



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

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

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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

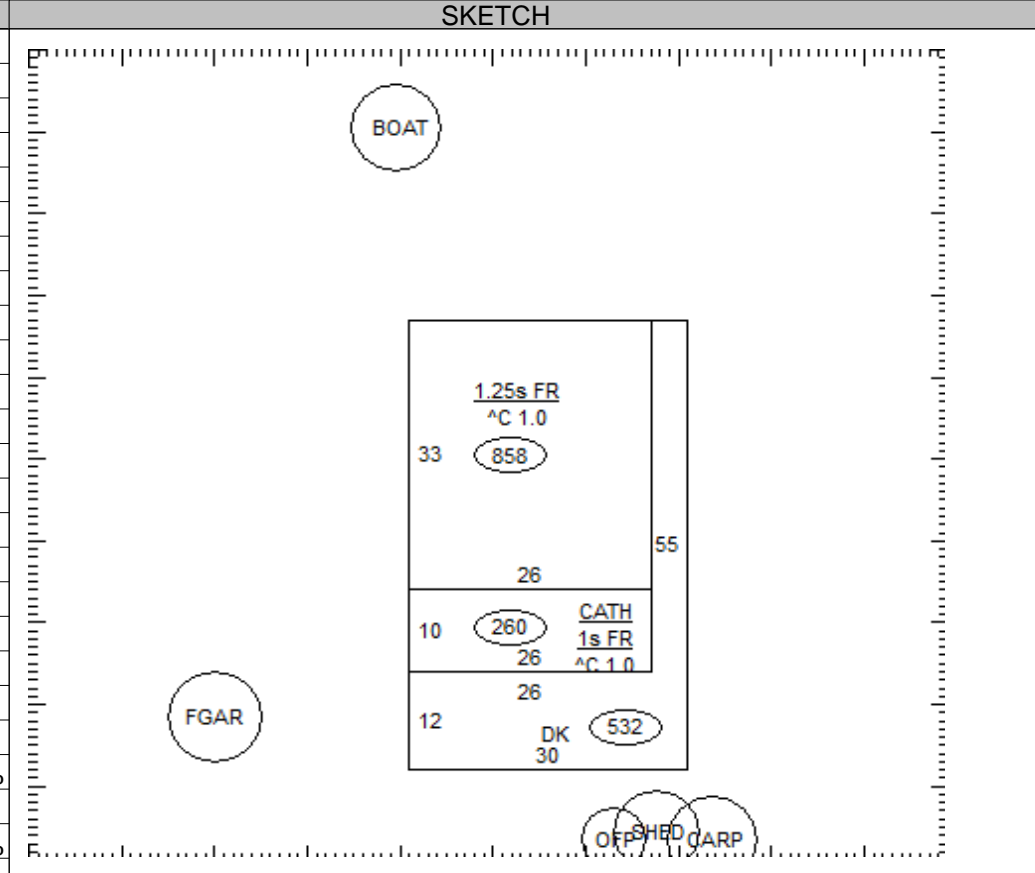
INT. FINISH	B	1	2	3	U
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ACCOMMODATIONS					
# OF ROOMS		3	1		
BEDROOMS		2			
FIREPLACES		1			

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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HW/STEAM	<input type="checkbox"/>	<input checked="" 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"/>
GEOTHERMAL	<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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PLUMBING	BASE
X FULL BATH	<input checked="" type="checkbox"/>
X HALF BATH	<input type="checkbox"/>
X FIXTURES	<input type="checkbox"/>

FLOOR	AREA	CONST	VALUE
1	1118	FR	97,760
.25	214	FR	14,250
SUBTOTAL			112,010
MULTI-FAMILY #	0		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	1		4,000
HEATING	0 S.F.		0
AIR COND	1,118 S.F.		1,680
PLUMBING #	0		0
GARAGES & CARPORTS			0
EXTRA FEATURES			11,400
SUBTOTAL			129,090
GRADE FACTOR			100 %
UNADJUSTED VALUE			129,090
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.25	SK	1,332	C		1985		A	129,090	26	95,530		96,500
1 Shed		14x10	140	C		2000		A		29			0
2 Gar - Frame	8	20x32	640	C	15.80	1999		A	10,110	31	6,980		7,000
3 Boat House	10	10x18	180	C	6.00	1985		A	1,080	57	460		500
4 OFP		14x6	84	C	14.58	2000		A	1,220	29	870		900
5 Carport	NV*	10x20	200	C		2000		A		29			0
6													
7													
8													
9													
10													
11													

09-023400.0000 \* Value Override Item TOTAL 104,900

COMMENTS  
A-FRAME  
Dwelling has an Economic Factor of 101%

2 OF 3		
PROP. CLASS		
5	1	0
NEIGHBORHOOD		
095LA20-LA20		
M	05F	
B		
C	22	

FRANKLIN TWP / CELINA SD

09-20-230-003

09-023400.0000

**SELLARS CHARLES S**

SELLARS CHARLES S  
5435 KARAFIT RD APT/SUITE LOT 9  
CELINA, OH 45822

**LEGAL INFORMATION**  
LAKES SUBDIVISION

LOT#: 9

**QUALIFIED CREDITS:**  
**HOMESTEAD**

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	FOGLE BRIAN D & GALLI	PO BOX 34	MONTEZUMA	OH	45866	10/09/2008	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2	FOGLE NELSON, FOGLE	5435 KARAFIT RD PO BOX 81	MONTEZUMA	OH	45866	10/02/2008	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	FOGLE NELSON & LCNB	2 N BROADWAY	LEBANON	OH	45036	04/25/2008	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: DA DATE: 04/27/2005 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER <input type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> F. RESTRICT	5435 KARAFIT ROAD, LOT #9 , CELINA COMMENT
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT	
<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 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 checked="" 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						16,300	0

