



(610) 842-4780

Bryan R. Cogliano, CFP®

**1031 Tax-Free Exchange
Defer the Tax. Maximize the Gain.**

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Property Transfers Recorded in County Clerk's Office between 7/24/23-7/30/23

Seller	Buyer	Property	Price
Avalon			
Giuffre Nicholas J	Quinn Wayne	4306 Fifth Ave	\$7,550,000
Ryan Terence R	Sotherden Derek	292 33Rd St	\$1,350,000
Golderer Brian J	Plover Rentals LLC	7900 Dune Dr Un 106	\$500,000
		Total:	\$9,400,000
		Median:	\$1,350,000
Cape May			
Kupp Thomas G	Mockaitis Matthew	1059 Idaho Ave	\$2,300,000
Miltenberger Steven E	Lee David	1241 Pennsylvania Ave	\$817,500
		Total:	\$3,117,500
		Median:	\$1,558,750
Cape May Point			
Payson Deborah	Travetti Adam V	202 Ocean Ave Un 5	\$550,000
		Total:	\$550,000
		Median:	\$550,000
Dennis Township			
Clee William	Walther Rudolph John	69 Magnolia Dr	\$105,000
		Total:	\$105,000
		Median:	\$105,000
Lower Township			
Breve Alexander	Kelly Maureen E	1201 Rose Hill Pkwy	\$674,000
Reale Stephen	Pepe-Whittaker Lisa	416 Baywyn Rd	\$460,000
Musmul LLC	Coulter Brooke	209 East Weber Ave	\$435,000
Wiggins Walter Bryan Jr Adm	Girard Alexis	6 Trotter Way	\$405,000
Lanz Phillip	Snyder Alexander	110 Orchard Dr	\$400,000
Di Giovannantonio George	Batt Linda	235 Birch Rd	\$325,000
Simcox Samantha	Deleon Kate	1005 Lincoln Blvd	\$305,000
Nautilus Innovations LLC	Andes Jonathan Paul	Lot 61, Block 290	\$302,000
Greto Anthony T	Archer Jonathan	533 Seashore Rd	\$238,900
		Total:	\$3,544,900
		Median:	\$400,000
Middle Township			
Wiseley Edward Charles Jr	Rochford Austin	2 Saddle Wood Dr	\$647,500
Back Harry J Sr	Smith Bruce A	506 Shunpike Rd	\$444,000
Gvi Investments LLC	Mahon Diane	303 West Main St	\$375,000
Buser Gary L Jr	Ward Joseph	9 E Romney Pl	\$359,000
Ckjr LLC	Hartman Andrew Justin	47 Oyster Rd	\$195,000
Flood Patrick	Flood Michael A	107 Walsh Ave	\$140,000
Baldwin Debra Exr	Lawn Muscle LLC	Lot 10, Block 980	\$75,000
Jester William Jr	Thomas David P	206 Old Stagecoarch Rd #1015	\$41,400
		Total:	\$2,276,900
		Median:	\$277,000
North Wildwood			
Jersey Dev Group LLC	Colonna Frank	420 Surf Ave	\$1,295,000
Jersey Dev Group LLC	Schreiber Brian	418-420 Surf Ave	\$1,269,000
Burke Thomas C	Hoggin Daze LLC	1201 Seaboard Cir	\$860,000
Cook Kevin S	Zapolski Francis R Jr	Lot 7, Block 242	\$759,900
Mc Erlean Dorothy Exr	Mc Erlean Dorothy	510 Atlantic Ave	\$422,300
Rossmair Mark J	Rhein Michele	1800 Ocean Ave Un 305	\$337,000
25hmoestel LLC	Mullin-Menow Patricia	301-309 Ocean Ave	\$300,000
U S Bank Trust N A Trus	Pastor Jessica M	124A Allen Dr	\$178,000
		Total:	\$5,421,200
		Median:	\$591,100
Ocean City			
3101 Central Avenue LLC	Jjd25 LLC	3101-03 Central Ave	\$3,700,000
Schock Charles J III	Mchale Thomas	325 Ocean Rd	\$3,050,000
Soleil Property Mgmt LLC	Klironomia VenturesLLC	838 Boardwalk	\$1,800,000
V2 Properties Entity 7 LLC	Olsen Roland A	39 Sunset Pl	\$1,800,000
Mjr 2016 LLC	Riemann Mark	20 Spruce Rd	\$1,590,000
