

BUTLER TWP / CELINA SD

08-17-400-006

Property Class: 111

Neighborhood

009021-A100

Map: 05

Block:

Card: 23

Bk: Pg:

02-004000.0000

PETERS LEROY A TRUSTEE

PETERS LEROY A TRUSTEE

3895 ST ANTHONY RD

CELINA, OH 45822

LEGAL INFORMATION

SE SE

RTS: 002-06-17

Acres:40.0000

QUALIFIED CREDITS:

HOMESTEAD, CAUV: 05557:

2012

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	PETERS LEROY A TRUSTEE	3895 ST ANTHONY RD	CELINA	OH	45822	04/30/2021	0	4:QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2	PETERS LEROY A & PATRICIA	3895 ST ANTHONY RD	CELINA	OH	45822	06/24/2011	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	PETERS LEROY A & PATRICIA	3895 ST ANTHONY RD	CELINA	OH	45822	06/24/2011	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: JK DATE: 02/18/2016 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	3895 ST ANTHONY RD, CELINA
<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=\$2,304.60, 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=\$27.28
<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	DE17 DESKTOP RVW CHG: COR GAR & ADD

LAND COMPUTATIONS								
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
CR:Crop Land TOTAL	A 34.3510 (1.6000)	11,186	2,434			399,440	81,080	
0005 CY23	A 2.4650 (0.8000)	11,400	2,740			37,220	6,930	
0029 CY23	A 2.5430 (0.8000)	12,150	2,740			40,620	7,150	
0075	A 11.3840	10,350	1,750			117,820	19,920	
0024	A 3.0230	11,250	2,540			34,010	7,680	
0084	A 3.0610	9,150	1,050			28,010	3,210	
0087	A 5.1150	12,450	3,560			63,680	18,210	
0023	A 6.7600	11,550	2,660			78,080	17,980	
HS:Home Site	A 1.0000	26,580	26,580			26,580	26,580	
Total Acres: 40.0000 (Conservation:1.6000 @ 230)						TOTAL	433,440	108,660

DE23 CRP LAND 1.6 AC
DE20 UPDATE SOILS DUE TO EXP CRP

VALUATION SUMMARY

VALUE YEAR	2023	2023	2023	2023	2021	2021	2020	2020
REASON FOR CHANGE	CAUV	RAPP	CAUV	MISC	CAUV	MISC	CAUV	RAPP
APPRAISED	108,660	433,440	63,500	433,440	54,850	387,140	52,650	386,980
VALUE	IMPR	165,000	165,000	165,000	111,100	111,100	111,100	111,100
	TOTAL	273,660	598,440	228,500	598,440	165,950	498,240	498,080
ASSESSED	LAND	38,030	151,700	22,230	151,700	19,200	135,500	18,430
VALUE	IMPR	57,750	57,750	57,750	57,750	38,890	38,890	38,890
	TOTAL	95,780	209,450	79,980	209,450	58,090	174,390	174,330

POTENTIAL RECOUP 2022=5478.74, 2021=5492.27, 2020=4641.23: Total=15612.24

OCCUPANCY		EXTERIOR	
<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 checked="" 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 checked="" type="checkbox"/> GABLE		
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP		
<input checked="" 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
CONCRETE	<input checked="" type="checkbox"/>	<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"/>	<input type="checkbox"/>
TILE/COMPO	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

