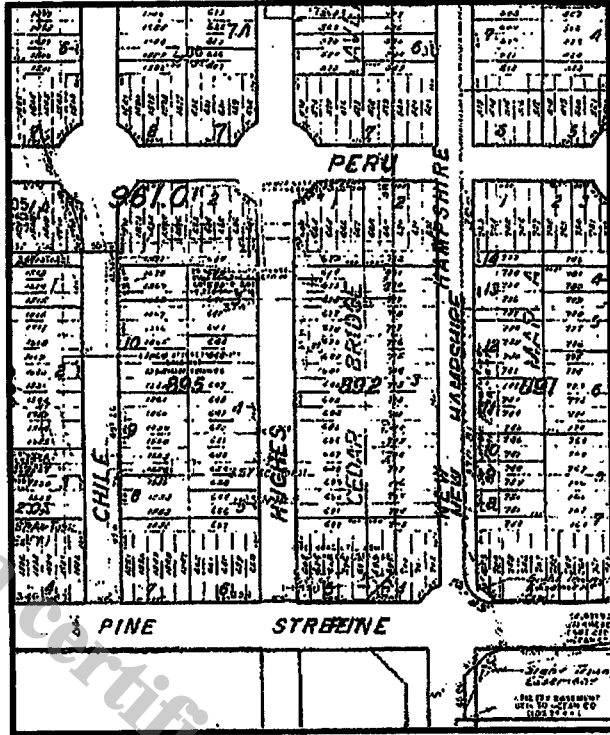
7. No other person or corporation appears of record to have an interest in the said land and premises, and no other person or corporation which has or may claim to have an interest therein is known to the plaintiff.

8. This Declaration of Taking shall be filed in the deed records of the County of Ocean.

**STARMARK**  
APPRAISALS  
residential & commercial

APPRAISAL REPORT  
REAL ESTATE APPRAISAL

Of  
**Pine Street**



Portion of Block 961.01 Lot 2.02; Former Block 895 Lot 2  
Lakewood  
Ocean County  
NJ, 08701

As of  
September 1, 2014

Prepared For  
Mr. Jan Wouters  
Bathgate, Wegener & Wolf, PC  
1 Airport Road  
Lakewood, NJ, 08701

Prepared by  
STARMARK APPRAISALS LLC  
Samuel Levi, MAI, NJ-42RG00222500

File Name:  
N010714201401

"Exhibit A"

DESCRIPTION

Former Block 895 Lot 2 , currently comprising a portion of current Block 961.01 Lot 2.06 and comprising approximately 100' x 100'.

Last known owner: Florence T. Steinau, Leslie Steinau, Jr., and International Tracers of America.

Other parties who may have an interest in the property: Maximillian Hirschberg, Tracers of America, Inc., Barbara Sonson and Stephen Sonson

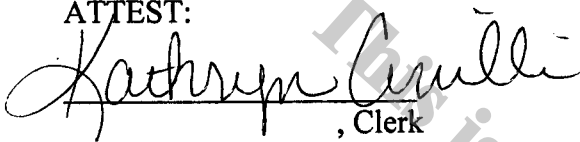
*This is not a certified copy*

In WITNESS WHEREOF, the Township of Lakewood has caused this Declaration of Taking to be signed by its <sup>Deputy</sup> Mayor, thereto duly authorized, and attested by its Township Clerk, this 3 day of December, 2014.

TOWNSHIP OF LAKEWOOD

By:   
ALBERT AKERMAN, Deputy Mayor

ATTEST:

  
Kathryn Amilli, Clerk

This is not a certified copy