

**Wilson (095)**  
**Tax Year 2026 | Reappraisal 2026**

Jan 1 Owner  
 PFG LEBANON 2 LLC  
 C/O PFG TRANSCO INC  
 20 MURRAY HILL PARKWAY  
 EAST RUTHERFORD NJ 07073

Current Owner

**MADDOX-SIMPSON PKWY 401**

Ctrl Map: 081    Group:    Parcel: 070.02    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$1,386,200  
**Improvement Value:** \$12,602,400  
**Total Market Appraisal:** \$13,988,600  
**Assessment Percentage:** 40%  
**Assessment:** \$5,595,440

**Subdivision Data**

**Subdivision:**  
 SOUTH PERIMETER PARK 15  
**Plat Book:** 21    **Plat Page:** 579    **Block:**    **Lot:** 1

**Additional Information**

ALSO LOT 1A/  
 PERFORMANCE FOOD GRP.

**General Information**

**Class:** 09 - Industrial    **City:** LEBANON  
**City #:** 404    **Special Service District 2:** 000  
**Special Service District 1:** 405    **Neighborhood:** L40  
**District:** 21    **Number of Mobile Homes:** 0  
**Number of Buildings:** 2    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC    **Zoning:** M3  
**Utilities - Gas/Gas Type:** 01 - PUBLIC - NATURAL

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 17.03    **Calculated Acres:** 0    **Total Land Units:** 17.03

Land Code	Soil Class	Units
15 - INDUSTRIAL		17.03

**Commercial Building #: 1**

**Improvement Type:**  
 40 - WAREHOUSE

**Quality:**  
 1 - AVERAGE

**Building Sketch**



**Actual Year Built:**  
 1998

**Business Living Area:**  
 225143

**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
40 - WAREHOUSE	153,641	19 - PREFIN METAL CRIMPED
OFA - Office - Average	17,838	19 - PREFIN METAL CRIMPED
40 - WAREHOUSE	24,934	19 - PREFIN METAL CRIMPED
40 - WAREHOUSE	28,730	19 - PREFIN METAL CRIMPED

**Commercial Features**

Type	Units
LPW - LOADING PLATFORM / CANOPY	1632 X 1
HAC - HEATING AND COOLING	106488 X 1
SPR - SPRINKLER SYSTEM	225143 X 1
CAW - CANOPY	594 X 1

**Commercial Building #: 2**

**Improvement Type:**

41 - GARAGE

**Quality:**

1 - AVERAGE

**Building Sketch**



**Actual Year Built:**

2000

**Business Living Area:**

6724

**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
41 - GARAGE	6,724	19 - PREFIN METAL CRIMPED

**Commercial Features**

Type	Units
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**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	ASP - ASPHALT PAVING		129,713
1	CNC - CONCRETE PAVING		16,320
1	LGT - LIGHTS	11POLES 1LIGHTS	11
1	LGT - LIGHTS	4POLES 2LIGHTS	4
1	MSC - MISCELLANEOUS OBY		12,250
1	MSC - MISCELLANEOUS OBY		36,000
1	MSC - MISCELLANEOUS OBY		18,000
1	CLF - CHAIN LINK FENCE		1,700

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
6/17/2025	\$0	2389	1434		QC - QUITCLAIM DEED	-
6/27/2003	\$10,336,679	991	2048	I - IMPROVED	WD - WARRANTY DEED	I - FINANCIAL INSTITUTION
12/12/1997	\$51,750	454	580	V - VACANT	WD - WARRANTY DEED	N - NON-ARM'S LENGTH
9/12/1997	\$374,000	453	263	V - VACANT	WD - WARRANTY DEED	F - TAX EXEMPT SALE