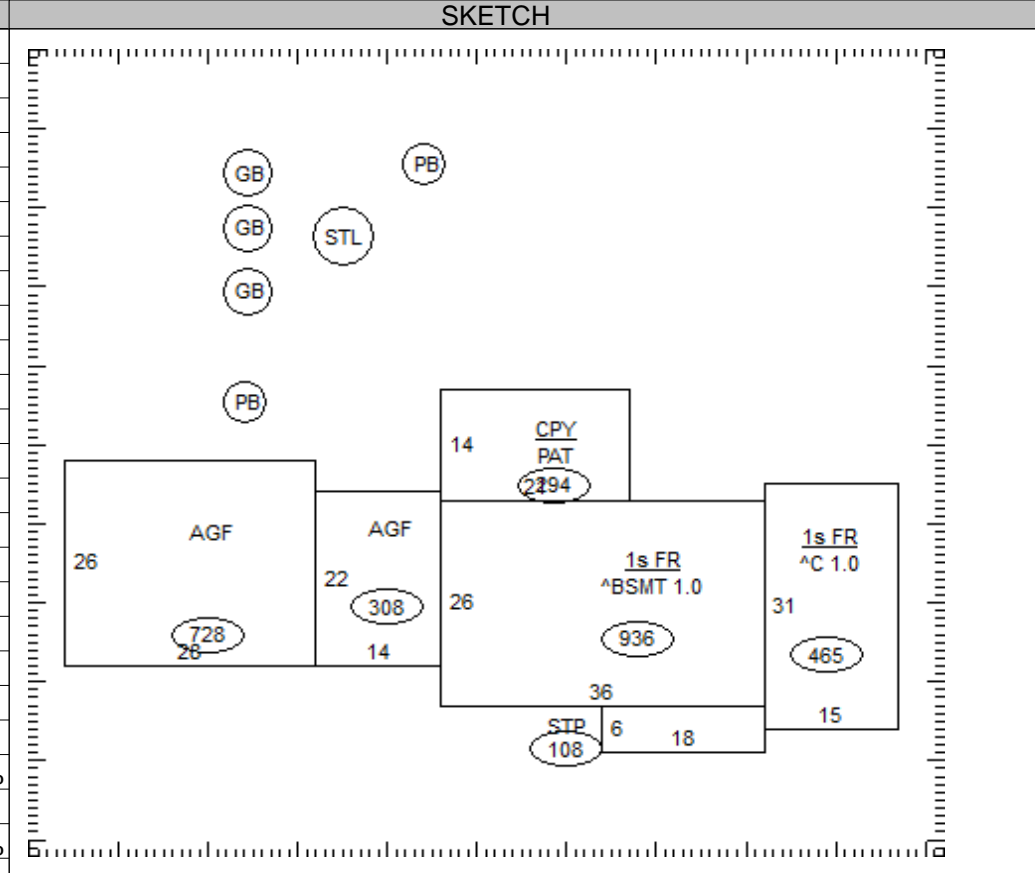
INT. FINISH		B	1	2	3	U
PLASTER/DW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>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

ACCOMMODATIONS						
# OF ROOMS	1	6				
BEDROOMS		3				
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 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 <input checked="" type="checkbox"/>			
X FULL BATH					
X HALF BATH	1				
X FIXTURES					

FLOOR	AREA	CONST	VALUE
1	1401	FR	193,520
BSMT	936		13,380
SUBTOTAL			206,900
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	1		4,400
HEATING	0 S.F.		0
AIR COND	1,401 S.F.		2,310
PLUMBING #	2		2,420
GARAGES & CARPORTS			25,600
EXTRA FEATURES			4,500
SUBTOTAL			246,130
GRADE FACTOR			85 %
UNADJUSTED VALUE			209,210
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,401	D+		1960		A	209,210	47	110,880		110,900
1 Pole Bldg	14	54x64	3,456	C	11.01	1998		A	38,050	37	23,970		24,000
2 Grain Bin	18	18x24	432	C		1975		A		80			0
3 Grain Bin	15	15x21	315	C		1972		A		85			0
4 Slant Wall	14	50x72	3,600	C	6.87	1974		A	24,730	80	4,950		5,000
5 Grain Bin	18	18x21	378	C		1978		A		77			0
6 Pole Bldg	16	48x54	2,592	C	11.15	2014		A	28,900	13	25,140		25,100
7													
8													
9													
10													
11													

02-004000.0000 TOTAL 165,000

COMMENTS

Dwelling has an Economic Factor of 100% (Rollback Basis=\$137,480)

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Neighborhood

009021-A100

Map: 05

Block:

Card: 23

Bk: Pg:

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LEGAL INFORMATION

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QUALIFIED CREDITS:
HOMESTEAD, CAUV: 05557:
2012

RTS: 002-06-17
Acres:40.0000

PETERS LEROY A TRUSTEE

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CELINA, OH 45822

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	PETERS LEROY A & PATRICIA	3895 ST ANTHONY RD	CELINA	OH	45822	03/11/2003	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: JK DATE: 02/18/2016 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	3895 ST ANTHONY RD, CELINA
<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	
<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	

