

08-020900.0000

BOLLENBACHER CHARLES E & PAMELA

BOLLENBACHER CHARLES E & PAMELA

305 N WEST ST

ROCKFORD, OH 45882

LEGAL INFORMATION

W & F ADDITION

150 PT N 1/2

LOT#: 150

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BOLLENBACHER CHARLES E & PAMELA	305 N WEST ST	ROCKFORD	OH	45882	12/02/2016	72,000	WDC : 841	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	GARDNER KINZIE	305 N WEST	ROCKFORD	OH	45882	07/25/2014	62,000	WDC : 461	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	BURTCH & ROEBUCK	6021 AGERTER RD	CRIDERSVILLE	OH	45806	03/22/2011	20,700	WDC : A : 110	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: BTC DATE: 05/09/2012 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS			PROPERTY LOCATION	
305 N WEST ST	ROCKFORD						305 N WEST ST, ROCKFORD	
							COMMENT	
							TY2018:Net Gen=\$760.74, Other Assessment=\$2.00 DE16 DESKTOP REVIEW CHG: rmv cpy/stp DE14 REMOVE BOR DE11 INFORMALS; ALLOW CDU	

LAND COMPUTATIONS								
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F66 D67						9,300	0
						TOTAL	9,300	0

VALUATION SUMMARY

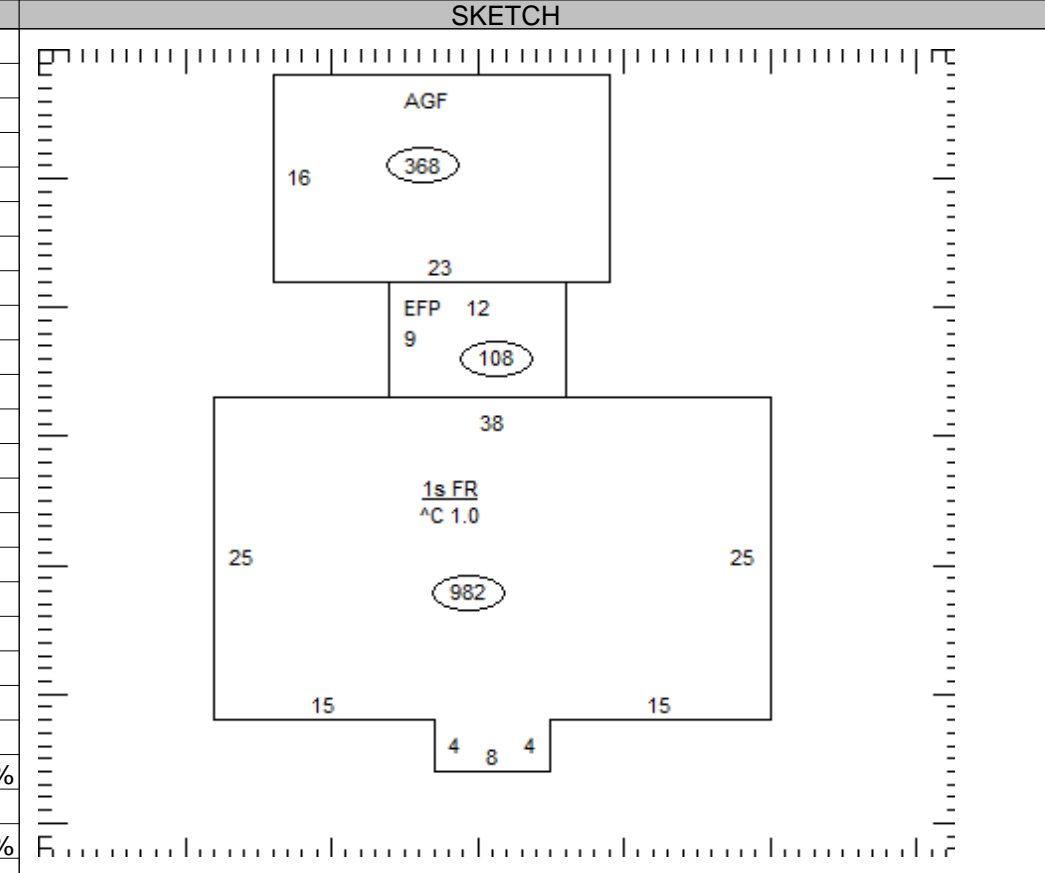
VALUE YEAR	2017	2016	2014	2014	2012	2011	2011	2011
REASON FOR CHANGE	RAPP	MISC	MISC	RAPP	BOR	MISC	RAPP	BOR
APPRAISED LAND	9,300	8,900	8,900	8,900	9,700	9,700	9,700	7,700
VALUE IMPR	43,400	42,300	42,500	29,700	32,300	34,600	46,100	34,000
TOTAL	52,700	51,200	51,400	38,600	42,000	44,300	55,800	41,700
ASSESSED LAND	3,260	3,120	3,120	3,120	3,400	3,400	3,400	2,700
VALUE IMPR	15,190	14,810	14,880	10,400	11,310	12,110	16,140	11,900
TOTAL	18,450	17,930	18,000	13,520	14,710	15,510	19,540	14,600