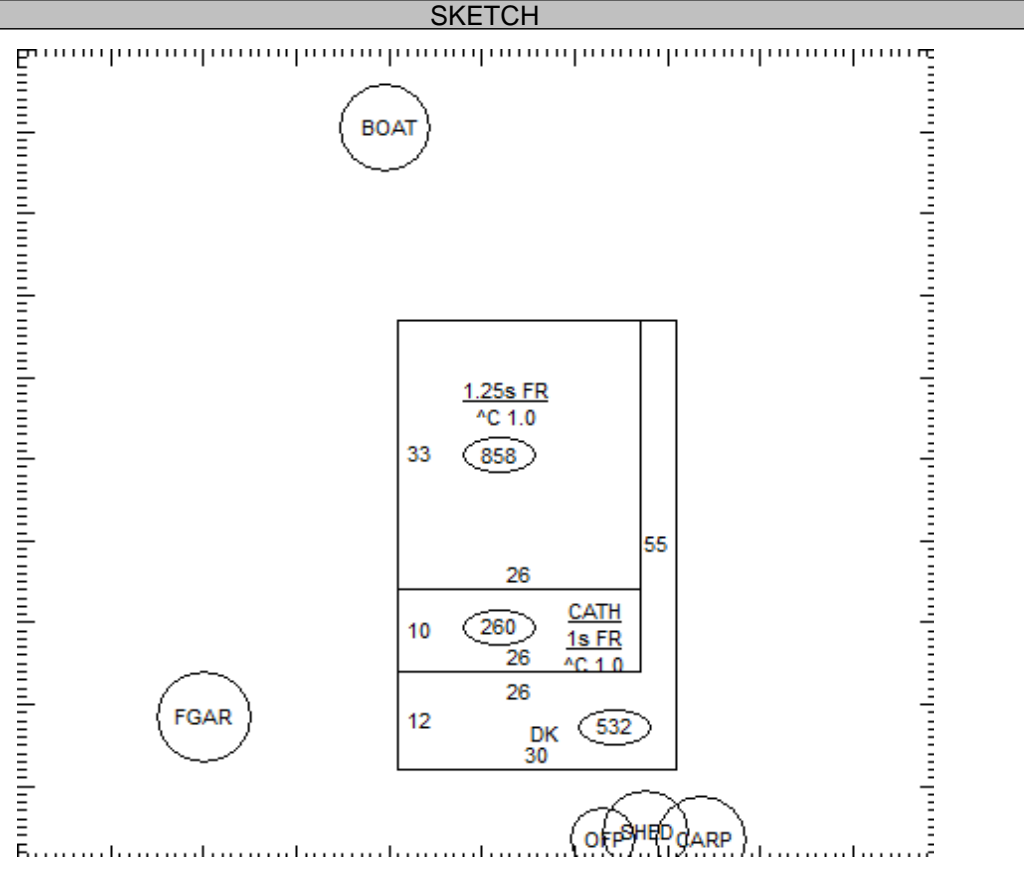
**VALUATION SUMMARY**

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

<b>SUBTOTAL</b>		0
<b>FLOORS</b>	<b>B 1 2 3 U</b>	<b>MULTI-FAMILY #</b> 0
CONCRETE	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	BSMT FINISH 0 S.F.
WOOD	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	FIREPLACE # 0
TILE/COMPO	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	HEATING 0 S.F.
CARPET	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	AIR COND 0 S.F.
<b>INT. FINISH</b>	<b>B 1 2 3 U</b>	PLUMBING # 0
PLASTER/DW	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	GARAGES & CARPORTS 0
PANELING	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	EXTRA FEATURES 0
UNFINISHED	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<b>SUBTOTAL</b> 0
<b>ACCOMMODATIONS</b>		<b>GRADE FACTOR</b> %
# OF ROOMS		<b>UNADJUSTED VALUE</b> 0
BEDROOMS		<b>FACTOR</b> %
FIREPLACES		
HEAT & AC	<b>B 1 2 3 U</b>	
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"/>	
<b>PLUMBING</b>	<b>BASE</b> <input type="checkbox"/>	
X FULL BATH		
X HALF BATH		
X FIXTURES		



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													

09-023400.0000 TOTAL 0

COMMENTS

A-FRAME

3 OF 3		
PROP. CLASS		
5	1	0
NEIGHBORHOOD		
095LA20-LA20		
M	05F	
B		
C	22	

09-023400.0000

**SELLARS CHARLES S**

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LOT#: 9

**QUALIFIED CREDITS:  
HOMESTEAD**

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	FOGLE NELSON & BUTLER	5435 KARAFIT RD PO BOX 81	MONTEZUMA	OH	45866	09/24/2007	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2	FOGLE NELSON D & DONNA M	5435 KARAFIT RD PO BOX 81	MONTEZUMA	OH	45866-0081	11/22/1985	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: DA DATE: 04/27/2005 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION	
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LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE C
TOTAL						16,300	0

**VALUATION SUMMARY**

VALUE YEAR	REASON FOR CHANGE	APPRaised	IMPR	TOTAL	ASSESSED	IMPR	TOTAL

