

BLACKCREEK TWP / PARKWAY SD

01-32-100-003

Property Class: 110

Neighborhood

009011-A100

Map: 09

Block: 01

Card: 38

Bk: Pg:

01-042100.0000

GIROD JACOB J & EMMA J

GIROD JACOB J & EMMA J

421 STATE ROUTE 707

WILLSHIRE, OH 45898

LEGAL INFORMATION

OUT NW COR NW

RTS: 001-04-32

Acres:6.2700

QUALIFIED CREDITS: CAUV:

01189

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	GIROD JACOB J & EMMA J	421 STATE ROUTE 707	WILLSHIRE	OH	45898	05/12/2023	175,000	2:WDC : 253	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	HUSTON CHALMER D	590 STATE ROUTE 707	ROCKFORD	OH	45882	05/29/2018	0	2:QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	HUSTON KODY	590 ST RTE 707	ROCKFORD	OH	45882	01/29/2018	0	2:QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: SWS DATE: 07/24/2008 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	590 ST RT 707, ROCKFORD			
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<input type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	<input type="checkbox"/> G. WOOD LT	COMMENT			
<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	TY2022:Net Gen=\$172.10, Other			
<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	Assessment=\$6.00			
<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	DE08 CORR AC PER MAPPING [+ 0.123AC]			
LAND COMPUTATIONS						DE17 CRP LAND 5.199 AC			
LAND TYPE		SIZE	M	RATE	C	INF	M	VALUE	C
CR:Crop Land TOTAL		A 6.0600	12,000	3,110			74,850	20,970	
0087		A 5.3900	12,450	3,560			67,110	19,190	
0023		A .6700	11,550	2,660			7,740	1,780	
RD:Road		A .2100	0	0			0	0	
Total Acres: 6.2700						TOTAL	74,850	20,970	

TY2022:Net Gen=\$172.10, Other
 Assessment=\$6.00
 DE08 CORR AC PER MAPPING [+ 0.123AC]
 DE17 CRP LAND 5.199 AC
 DE19 QUALFIES FOR CAUV ONLY BECAUSE IT
 IS IN CONSERVATION
 DE21 CRP EXP - DID NOT RENEW

VALUATION SUMMARY

VALUE YEAR	2023	2023	2021	2021	2020	2020	2018	2018
REASON FOR CHANGE	CAUV	RAPP	CAUV	MISC	CAUV	RAPP	CAUV	RAPP
APPRAISED	20,970	74,850	11,770	56,990	2,120	56,990	2,500	54,040
VALUE	0	0	0	0	0	0	0	0
	<u>TOTAL</u>	20,970	74,850	11,770	56,990	2,120	56,990	54,040
ASSESSED	7,340	26,200	4,120	19,950	740	19,950	880	18,910
VALUE	0	0	0	0	0	0	0	0
	<u>TOTAL</u>	7,340	26,200	4,120	19,950	740	19,950	18,910
POTENTIAL RECOUP	2022=661.26, 2021=657.20, 2020=666.73: Total=1985.19							

OCCUPANCY		EXTERIOR		FLOOR	AREA	CONST	VALUE	SKETCH																			
<input type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD																								
<input type="checkbox"/> CONVERSION			<input type="checkbox"/> STUCCO																								
BUILDING TYPE			<input type="checkbox"/> ALM/VYNL																								
<input type="checkbox"/> MOBILE HOME			<input type="checkbox"/> CONC BLK																								
<input type="checkbox"/> BI/TR LEVEL			<input type="checkbox"/> METAL																								
<input type="checkbox"/> MOD/MAN			<input type="checkbox"/> BRICK																								
<input type="checkbox"/> _____			<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																								
FLOORS		B	1	2	3	U	SUBTOTAL											0									
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	MULTI-FAMILY #											0									
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	BUILDING TYPE											000%									
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	BSMT FINISH											0 S.F.									
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	FIREPLACE #											0									
INT. FINISH		B	1	2	3	U	HEATING											0 S.F.									
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	AIR COND											0 S.F.									
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	PLUMBING #	0																			
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	GARAGES & CARPORTS																				
ACCOMMODATIONS							EXTRA FEATURES																				
# OF ROOMS							SUBTOTAL	0																			
BEDROOMS							GRADE FACTOR	%																			
FIREPLACES							UNADJUSTED VALUE	0																			
HEAT & AC	B	1	2	3	U		FACTOR	%																			
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	OCCUPANCY							ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL	
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	DWELLING																				
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	1																				
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2																				
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3																				
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4																				
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	5																				
GEO THERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	6																				
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	7																				
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	8																				
PLUMBING			BASE			<input type="checkbox"/>	9																				
X FULL BATH							10																				
X HALF BATH							11																				
X FIXTURES																											
01-042100.0000												TOTAL										0					
COMMENTS																											