V2 Properties Entity 7 LLC	Lo Dico Karen	2341-43 Simpson Ave Un B	\$1,429,000
Raya Michael A Jr	V2 Properties Entity 7 LLC	635 Ocean Ave	\$1,325,000
Hartman Robert A	Jjg Property Mgmt LLC	12 Garfield Place	\$999,999
Harp Betty Ann	Tyler Margaret M	7 Bass Court	\$810,000
Van Zandt Francis	Hutchinson Eileen M	1131 Simpson Ave Un A	\$680,000
Connelly Darlene D	Garcia Amy L	500 Bay Ave Un 206N	\$523,000
Miller Kathleen	Turpin Suzanne I	3124-26 Haven Ave	\$426,500
Cathrall Heather M	Tacca Steven F	1008 Wesley Ave Un 509	\$395,000
Equity Trust Company Cust	Dawson Daryl	1001B Atlantic Ave Un 276	\$316,000
Kline Bruce	Kline Bruce F	5152-54 West Ave	\$122,830
Volpe Karen	Mac Millan Scott Taylor	7th & 8th Bayfront Pier A-2	\$30,000
		Total:	\$18,997,329
		Median:	\$905,000
Sea Isle City			
Granite West Chester LLC	Whats The Catch LLC	4001 Landis Ave	\$2,120,000
Noodles 1 LLC	Lieb George	7809 Roberts Ave	\$1,999,000
Sir Dev LLC	De Feo Nicholas	205 40th St	\$1,200,000
Hefner Melissa	Kellum Hectorarmando	6300 Landis Ave Un M	\$860,000
Downey Thomas J Jr	Detwiler Jay	30 37th St	\$650,000
		Total:	\$6,829,000
		Median:	\$1,200,000
Stone Harbor			
Drone Dimitri	ApoH LLC	129 105th St	\$4,600,000
		Total:	\$4,600,000
		Median:	\$4,600,000
Upper Township			
Dunn Brian D	Crane Jennifer L Cairone	10 Cedat Hollow Ct	\$893,000
Sokorai Edward	Parvin Jeffrey Scott	6 Hilltop Dr	\$640,000
Sherman Avenue Properties LLC	Dunn Sara J	38 White Oak Dr	\$500,000
Goodman James	Sokorai Jennifer A	25 Peach Orchard Rd	\$480,000
Thompson Jennifer L	Phillips Shep A	38 Mockingbird Ln	\$451,000
1729 Route Us 9 S LLC	Dilks Jeffrey	1729 Rt Us 9 S	\$100,000
Pino Anthony	Scarafone Mark D	29 Bank Rd	\$80,400
		Total:	\$3,144,400
		Median:	\$480,000
West Cape May			
Graham Donald W Exr	Cunningham John	122 BRd Way	\$899,000
		Total:	\$899,000
		Median:	\$899,000
Wildwood			
Maria Michael E	Harwick Scott	3810 Hudson Ave Un 3810	\$557,000
Persia Thomas J	De Fanti Francis	404 W Burk Ave Un C	\$505,000
Cancelliere Anthony	Acar Cheryl	422 West Glenwood Ave	\$430,000
Callaghan Kevin J	Beach Bucket Rentals LLC	401 W Maple Ave	\$320,000
Walsh Rose Marie	Troiano Ryan	152 West Hand Ave	\$300,000
		Total:	\$2,112,000
		Median:	\$430,000
Wildwood Crest			
Navarro Sharon	Gagliardo Tony	207-09 E Wisteria Rd	\$939,000
Roytman Peter	Kaplan Chance T	501 E Stanton Rd Un 302	\$900,000
Fascia Carmen	Dayer Mark E	6200 Pacific Ave Un 104	\$750,000
Dartmouth Group LLC	Di Donato Stacy A	6109 Atlantic Ave Un 312	\$276,000
Dartmouth Group LLC	Ryan Kevin	6109 Atlantic Ave Un 112	\$249,000
		Total:	\$3,114,000
		Median:	\$750,000
Woodbine			
Wall Street Holdings 1 Inc	Midtown Properties LLC	222-224 E Schellenger Ave	\$2,600,000
Mogavero Marcello	Gonzales Edrabel	520-526 Adams Ave	\$100,000
Cape May County Sheriff	Rams Investments LLC	522 Madison Ave	\$67,000
		Total:	\$2,767,000
		Median:	\$100,000
		Total for Cape May County:	\$66,878,229
		Median for Cape May County:	\$500,000