08-031300.0000

STEINBRUNNER JORDAN & LINK EMILY
STEINBRUNNER JORDAN & LINK EMILY
105 N RACE ST
ROCKFORD, OH 45882

DUBLIN TWP-ROCKFORD CORP / PARKWAY SD
02-17-258-008

LEGAL INFORMATION
VANTILBURG ADDITION

LOT#: 255

PROP. CLASS		
5	1	0

NEIGHBORHOOD	
000802-TM50	
M	09
B	
C	187

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	STEINBRUNNER JORDAN &	105 N RACE ST	ROCKFORD	OH	45882	07/31/2017	105,000	WDC : 497	☐	■
2	SHAFFER JASON	105 N RACE ST	ROCKFORD	OH	45882	08/02/2011	80,000	WDC : A : 397	☐	■
3	BALLINGER CHARLENE &	105 N RACE ST	ROCKFORD	OH	45882	12/22/1995	0	: X : 0	☐	☐

X: Signature | ☐ TTO | LISTER: JO | DATE: 10/25/2004 | TIME: 02:05:15 PM | ■ 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
105 N RACE ST, ROCKFORD

COMMENT
TY2018:Net Gen=$1,211.32, Other Assessment=$2.00
DE15 ADD A/C, FP PER DATA MAILER

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F66 D165	ST210 DP105 ADJ221		14,600 0
			TOTAL	14,600 0

VALUATION SUMMARY

VALUE YEAR		2017	2015	2014	2011				
REASON FOR CHANGE		RAPP	NC	RAPP	RAPP				
APPRAISED VALUE	LAND	14,600	14,000	14,000	15,200				
	IMPR	69,300	68,100	64,200	69,800				
	TOTAL	83,900	82,100	78,200	85,000				
ASSESSED VALUE	LAND	5,110	4,900	4,900	5,320				
	IMPR	24,260	23,840	22,470	24,430				
	TOTAL	29,370	28,740	27,370	29,750				

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		5			
BEDROOMS		3			
FIREPLACES		1			

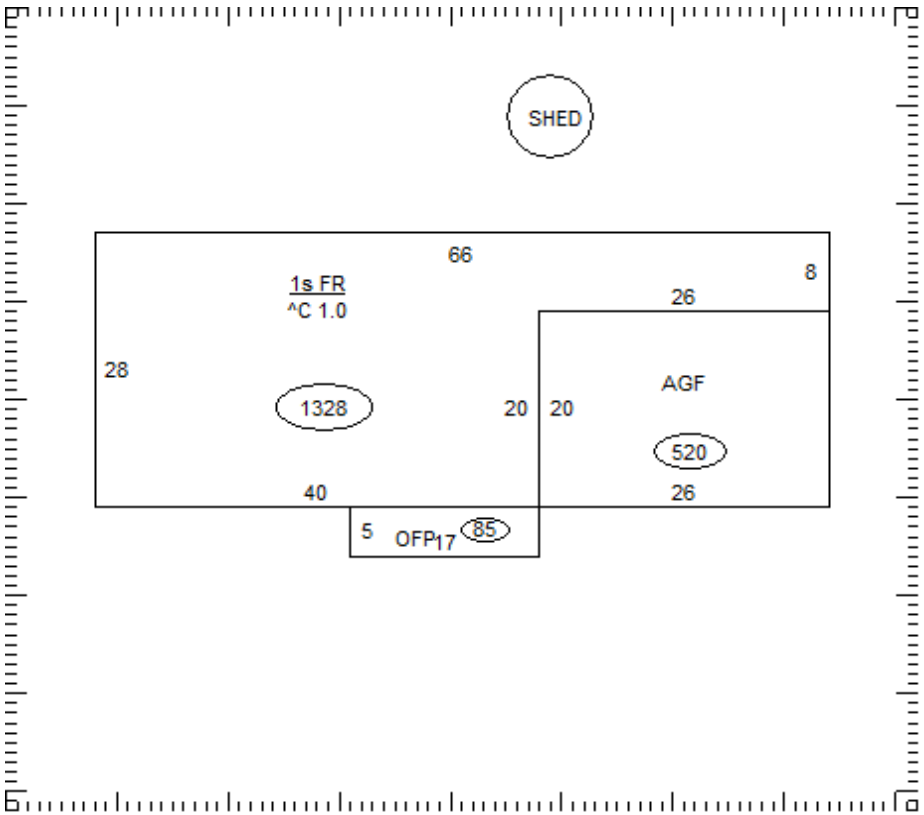
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	■	☐	☐	☐

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

FLOOR	AREA	CONST	VALUE
1	1328	FR	107,740

SUBTOTAL			107,740
MULTI-FAMILY #	0		0
BSMT FINISH	0	S.F.	0
FIREPLACE #	1		4,000
HEATING	0	S.F.	0
AIR COND	1,328	S.F.	1,990
PLUMBING #	3		3,300
GARAGES & CARPORTS			8,600
EXTRA FEATURES			1,200
SUBTOTAL			126,830
GRADE FACTOR			100 %
UNADJUSTED VALUE			126,830
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,328	C		1988		A	126,830	24	96,390		68,400
1 Shed	10	12x16	192	D	7.20	1999		A	1,380	32	940		900
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		69,300

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COMMENTS

Dwelling has an Economic Factor of 71%