BLACKCREEK TWP / PARKWAY SD

01-32-100-003

Property Class: 110

Neighborhood
009011-A100

Map: 09
Block: 01
Card: 38

Bk: Pg:

01-042100.0000

GIROD JACOB J & EMMA J
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421 STATE ROUTE 707
WILLSHIRE, OH 45898

LEGAL INFORMATION
OUT NW COR NW

**QUALIFIED CREDITS: CAUV:
01189**

RTS: 001-04-32
Acres:6.2700

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	HUSTON CHALMER D	6591 ST RTE 117	ROCKFORD	OH	45882	08/29/1990	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2							0	0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: SWS DATE: 07/24/2008 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 type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input checked="" type="checkbox"/> LEVEL <input type="checkbox"/> HIGH <input type="checkbox"/> LOW <input type="checkbox"/> ROLLING <input type="checkbox"/> STANDARD	<input type="checkbox"/> WATER <input type="checkbox"/> SEWER <input type="checkbox"/> GAS <input type="checkbox"/> ELECTRIC <input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input type="checkbox"/> STATIC <input type="checkbox"/> DECLINING <input type="checkbox"/> OLD <input type="checkbox"/> STANDARD	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> C. Ex Front <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> F. RESTRICT <input type="checkbox"/> G. WOOD LT <input type="checkbox"/> H. VACANCY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> J. OTHER/CDU	590 ST RT 707, ROCKFORD COMMENT

LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE C
Total Acres: 6.2700					TOTAL		74,850 20,970

VALUATION SUMMARY							
VALUE YEAR	2018	2018	2018	2018	2017	2017	
REASON FOR CHANGE	CAUV	MISC	CAUV	MISC	CAUV	RAPP	
APPRaised	17,540	54,040	38,190	82,880	38,200	82,880	
VALUE	0	0	44,500	44,500	44,500	44,500	
	<u>TOTAL</u>	<u>54,040</u>	<u>82,690</u>	<u>127,380</u>	<u>82,700</u>	<u>127,380</u>	
ASSESSED	6,140	18,910	13,370	29,010	13,370	29,010	
VALUE	0	0	15,580	15,580	15,580	15,580	
	<u>TOTAL</u>	<u>18,910</u>	<u>28,950</u>	<u>44,590</u>	<u>28,950</u>	<u>44,590</u>	
POTENTIAL RECOUP	2022=661.26, 2021=657.20, 2020=666.73: Total=1985.19						

OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

FLOOR	AREA	CONST	VALUE

SKETCH

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

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			%

FLOORS
 CONCRETE
 WOOD
 TILE/COMPO
 CARPET

B	1	2	3	U
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

INT. FINISH
 PLASTER/DW
 PANELING
 UNFINISHED

B	1	2	3	U
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ACCOMMODATIONS
OF ROOMS
BEDROOMS
FIREPLACES
HEAT & AC

B	1	2	3	U
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

NO HEAT
 CTRL HEAT
 HW/STEAM
 ELECTRIC
 HEAT PUMP
 FLR/WALL
 STVE/SPCE
 GEOTHERMAL
 OUTSIDE
 CTRL A/C

B	1	2	3	U
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PLUMBING
X FULL BATH
X HALF BATH
X FIXTURES

B	1	2	3	U
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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													

01-042100.0000	TOTAL	0
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COMMENTS