28-018000.0000

SUTTER CARL A & JUDITH ANN

SUTTER CARL A & JUDITH ANN
2840 MUD PIKE
CELINA, OH 45822

LIBERTY TWP / CELINA SD

LEGAL INFORMATION

PT NW SE & PT SW SE

RTS: 001-05-36
Acres:40.0000

04-36-400-005

QUALIFIED CREDITS:
HOMESTEAD, CAUV: 02545

Property Class: 111
Neighborhood 009281-A100
Map:
Block:
Card:
Bk: Pg:

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	SUTTER CARL A & JUDITH	2840 MUD PIKE	CELINA	OH	45822		0	: 0	☐	☐
2							0	0	☐	☐
3							0	0	☐	☐

X: ☐ TTO LISTER: btc DATE: 07/02/2009 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

2840 MUD PIKE, CELINA

COMMENT

TY2019:Net Gen=$4,460.72, Other Assessment=$13.64
DE09 REMSD DWLG,CHG BR GAR TO 1sBR/S
New roof added 2 yrs ago to remv 3 valleys that were leaking. There is no 2nd fl. DE15 RMV GB VALUE PER ODT
DE16 DESKTOP RVW CHG: cor pb size

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
CR:Crop Land TOTAL	**A 38.6910**	**8,412 1,102**		**332,190 46,410**
0087	A 13.4790	9,480 2,020		127,780 27,230
0023	A 1.7010	8,790 1,320		14,950 2,250
0021	A 2.9250	8,790 1,320		25,710 3,860
0022	A 4.5670	8,560 1,070		39,090 4,890
0072	A 14.2850	7,880 530		112,570 7,570
0071	A 1.7340	6,970 350		12,090 610
HS:Home Site	A 1.0000	16,500 16,500		16,500 16,500
RD:Road	A .3090	0 0		0 0
Total Acres: 40.0000			TOTAL	348,690 62,910

VALUATION SUMMARY

VALUE YEAR		2020	2020	2017	2017	2016	2016	2015	2015
REASON FOR CHANGE		CAUV	RAPP	CAUV	RAPP	CAUV	MISC	CAUV	RPER
APPRAISED VALUE	LAND	62,910	348,690	88,190	334,140	116,840	308,150	116,840	308,150
	IMPR	223,000	223,000	228,800	228,800	237,700	237,700	242,600	242,600
	TOTAL	285,910	571,690	316,990	562,940	354,540	545,850	359,440	550,750
ASSESSED VALUE	LAND	22,020	122,040	30,870	116,950	40,890	107,850	40,890	107,850
	IMPR	78,050	78,050	80,080	80,080	83,200	83,200	84,910	84,910
	TOTAL	100,070	200,090	110,950	197,030	124,090	191,050	125,800	192,760

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		6			
BEDROOMS		3			
FIREPLACES					

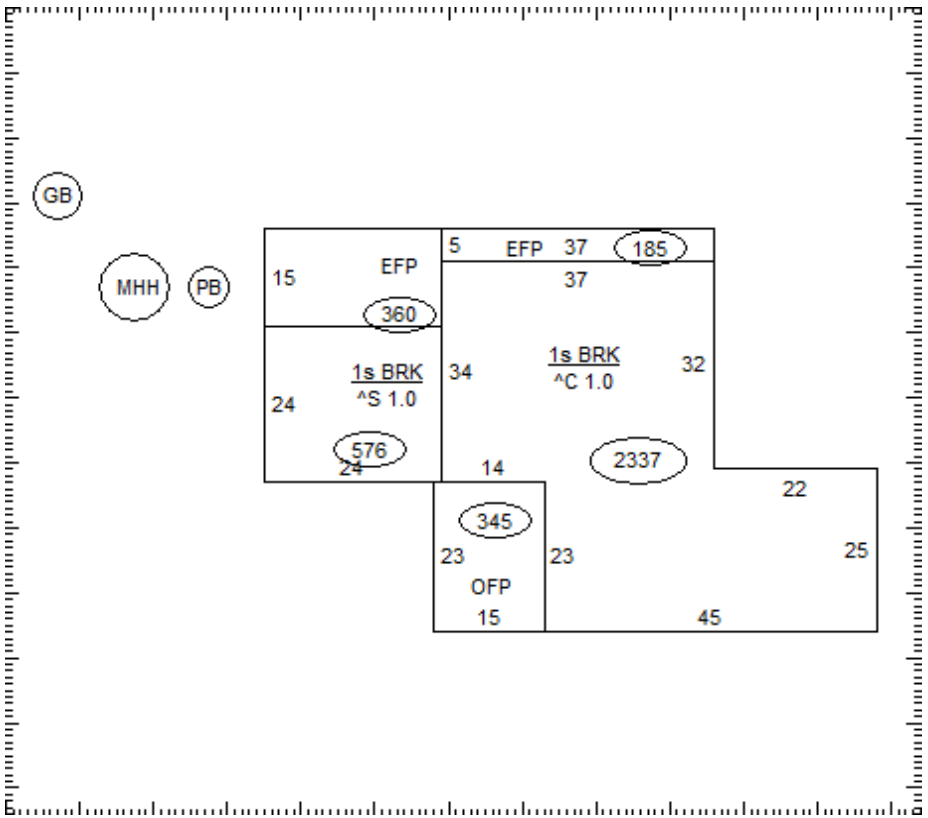
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	■	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

