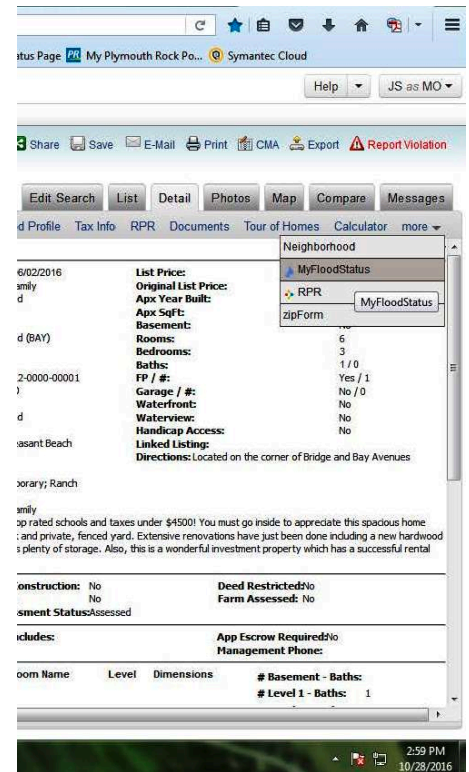


MOMLS Offers New Flood Status Reports

The Monmouth Ocean MLS has entered into a program to order Western Technologies Group (WTG) Flood Zone Determination Reports from within the Monmouth Ocean MLS. This is not a Flood Elevation Certificate, but rather a certified report insured accurate by WTG that will establish if a dwelling is in or out of a flood hazard zone.

Offered on a pay per use basis, Monmouth Ocean MLS users will receive discounted pricing if you order the report through the link within the Monmouth Ocean MLS Listing Display. Monmouth Ocean MLS users pay \$25 for the Flood Determination Report. Public facing orders through MyFloodStatus.com are \$30.

Look for the "Raindrop" appearing soon in the photo display area on FULL Agent Reports. Using this link will open a new browser tab to the WTG website and populate listing address information into the order form. The (WTG) Flood Zone Determination is insured which helps mitigate liability on the user and includes "visual verification". This feature shows visual documentation on how the determination was made and the current "active" flood zone map along with the "preliminary" map to show if the property status could be changing. This report also gives the user access to the (WTG) Flood Resource Center, staffed by nationally certified flood plain managers and FEMA mapping experts. The Flood Resource Center will guide the user to help lower flood insurance premiums, remove properties from high risk flood zones or help mitigate flood risk.



Western Technologies Group has been providing trusted property information in our area for over 25 years. They also offer services on their website for Letters of Map Amendment (LOMA), and have independent surveyors available to deliver Flood Elevation Certificates when time is of the essence.

Two additional reports are available through the Monmouth Ocean MLS Listing Display. The (WTG) Tidelands (Riparian rights) Report and the Property Peek Deluxe Report. The Tidelands (Riparian rights) Report is also insured. The Tidelands report will identify if the State of New Jersey holds riparian (tidelands) claim on currently or formerly flowed tidal waters. The WTG Tidelands report includes a search of public records for tideland claims on a property and if found, any grants, licenses and leases. The Property Peek Report is a comprehensive property report that provides a 25 year tax assessment history, current and historical aerial photography, wetlands, soils maps, zoning, CAFRA, Pinelands management, topographic maps and sewer service areas. This report is not insured, it provides a "heads up" for due diligence and provides the listing agent with a powerful presentation tool.