07-019200.0000

DUBLIN TWP / PARKWAY SD

02-09-126-010

Property Class: 510

Neighborhood 009075-R150

Map: 5
Block:
Card: 69

Bk: Pg:

HEISER COLBY & FENT SIERRA
HEISER COLBY & FENT SIERRA
124585 ST RTE 118
ROCKFORD, OH 45882

LEGAL INFORMATION
OUT N1/2 SW PT GODFREY
RESERVE SEC 1
RTS: 002-04-00
Acres:1.4000

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	HEISER COLBY & FENT	124585 ST RTE 118	ROCKFORD	OH	45882	07/19/2021	195,000	2:WDC : 582	☐	■
2	SOUERS ANNETTE	12485 ST RTE 118	ROCKFORD	OH	45882	01/05/2021	0	2:QCE : X : 0	☐	☐
3	SOUERS DAVID E & ANNETTE	12485 STATE ROUTE 118	ROCKFORD	OH	45882	11/25/2014	112,000	2:WDC : 827	☐	■

X: Signature ☐ TTO | LISTER: RK | DATE: 09/23/2004 | TIME: 10:51:15 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
12485 ST RT 118 , ROCKFORD

COMMENT
TY2020:Net Gen=$1,911.40, Other Assessment=$121.44
DE17 DESKTOP RVW CHGS:ADD EFP
DE21 CHG CAR TO GAR
NC22 CHK FOR EFP TO LIVING AREA/ ADDTN FULL BATH?/RMDL YR
TriDwell=107 TriOB=107 TriLand=107

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
HS:Home Site	AC:1	16500		17,700 0
SM:Small Acreage	AC:0.4	7000		3,000 0
Total Acres: 1.4000			TOTAL	20,700 0

VALUATION SUMMARY

VALUE YEAR		2021	2020	2017	2017	2014	2011		
REASON FOR CHANGE		NC	RAPP	RAPP	MISC	RAPP	RAPP		
APPRAISED VALUE	LAND	20,700	20,700	19,300	16,400	16,400	17,800		
	IMPR	116,800	110,700	98,700	97,100	86,900	94,500		
	TOTAL	137,500	131,400	118,000	113,500	103,300	112,300		
ASSESSED VALUE	LAND	7,250	7,250	6,760	5,740	5,740	6,230		
	IMPR	40,880	38,750	34,550	33,990	30,420	33,080		
	TOTAL	48,130	46,000	41,310	39,730	36,160	39,310		

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	■	☐	☐	☐	☐

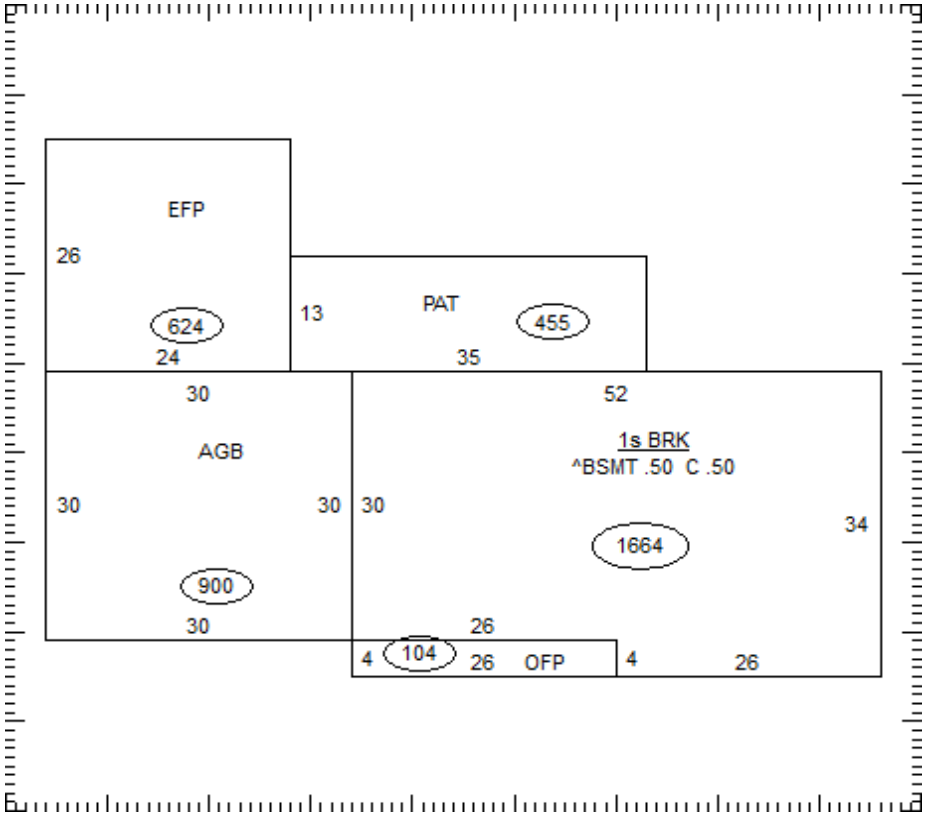
ACCOMMODATIONS					
# OF ROOMS		7			
BEDROOMS		4			
FIREPLACES					