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

FLOOR	AREA	CONST	VALUE
1	2913	BRK	195,840

SUBTOTAL		195,840
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	2	2,200
GARAGES & CARPORTS		0
EXTRA FEATURES		19,400
SUBTOTAL		0
GRADE FACTOR		110 %
UNADJUSTED VALUE		239,180
FACTOR		100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	2,913	C+		1967		A	239,180	40	143,510		136,300
1 Grain Bin	20	20x27	540	C		1994		A		47			0
2 Pole Bldg	16'	80x200	16,000	C	7.28	2003		A	116,480	29	82,700		82,700
3 MH Hookup	SV*	0x0		C				A					4,000
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		223,000

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* Value Override Item

COMMENTS

MH USED AS OFC
Dwelling has an Economic Factor of 95%

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PROPERTY LOCATION

2840 MUD PIKE, CELINA

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Total Acres: 40.0000					TOTAL		348,690	62,910

VALUATION SUMMARY

VALUE YEAR		2014	2014	2011	2011	2009	2009		
REASON FOR CHANGE		CAUV	RAPP	CAUV	RAPP	CAUV	NC		
APPRAISED VALUE	LAND	116,840	308,150	55,830	217,660	31,110	142,940		
	IMPR	247,400	247,400	247,400	247,400	268,000	268,000		
	TOTAL	364,240	555,550	303,230	465,060	299,110	410,940		
ASSESSED VALUE	LAND	40,890	107,850	19,540	76,180	10,890	50,030		
	IMPR	86,590	86,590	86,590	86,590	93,800	93,800		
	TOTAL	127,480	194,440	106,130	162,770	104,690	143,830		

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					

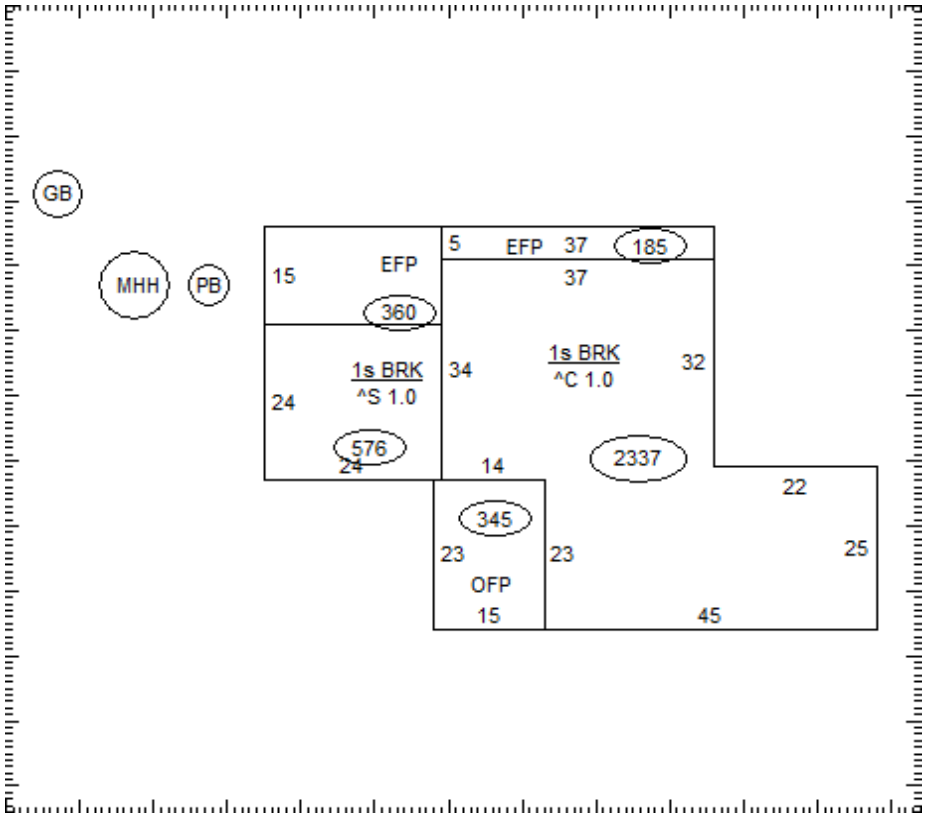
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

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

28-018000.0000

COMMENTS

MH USED AS OFC