20-045700.0000

GRANVILLE TWP / ST HENRY SD

11-29-400-001

Property Class: 111

Neighborhood 009201-A140

Map: 17A
Block:
Card: 19
Bk: Pg:

STEINLAGE MARK A & LESLIE A
STEINLAGE MARK A & LESLIE A
3831 FT RECOVERY MINSTER RD
SAINT HENRY, OH 45883

LEGAL INFORMATION
W1/2 SE

RTS: 002-07-29
Acres:2.5300

QUALIFIED CREDITS:
HOMESTEAD, CAUV: 01242

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	STEINLAGE MARK A & LESLIE	3831 FT RECOVERY MINSTER RD	SAINT HENRY	OH	45883	04/30/2020	295,000	WDC : 262	☐	■
2	JUTTE SYLVAN R & JEANETTE	3831 FT RECOVERY MINSTER RD	ST HENRY	OH	45883	01/01/1900	0	: 0	☐	☐
3							0	0	☐	☐

X: ☐ TTO LISTER: RK DATE: 03/22/2005 TIME: 12:00:00 AM ☐ 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
3831 FT REC MINSTER RD, ST HENRY

COMMENT
TY2019:Net Gen=$3,340.54, Other Assessment=$22.40
(Mod CR:)120

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
CR:Crop Land TOTAL	**A 1.3080**	**9,450 835**		**12,200 1,050**
0002	A .7490	8,630 600		6,460 450
0022	A .5590	10,270 1,070		5,740 600
HS:Home Site	A 1.0000	16,500 16,500		16,500 16,500
RD:Road	A .2220	0 0		0 0
Total Acres: 2.5300			TOTAL	28,700 17,550

VALUATION SUMMARY

VALUE YEAR		2020	2020	2020	2020	2018	2018	2017	2017
REASON FOR CHANGE		CAUV	RAPP	CAUV	MISC	CAUV	MISC	CAUV	RAPP
APPRAISED VALUE	LAND	17,550	28,700	18,880	30,550	130,810	597,350	134,600	597,350
	IMPR	144,600	144,600	140,300	140,300	140,300	140,300	140,100	140,100
	TOTAL	162,150	173,300	159,180	170,850	271,110	737,650	274,700	737,450
ASSESSED VALUE	LAND	6,140	10,050	6,610	10,690	45,780	209,070	47,110	209,070
	IMPR	50,610	50,610	49,110	49,110	49,110	49,110	49,040	49,040
	TOTAL	56,750	60,660	55,720	59,800	94,890	258,180	96,150	258,110

OCCUPANCY	EXTERIOR
■ SF ☐ DU ☐ TR	☐ WOOD
☐ CONVERSION	☐ STUCCO
BUILDING TYPE	☐ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	■ BRICK
☐ _____	☐ 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	■	☐	☐	☐	☐

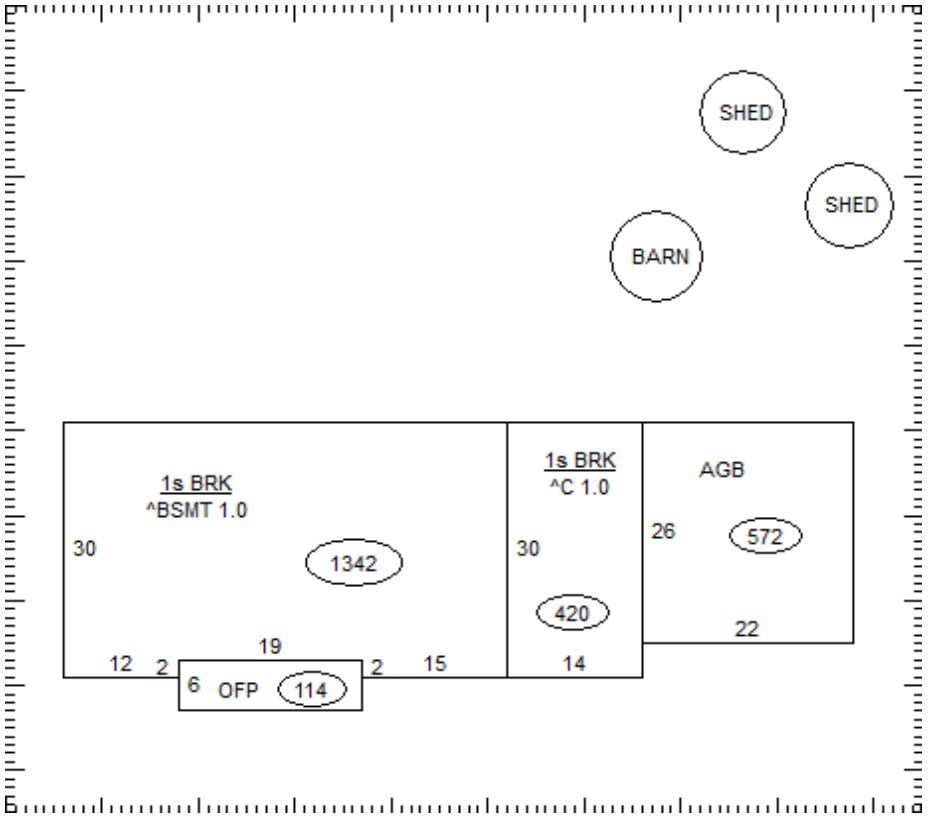
ACCOMMODATIONS					
# OF ROOMS		7			
BEDROOMS		3			
FIREPLACES					

