



06-14-302-002

Page 1 of 2

Property Class: 510

Neighborhood
009065-R150

Map: 08

Block:

Card: 02

Bk: Pg:

Pg:

LEGAL INFORMATION

PT NW NW SW

RTS: 003-05-14

Acres:0.2300

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	MENDON HOMES LLC	4443 WARD RD	CONVOY	OH	45832	01/13/2021	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2	GOOD CHOICE RENTAL	4443 WARD RD	CONVOY	OH	45832	01/19/2018	49,000	WDC : 37	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	EVANS JAMES W	2900 MELODY LN	CELINA	OH	45822	07/25/2011	36,500	WDC : A : 377	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: Signature	<input type="checkbox"/> TTO	LISTER: CG	DATE: 10/11/2004	TIME: 12:42:55 PM	<input checked="" type="checkbox"/> LETTER	<input type="checkbox"/> LETTER REC'D	GIS CODE
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STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION
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<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER	<input checked="" type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	8029 US RT 33, CELINA
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	<input type="checkbox"/> G. WOOD LT	COMMENT
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input checked="" type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	<input type="checkbox"/> H. VACANCY	TY2022:Net Gen=\$821.62, Other
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input checked="" type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	<input type="checkbox"/> I. WATER FRONT	Assessment=\$30.00
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> J. OTHER/CDU	DE17 DESKTOP RWV CHG: efo to anf

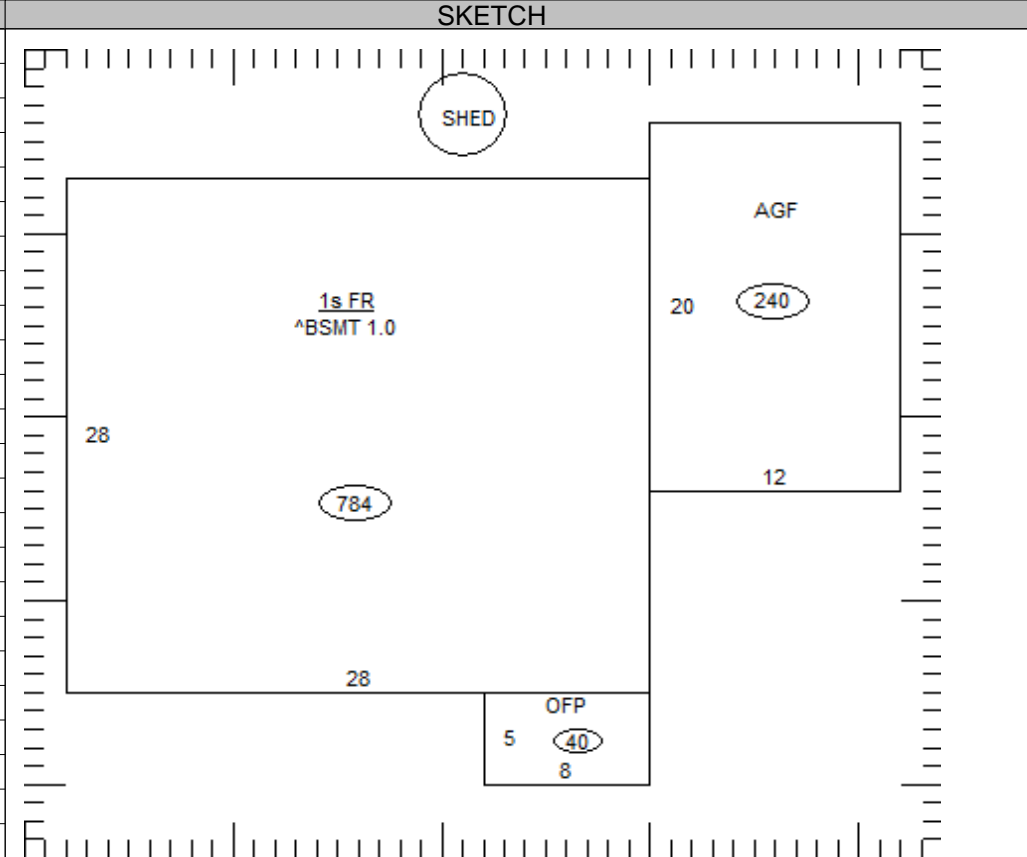
LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
HS:Home Site <1 @ 18150*0.52	AC:0.23	9440				9,400		0
Total Acres: .2300					TOTAL	9,400		0