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	1664	BRK	133,020
BSMT	832		10,820
SUBTOTAL			143,840
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 #	0		0
GARAGES & CARPORTS			16,800
EXTRA FEATURES			19,200
SUBTOTAL			179,840
GRADE FACTOR			110 %
UNADJUSTED VALUE			211,670
FACTOR			100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,664	C+		1965		A	211,670	40	127,000		116,800
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		116,800

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COMMENTS

Dwelling has an Economic Factor of 92%

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DUBLIN TWP / PARKWAY SD

02-09-126-010

Property Class: 510

Neighborhood 009075-R150

Map: 5
Block:
Card: 69

Bk: Pg:

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RTS: 002-04-00
Acres:1.4000

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	ALLMYER SANDRA K ETAL	12485 STATE ROUTE 118	ROCKFORD	OH	45882	09/17/2014	0	2:QCE : X : 0	☐	☐
2	SHINABERY HELEN P	12485 ST RT 118 PO BOX 356	ROCKFORD	OH	45882	07/25/1994	0	: X : 0	☐	☐
3							0	0	☐	☐

X: Signature ☐ TTO LISTER: RK DATE: 09/23/2004 TIME: 10:51:15 AM ■ LETTER ☐ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS
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☐ 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
12485 ST RT 118 , ROCKFORD

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Total Acres: 1.4000					TOTAL		20,700	0

VALUATION SUMMARY

VALUE YEAR									
REASON FOR CHANGE									
APPRAISED VALUE	LAND								
	IMPR								
	TOTAL								
ASSESSED VALUE	LAND								
	IMPR								
	TOTAL								

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

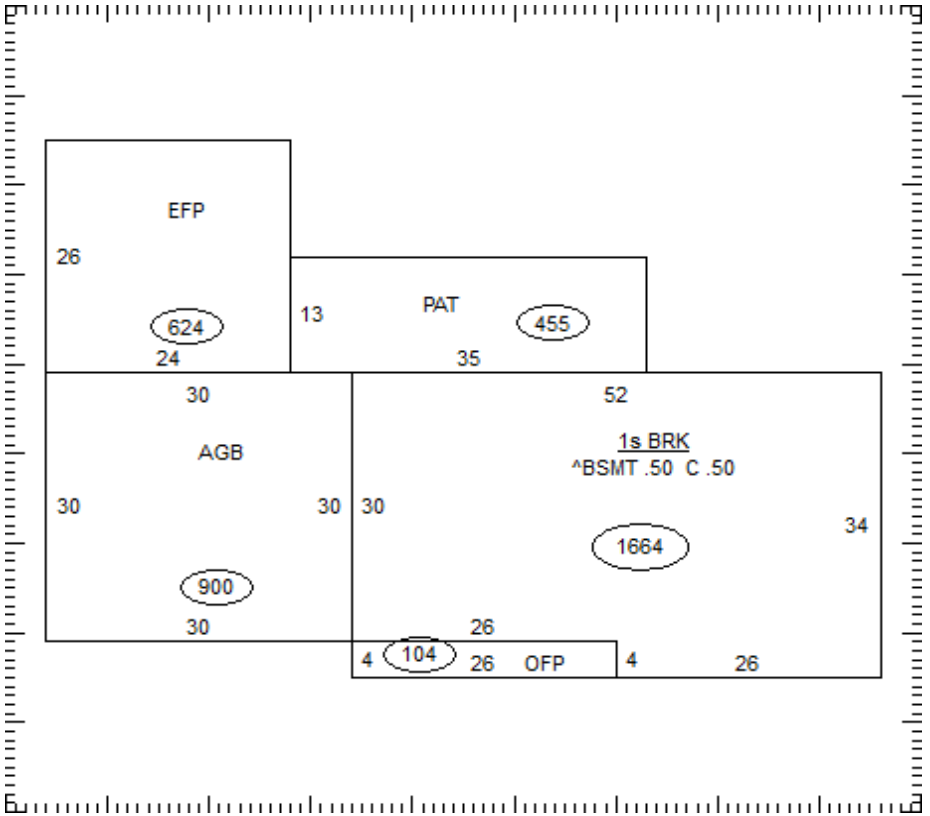
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

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													

07-019200.0000

TOTAL 0

COMMENTS