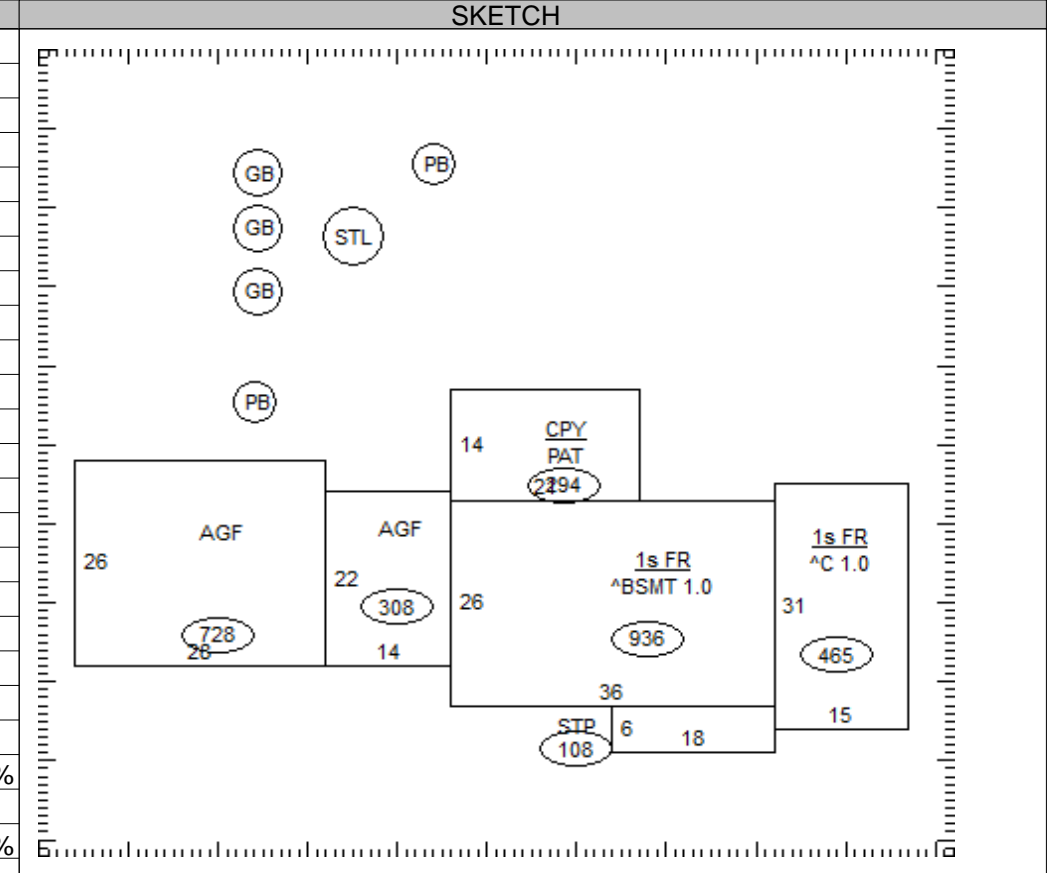
LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
RD:Road	A 1.7910		0	0		0 0
WO:Woods TOTAL	A 1.2580		5,620	670		7,420 1,000
0084	A .1020		4,740	230		480 20
0005	A .8980		5,900	850		5,300 760
0029	A .2330		6,480	850		1,510 200
0075	A .0250		5,360	750		130 20
Total Acres: 40.0000 (Conservation:1.6000 @ 230)					TOTAL	433,440 108,660

VALUATION SUMMARY									
VALUE YEAR	2018	2018	2018	2018	2017	2017	2017	2017	
REASON FOR CHANGE	CAUV	RAPP	CAUV	MISC	CAUV	RAPP	CAUV	MISC	
APPRAISED	LAND	81,330	382,580	83,410	382,580	83,410	382,580	114,050	296,250
VALUE	IMPR	112,500	112,500	112,500	112,500	112,500	112,500	113,400	113,400
	TOTAL	193,830	495,080	195,910	495,080	195,910	495,080	227,450	409,650
ASSESSED	LAND	28,470	133,900	29,190	133,900	29,190	133,900	39,920	103,690
VALUE	IMPR	39,380	39,380	39,380	39,380	39,380	39,380	39,690	39,690
	TOTAL	67,850	173,280	68,570	173,280	68,570	173,280	79,610	143,380
POTENTIAL RECOUP	2022=5478.74, 2021=5492.27, 2020=4641.23: Total=15612.24								

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE
<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				

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	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 type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input 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					
BEDROOMS					
FIREPLACES					
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 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"/>
PLUMBING		BASE <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													

02-004000.0000

TOTAL 0

COMMENTS