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	1762	BRK	137,790
BSMT	1342		17,450
SUBTOTAL			155,240
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,762 S.F.		2,640
PLUMBING #	0		0
GARAGES & CARPORTS			10,700
EXTRA FEATURES			1,700
SUBTOTAL			0
GRADE FACTOR			110 %
UNADJUSTED VALUE			187,310
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,762	C+		1964		A	187,310	40	112,390		134,900
1 Shed	10	25x40	1,000	C	6.42	1900		A	6,420	95	320		300
2 Barn	16	44x90	3,960	D	6.40	1900		A	25,340	95	1,270	DFLT50	600
3 Shed	14	48x80	3,840	C	6.90	1982		A	26,500	67	8,750		8,800
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		144,600

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COMMENTS

HEAT : ELEC/BB/CC
Dwelling has an Economic Factor of 120%

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☐ GRAVEL	☐ HIGH	☐ SEWER ☐	☐ STATIC	☐ B. TOPGRHY	☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front	☐ H. VACANCY
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PROPERTY LOCATION
3831 FT REC MINSTER RD, ST HENRY

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Total Acres: 2.5300					TOTAL		28,700	17,550

VALUATION SUMMARY

VALUE YEAR		2014	2014	2011	2011				
REASON FOR CHANGE		CAUV	RAPP	CAUV	RAPP				
APPRAISED VALUE	LAND	184,920	460,460	82,450	322,090				
	IMPR	142,600	142,600	116,200	116,200				
	TOTAL	327,520	603,060	198,650	438,290				
ASSESSED VALUE	LAND	64,720	161,160	28,860	112,730				
	IMPR	49,910	49,910	40,670	40,670				
	TOTAL	114,630	211,070	69,530	153,400				

OCCUPANCY	EXTERIOR
☐SF ☐DU ☐TR	☐ WOOD
☐CONVERSION	☐ STUCCO
BUILDING TYPE	☐ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	☐ BRICK
☐ _____	☐ 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					

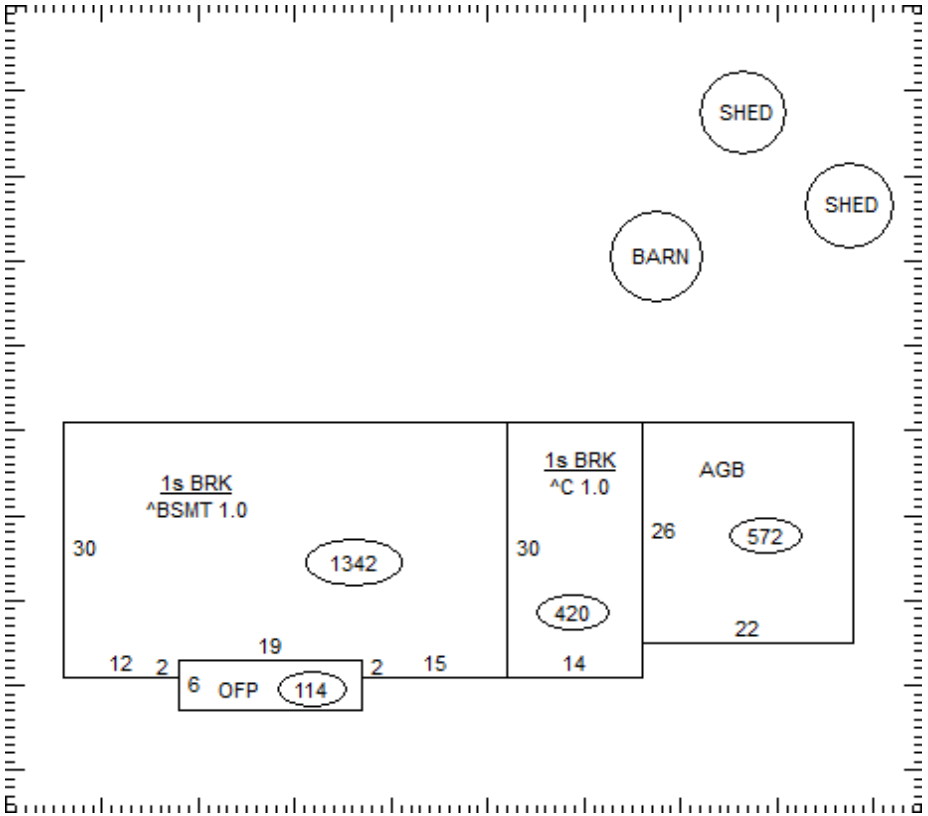
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING	BASE ☐				
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE

SUBTOTAL		0
MULTI-FAMILY #	0	0
BUILDING TYPE	000%	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		0
GRADE FACTOR		%
UNADJUSTED VALUE		0
FACTOR		%

SKETCH



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													
												TOTAL	0

20-045700.0000

COMMENTS

HEAT : ELEC/BB/CC