



**(610) 842-4780**

**Bryan R. Cogliano, CFP®**

**1031 Tax-Free Exchange  
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**Property Transfers Recorded in County Clerk's Office between 2/27/23-3/5/23**

Seller	Buyer	Property	Price
<b>Avalon</b>			
Welsh Thomas J Jr	Dougherty Beth T	1539 Dune Dr	\$3,950,000
Clever Wingnuts LLC	266 42Nd St LLC	266 42Nd St	\$3,600,000
Karvois Paul J	Av188 LLC	188 34Th St	\$2,500,000
		<b>Total:</b>	<b>\$10,050,000</b>
		<b>Median:</b>	<b>\$3,600,000</b>
<b>Cape May</b>			
Grubb Brian	Peterson Gordon N III	244 Windsor Ave	\$1,400,000
Villecco Jerry J	Rafter Joseph M Jr	1295 Lafayette St Un C	\$755,000
Brill Wendy Exr	Sexton Scott	217 Beach Ave Un E409	\$477,900
		<b>Total:</b>	<b>\$2,632,900</b>
		<b>Median:</b>	<b>\$755,000</b>
<b>Dennis Township</b>			
Weinhofer Joan E	Popper Lauren	609 Woodbine Ave	\$637,000
		<b>Total:</b>	<b>\$637,000</b>
		<b>Median:</b>	<b>\$637,000</b>
<b>Lower Township</b>			
Davis Rose Marie	Hughes Trent William	902 Ocean Drive	\$675,000
Young Monica C	Tremblay Ryan Thomas	1622 Jennings Ave	\$340,000
Mogavero Marcello	Patrizio Camilla	28 E Pacific Ave	\$239,900
Kirk Jeffrey M	Knight Christine	107 E Drumbed Rd	\$200,000
Schick David W	Rodgers Beverly L	142 W New Jersey Ave	\$185,000
Van Dalen Lynda Exr	Hofstetter Frederick J	14 Breakwater Pl Un 14	\$77,900
		<b>Total:</b>	<b>\$1,717,800</b>
		<b>Median:</b>	<b>\$219,950</b>
<b>Middle Township</b>			
Amato Salvatore A	Ortell Rosanne	134 Springers Mill Rd	\$645,000
Altobelli Louis	Holton John	21 Solar Way	\$575,000
Jfff Company LLC	Mcinerney Michael F Jr	11 Highs Beach Rd	\$470,000
Mahoney Russell	Howell Brandon	667 Dias Creek Rd	\$385,000
		<b>Total:</b>	<b>\$2,075,000</b>
		<b>Median:</b>	<b>\$522,500</b>
<b>North Wildwood</b>			
Vey Kathryn E Est	Donovan Gregg Albert	125 W 14Th Ave	\$470,000
Sweeney Lorraine D	Thorn George	1200 Kennedy Dr	\$115,000
		<b>Total:</b>	<b>\$585,000</b>
		<b>Median:</b>	<b>\$292,500</b>
<b>Ocean City</b>			
Central Ave Alleyoop LLC	Braeckman Rene A	1110 Bayfront Un B	\$2,025,000
Haskell Malcolm Atty	Elcon Custom Homes LLC	2 Arkansa Ave	\$2,000,000
Zunino Stephen D	Bogosian John P	46 West 14Th St	\$1,798,500
Torres Oscar	Goldhoff George R	8 Walton Pl	\$888,000
Bond Alan	Horner Charles R III	3536 Simpson Ave #82	\$285,000
Melino Lauren	Melino Gregory	4703 Central Ave	\$200,000
		<b>Total:</b>	<b>\$7,196,500</b>
		<b>Median:</b>	<b>\$1,343,250</b>
<b>Sea Isle City</b>			
Rebello Larry A	Paulukow Nicholas	129 58Th St West	\$1,779,000
Bonner John J Jr	Matkowski Daniel	101 47Th St	\$720,000
		<b>Total:</b>	<b>\$2,499,000</b>
		<b>Median:</b>	<b>\$1,249,500</b>
<b>Stone Harbor</b>			
Jcm Development LLC	Beck Christopher L	9114 3Rd Ave	\$1,625,000
		<b>Total:</b>	<b>\$1,625,000</b>
		<b>Median:</b>	<b>\$1,625,000</b>
<b>Upper Township</b>			
Singleton Dennis	Peracchia Nick E	3128 Us Rt 9 South	\$475,000
Romesburg Virginia E	Rosie Glasses Inv LLC	19 W Mapleshade Lane	\$250,000
		<b>Total:</b>	<b>\$725,000</b>
		<b>Median:</b>	<b>\$362,500</b>
<b>Wildwood</b>			
Blaszak Joseph	Rassouli Francine	220 E Roberts Ave Un 5	\$475,000
Olarsch Richard G	4211 Pacific LLC	4211 Pacific Ave	\$430,000
Timberlake William Ii	Hallion Thomas D Jr	5301 Hudson Ave	\$375,000
Anto Inc	Keka Zijadin	4520 Park Blvd	\$300,000
Sullivan Carole Trust	247 Oak Ljkq LLC	124 W Oak Ave	\$195,000
		<b>Total:</b>	<b>\$1,775,000</b>
		<b>Median:</b>	<b>\$375,000</b>
<b>Wildwood Crest</b>			
Peterson Gordon N	Rani Partners Ii LLC	309 E Toledo Avae	\$1,250,000
108 W Jefferson Ave Rlty Trust	Jersey Dev Grp LLC	108 W Jefferson Ave	\$615,000
Schultz Michael E	Jersey Dev Grp LLC	211 E Palm Rd	\$600,000
Hofmann John J	Mulvey Ryan	116 W Wisteria Rd	\$565,000
Haney Bernadette	Martin Andrea	7103 Pacific Ave Un 1	\$280,000
		<b>Total:</b>	<b>\$3,310,000</b>
		<b>Median:</b>	<b>\$600,000</b>
		<b>Total for Cape May County:</b>	<b>\$34,828,200</b>
		<b>Median for Cape May County:</b>	<b>\$521,450</b>