VALUATION SUMMARY

VALUE YEAR		2023	2020	2017	2017			
REASON FOR CHANGE		RAPP	RAPP	RAPP	MISC			
APPRAISED VALUE	<u>LAND</u>	9,400	9,400	8,600	8,300			
	<u>IMPR</u>	63,800	40,400	38,900	36,400			
	<u>TOTAL</u>	73,200	49,800	47,500	44,700			
ASSESSED VALUE	<u>LAND</u>	3,290	3,290	3,010	2,910			
	<u>IMPR</u>	22,330	14,140	13,620	12,740			
	<u>TOTAL</u>	25,620	17,430	16,630	15,650			

OCCUPANCY		EXTERIOR		FLOOR	AREA	CONST	VALUE						
<input checked="" type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input checked="" type="checkbox"/> WOOD	1	784	FR	134,170						
<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 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 checked="" 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"/>	<input type="checkbox"/>							
CARPET	<input type="checkbox"/>	<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 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			4										
BEDROOMS			2										
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"/>	<input type="checkbox"/>							
CTRL HEAT	<input type="checkbox"/>	<input checked="" 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"/>	<input type="checkbox"/>							
ELECTRIC	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>							
FLR/WALL	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>							
GEO THERMAL	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>							
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>							
PLUMBING			BASE	<input checked="" type="checkbox"/>									
X FULL BATH													
X HALF BATH													
X FIXTURES													
BSMT			784				11,210						
SUBTOTAL							145,380						
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							5,900						
EXTRA FEATURES							600						
SUBTOTAL							151,880						
GRADE FACTOR							80 %						
UNADJUSTED VALUE							121,500						
FACTOR							100 %						
OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	784	D		1948		A	121,500	50	60,750		63,800
1 Shed	PP	10x12	120	C		2000		A		37			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													



06-026200.0000

TOTAL 63,800

COMMENTS

RENTAL
Dwelling has an Economic Factor of 105%

CENTER TWP / CELINA SD

06-14-302-002

Property Class: 510

Neighborhood
009065-R150

Map: 08

Block:

Card: 02

Bk: Pg:

06-026200.0000

MENDON HOMES LLC

MENDON HOMES LLC

4443 WARD RD

CONVOY, OH 45832

LEGAL INFORMATION

PT NW NW SW

RTS: 003-05-14

Acres:0.2300

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BROSHER RICK & PATRICIA	9211 US RTE 127	CELINA	OH	45822	09/24/2008	17,000	WDC : A : 647	<input type="checkbox"/>	<input type="checkbox"/>
2	CITIFINANCIAL INC	1111 N POINTE DR	COPPELL	TX	75019	02/22/2008	37,900	SHC : S : 108	<input type="checkbox"/>	<input type="checkbox"/>
3	PATRICK ROBERT C &	8029 US RT 33	CELINA	OH	45822 -9309	02/22/2002	28,500	: A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: Signature	<input type="checkbox"/> TTO	LISTER: CG	DATE: 10/11/2004	TIME: 12:42:55 PM	<input checked="" type="checkbox"/> LETTER	<input type="checkbox"/> LETTER REC'D	GIS CODE
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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 checked="" type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	8029 US RT 33, CELINA
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY	COMMENT
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input checked="" type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input checked="" type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<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	

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
Total Acres: .2300					TOTAL	9,400 0

VALUATION SUMMARY							
VALUE YEAR							
REASON FOR CHANGE							
APPAISED	<u>LAND</u>						
VALUE	<u>IMPR</u>						
	<u>TOTAL</u>						
ASSESSED	<u>LAND</u>						
VALUE	<u>IMPR</u>						
	<u>TOTAL</u>						

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"/>		MULTI-FAMILY #	0	0										
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		BUILDING TYPE	000%	0										
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		BSMT FINISH	0 S.F.	0										
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		FIREPLACE #	0	0										
INT. FINISH		B	1	2	3	U	HEATING	0 S.F.	0										
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		AIR COND	0 S.F.	0										
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		PLUMBING #	0	0										
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		GARAGES & CARPORTS		0										
ACCOMMODATIONS							EXTRA FEATURES		0										
# 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"/>		OCCUPANCY												
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		ST.HT												
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		SIZE												
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		AREA												
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		GRADE												
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		PRICE												
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		AGE												
GEO THERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		REMD												
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		CND												
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		UNADJ VAL												
PLUMBING		BASE						PHYS											
X FULL BATH							PHYS VAL												
X HALF BATH							FUNC												
X FIXTURES							TRUE VAL												

06-026200.0000

TOTAL 0

COMMENTS													