09-700555.M000

FRANKLIN TWP / CELINA SD

09-23-600-006



| PROP. CLASS | | |
|---|---|---|
| 5 | 7 | 0 |

NEIGHBORHOOD: M09-N/A

M
B
C

**CARDER WILLIAM G**
CARDER WILLIAM G
5395 CLUB ISLAND RD LOT 6
CELINA, OH 45822
Created in 2008 From - . 0 due to New

**LEGAL INFORMATION**
MMHome Calc Type: Like Real
Serial/Title #: 22035 /
Registration #: 54-1234
Make/Model: TRAVELO / 0

| | OWNERSHIP | ADDRESS | CITY | STATE | ZIP | DATE | AMOUNT | DEED:CONV# | JS | VALID |
|---|---|---|---|---|---|---|---|---|---|---|
| 1 | CARDER WILLIAM G | 5395 CLUB ISLAND RD LOT 6 | CELINA | OH | 45822 | 03/13/2015 | 1,600 | : 20 | ☐ | ■ |
| 2 | JOHNSTON REBECCA | 1132 ROSETREE LN | CINCINNATI | OH | 45230 | | 0 | : 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
5402 LAKESIDE DR LOT 6 , CELINA

COMMENT
TY2017:Net Gen=$11.28, Other Assessment=$0.00
LEE'S LANDING LOT 6
REG# 54-1234
513-231-0971

LAND COMPUTATIONS

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

VALUATION SUMMARY

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| VALUE YEAR | | 2017 | 2015 | 2015 | 2014 | 2011 | | | |
| REASON FOR CHANGE | | RAPP | MMH | MMH | RAPP | RAPP | | | |
| APPRAISED VALUE | LAND | 0 | 0 | 0 | 0 | 0 | | | |
| | IMPR | 700 | 700 | 280 | 280 | 280 | | | |
| | TOTAL | 700 | 700 | 280 | 280 | 280 | | | |
| ASSESSED VALUE | LAND | 0 | 0 | 0 | 0 | 0 | | | |
| | IMPR | 250 | 250 | 100 | 110 | 110 | | | |
| | TOTAL | 250 | 250 | 100 | 110 | 110 | | | |

| 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 | | | | | |
| BEDROOMS | | | | | |
| FIREPLACES | | | | | |

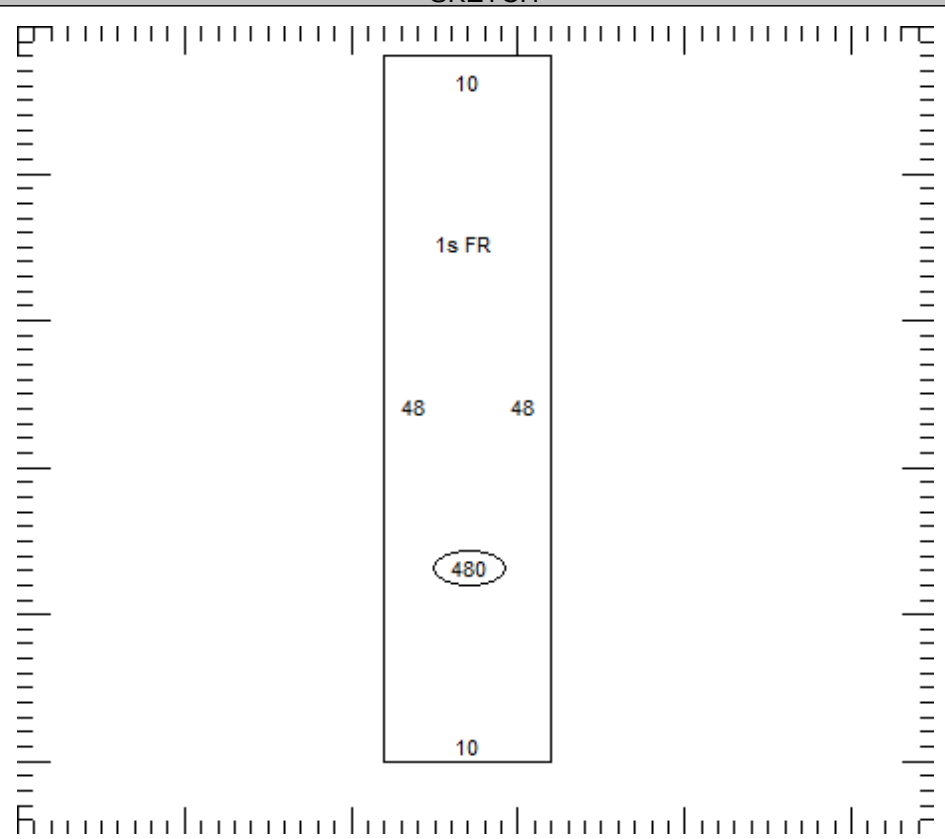
| HEAT & AC | B | 1 | 2 | 3 | U |
|---|---|---|---|---|---|
| NO HEAT | ☐ | ☐ | ☐ | ☐ | ☐ |
| CTRL HEAT | ☐ | ■ | ☐ | ☐ | ☐ |
| HW/STEAM | ☐ | ☐ | ☐ | ☐ | ☐ |
| ELECTRIC | ☐ | ☐ | ☐ | ☐ | ☐ |
| HEAT PUMP | ☐ | ☐ | ☐ | ☐ | ☐ |
| FLR/WALL | ☐ | ☐ | ☐ | ☐ | ☐ |
| STVE/SPCE | ☐ | ☐ | ☐ | ☐ | ☐ |
| GEOTHERMAL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

| PLUMBING | BASE ■ | | | | |
|---|---|---|---|---|---|
| X FULL BATH | | | | | |
| X HALF BATH | | | | | |
| X FIXTURES | | | | | |

| FLOOR | AREA | CONST | VALUE |
|---|---|---|---|
| 1 | 480 | FR | 16,370 |

| | | | |
|---|---|---|---|
| SUBTOTAL | | | 16,370 |
| MULTI-FAMILY # | 0 | | 0 |
| BSMT FINISH | 0 | S.F. | 0 |
| FIREPLACE # | 0 | | 0 |
| HEATING | 0 | S.F. | 0 |
| AIR COND | 0 | S.F. | 0 |
| PLUMBING # | 0 | | 0 |
| GARAGES & CARPORTS | | | 0 |
| EXTRA FEATURES | | | 0 |
| SUBTOTAL | | | 16,370 |
| GRADE FACTOR | | | 90 % |
| UNADJUSTED VALUE | | | 14,730 |
| FACTOR | | | 100 % |

SKETCH




| OCCUPANCY | ST.HT | SIZE | AREA | GRADE | PRICE | AGE | REMD | CND | UNADJ VAL | PHYS | PHYS VAL | FUNC | TRUE VAL |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| DWELLING | 1 | SK48X10 | 480 | D | | 1959 | | G | 14,730 | 95 | 740 | | 700 |
| 1 | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | |
| 3 | | | | | | | | | | | | | |
| 4 | | | | | | | | | | | | | |
| 5 | | | | | | | | | | | | | |
| 6 | | | | | | | | | | | | | |
| 7 | | | | | | | | | | | | | |
| 8 | | | | | | | | | | | | | |
| 9 | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | |
| 11 | | | | | | | | | | | | | |
| | | | | | | | | | | | | TOTAL | 700 |

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COMMENTS

Dwelling has an Economic Factor of 100%