09-700446.M000

FRANKLIN TWP / CELINA SD

PROP. CLASS		
5	7	0

NEIGHBORHOOD	
M09-N/A	
M	
B	
C	

HECHTS LANDING
HECHTS LANDING
8583 ST RT 219 LOT 536
CELINA, OH 45822
Created in 2008 From - . 0 due to New

LEGAL INFORMATION
MMHome Calc Type: Like Real
Serial/Title #: MY99108769K /
Registration #: 54-2561
Make/Model: Fairmont Homes / 0

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	HECHTS LANDING	8583 ST RT 219 LOT 536	CELINA	OH	45822	07/13/2015	40,000	: 55	☐	■
2	RHOADES THOMAS G	918 ELM ST	PIQUA	OH	45356	03/21/2007	24,000	: A : 0	☐	■
3							0	0	☐	☐

X: ☐ TTO LISTER: DATE: TIME: ☐ LETTER ☐ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR		NEIGHBORHOOD	INFLUENCE FACTORS	
☐ PAVED	☐ LEVEL	☐ WATER	☐	☐ IMPROVING	☐ A. NO ROAD	☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER	☐	☐ STATIC	☐ B. TOPGRHY	☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS	☐	☐ DECLINING	☐ C. Ex Front	☐ H. VACANCY
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC	☐	☐ OLD	☐ D. QUANTITY	☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	☐ STANDARD		☐ STANDARD	☐ E. SZ/SHAPE	☐ J. OTHER/CDU

PROPERTY LOCATION
8583 ST RT 219 LOT #536 ,

COMMENT
TY2017:Net Gen=$358.78, Other Assessment=$0.00
REG #54-2561
HECHTS LANDING LOT 536

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
					TOTAL		0	0

VALUATION SUMMARY

VALUE YEAR		2017	2014	2011					
REASON FOR CHANGE		RAPP	RAPP	RAPP					
APPRAISED VALUE	LAND	0	0	0					
	IMPR	22,700	29,200	29,200					
	TOTAL	22,700	29,200	29,200					
ASSESSED VALUE	LAND	0	0	0					
	IMPR	7,950	10,220	10,220					
	TOTAL	7,950	10,220	10,220					

OCCUPANCY	EXTERIOR
■ SNGL FMLY	☐ WOOD
☐ DUPLEX	☐ STUCCO
☐ TRIPLEX	■ ALM/VYNL
☐ CONVR	☐ CONC BLK
■ MOBILE HM	☐ METAL
☐ BI/L TRI/L	☐ BRICK
☐ MOD/MAN	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	■ GABLE
☐ SLT/TLE	☐ HIP
■ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

FLOORS	B	1	2	3	U
CONCRETE	☐	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE/COMPO	☐	■	☐	☐	☐
CARPET	☐	■	☐	☐	☐

INT. FINISH	B	1	2	3	U
PLASTER/DW	☐	■	☐	☐	☐
PANELING	☐	☐	☐	☐	☐
UNFINISHED	☐	☐	☐	☐	☐

ACCOMMODATIONS					
# OF ROOMS		6			
BEDROOMS		2			
FIREPLACES		1			

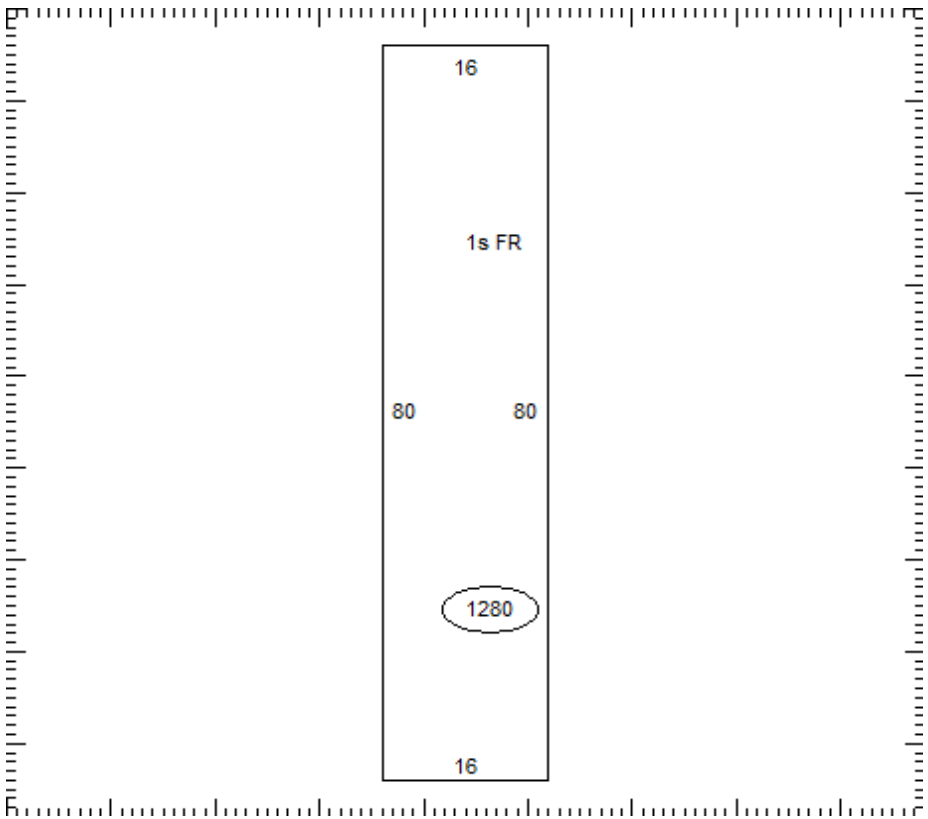
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	■	☐	☐	☐

PLUMBING	BASE ■			
X FULL BATH		1		
X HALF BATH				
X FIXTURES				

FLOOR	AREA	CONST	VALUE
1	1280	FR	31,360

SUBTOTAL			31,360
MULTI-FAMILY #	0		0
BSMT FINISH	0	S.F.	0
FIREPLACE #	1		4,000
HEATING	0	S.F.	0
AIR COND	1,280	S.F.	1,920
PLUMBING #	3		3,300
GARAGES & CARPORTS			0
EXTRA FEATURES			0
SUBTOTAL			40,580
GRADE FACTOR			100 %
UNADJUSTED VALUE			40,580
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK80X16	1,280	C		1999		A	40,580	44	22,720		22,700
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		22,700

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COMMENTS

Dwelling has an Economic Factor of 100%