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE
<input checked="" type="checkbox"/> SNGL FMLY	<input type="checkbox"/> WOOD	1	982	FR	94,900
<input type="checkbox"/> DUPLEX	<input type="checkbox"/> STUCCO				
<input type="checkbox"/> TRIPLEX	<input checked="" type="checkbox"/> ALM/VYNL				
<input type="checkbox"/> CONVR	<input type="checkbox"/> CONC BLK				
<input type="checkbox"/> MOBILE HM	<input type="checkbox"/> METAL				
<input type="checkbox"/> BI/L TRI/L	<input type="checkbox"/> BRICK				
<input type="checkbox"/> MOD/MAN	<input type="checkbox"/> STONE				

ROOFING	ROOF TYPE
<input type="checkbox"/> METAL	<input checked="" type="checkbox"/> GABLE
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP
<input checked="" type="checkbox"/> SHINGLES	<input type="checkbox"/> GAMBREL
<input type="checkbox"/> SHAKES	<input type="checkbox"/> MANSARD
<input type="checkbox"/> COMPOSITE	<input type="checkbox"/> FLAT

FLOORS	B	1	2	3	U		VALUE	
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	MULTI-FAMILY #	0	
WOOD	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	BSMT FINISH	0 S.F.	
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	FIREPLACE #	0	
CARPET	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	HEATING	0 S.F.	
INT. FINISH	B	1	2	3	U	AIR COND	982 S.F.	
PLASTER/DW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	PLUMBING #	0	
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	GARAGES & CARPORTS	6,100	
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	EXTRA FEATURES	2,900	
ACCOMMODATIONS							SUBTOTAL	105,370
# OF ROOMS		7				GRADE FACTOR	100 %	
BEDROOMS		2				UNADJUSTED VALUE	105,370	
FIREPLACES						FACTOR	100 %	
HEAT & AC	B	1	2	3	U			

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	982	C		1953		A	105,370	42	61,110		43,400
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													



08-020900.0000	TOTAL	43,400
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COMMENTS

Dwelling has an Economic Factor of 71%

2 OF 2		
PROP. CLASS		
5	1	0
NEIGHBORHOOD		
000802-TM50		
M	09	
B		
C	166	

DUBLIN TWP-ROCKFORD CORP / PARKWAY SD
02-17-277-015

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305 N WEST ST
ROCKFORD, OH 45882

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W & F ADDITION
150 PT N 1/2
LOT#: 150

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	US BANK NATIONAL ASSOC	3476 STATEVIEW MAC#7801-013	FORT MILL	SC	29715	01/04/2011	42,000	SHC : S : 5	<input type="checkbox"/>	<input type="checkbox"/>
2	GIBBONS MONTY	305 WEST ST	ROCKFORD	OH	45882	07/23/2007	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	GIBBONS MONTY J & JANEEN	305 N WEST ST	ROCKFORD	OH	45882	08/28/2003	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>

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STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS		PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input checked="" type="checkbox"/> WATER <input type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	305 N WEST ST, ROCKFORD
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input checked="" type="checkbox"/> SEWER <input type="checkbox"/>	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	<input type="checkbox"/> G. WOOD LT	COMMENT
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS <input type="checkbox"/>	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	<input type="checkbox"/> H. VACANCY	
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input checked="" type="checkbox"/> ELECTRIC <input type="checkbox"/>	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	<input type="checkbox"/> I. WATER FRONT	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> J. OTHER/CDU	

LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE C
TOTAL						9,300	0

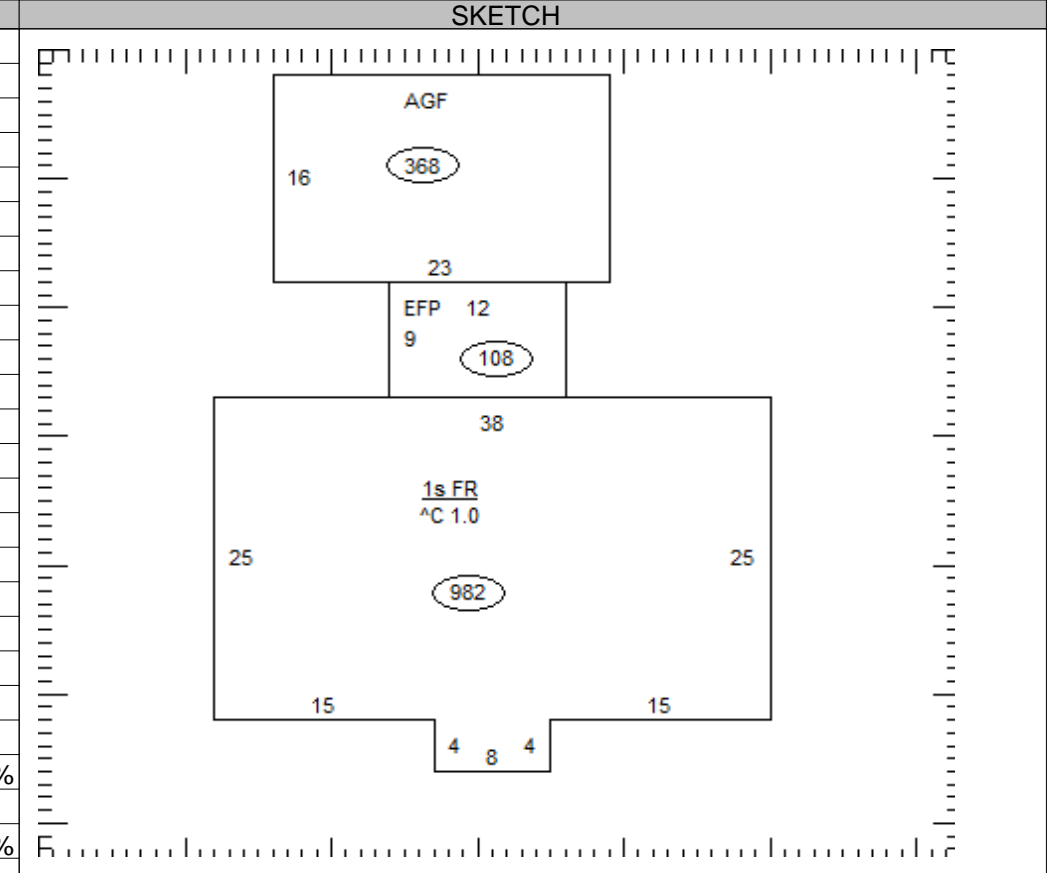
VALUATION SUMMARY

VALUE YEAR							
REASON FOR CHANGE							
APPRaised VALUE	<u>LAND</u>						
	<u>IMPR</u>						
	<u>TOTAL</u>						
ASSESSed VALUE	<u>LAND</u>						
	<u>IMPR</u>						
	<u>TOTAL</u>						

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE
<input type="checkbox"/> SNGL FMLY	<input type="checkbox"/> WOOD				
<input type="checkbox"/> DUPLEX	<input type="checkbox"/> STUCCO				
<input type="checkbox"/> TRIPLEX	<input type="checkbox"/> ALM/VYNL				
<input type="checkbox"/> CONVR	<input type="checkbox"/> CONC BLK				
<input type="checkbox"/> MOBILE HM	<input type="checkbox"/> METAL				
<input type="checkbox"/> BI/L TRI/L	<input type="checkbox"/> BRICK				
<input type="checkbox"/> MOD/MAN	<input type="checkbox"/> STONE				

ROOFING	ROOF TYPE
<input type="checkbox"/> METAL	<input type="checkbox"/> GABLE
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP
<input type="checkbox"/> SHINGLES	<input type="checkbox"/> GAMBREL
<input type="checkbox"/> SHAKES	<input type="checkbox"/> MANSARD
<input type="checkbox"/> COMPOSITE	<input type="checkbox"/> FLAT

SUBTOTAL					0
FLOORS	B	1	2	3	U
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
INT. FINISH	B	1	2	3	U
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ACCOMMODATIONS					
# OF ROOMS					
BEDROOMS					
FIREPLACES					
HEAT & AC	B	1	2	3	U
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
GEO THERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PLUMBING		BASE			<input type="checkbox"/>
X FULL BATH					
X HALF BATH					
X FIXTURES					
SUBTOTAL					0
MULTI-FAMILY #					0
BSMT FINISH					0 S.F.
FIREPLACE #					0
HEATING					0 S.F.
AIR COND					0 S.F.
PLUMBING #					0
GARAGES & CARPORTS					0
EXTRA FEATURES					0
SUBTOTAL					0
GRADE FACTOR					%
UNADJUSTED VALUE					0
FACTOR					%



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING		SK											
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

08-020900.0000 TOTAL 0

COMMENTS