



06-046000.0000

Property Class: 510

Neighborhood

009065-R150

Map: 13

Block:

Card: 19

Bk: Pg:

LEGAL INFORMATION

PT NE SE

RTS: 003-05-19

Acres:5.0000

JENKINS BRANDON N

JENKINS BRANDON N

8177 STOSE RD

CELINA, OH 45822

OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1 JENKINS BRANDON N	8177 STOSE RD	CELINA	OH	45822	11/03/2021	600,000	WDC : 933	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2 HILL TRACY A	8177 STOSE RD	CELINA	OH	45822	08/04/2006	62,500	WDC : A : 628	<input type="checkbox"/>	<input type="checkbox"/>
3 GOPPERTON LOUISE ETAL	12450 TROY RD	NEW CARLISLE	OH	45344	08/18/2005	12,000	WDC : A : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: Signature  TTO LISTER: BTC DATE: 04/30/2008 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

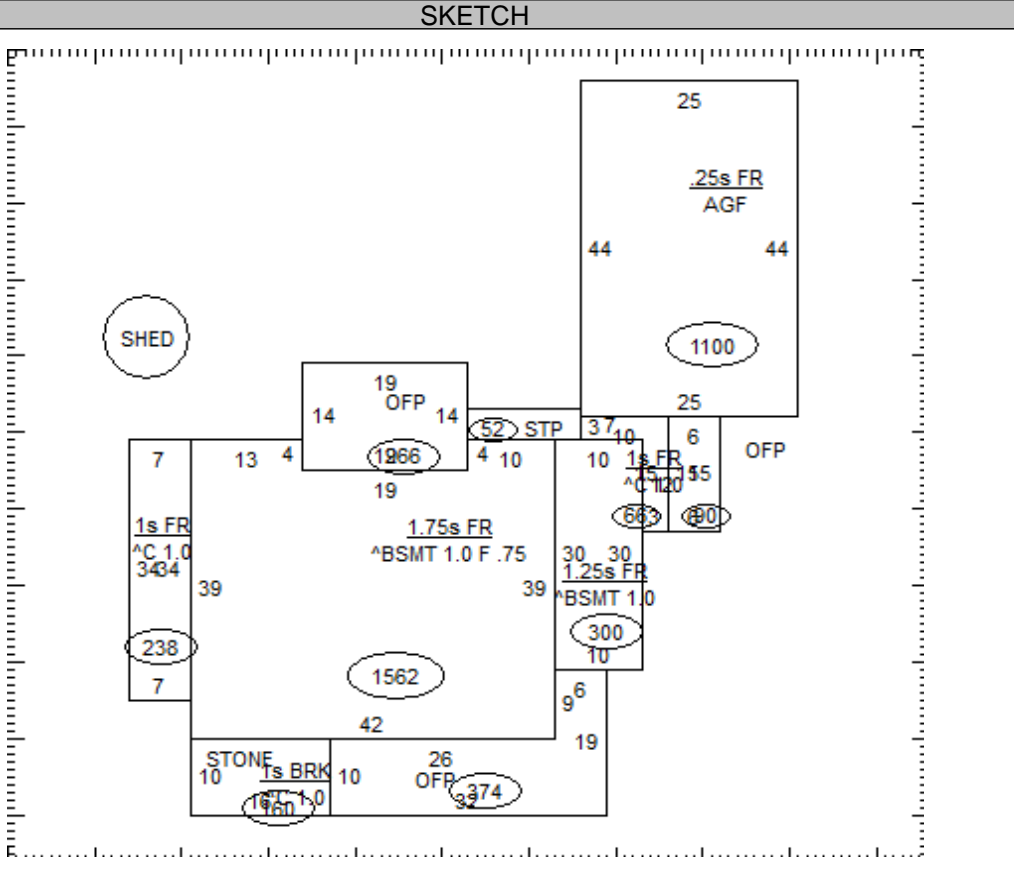
STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION			
<input checked="" type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input checked="" type="checkbox"/> LEVEL <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	8177 STOSE RD, CELINA <b>COMMENT</b> TY2022:Net Gen=\$6,289.20, Other Assessment=\$2.00 DE22 UPDATE INT PER SOC MEDIA DE17 FIELDCHK RVW CHGS: ADD OFF DE22 RMV OWN OCC - DID NOT RETURN APP		
LAND COMPUTATIONS								
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
HS:Home Site	AC:1	18150				18,200		0
SM:Small Acreage	AC:4	7900				31,600		0
Total Acres: 5.0000						TOTAL	49,800	0

VALUATION SUMMARY						
VALUE YEAR	2023	2022	2020	2017	2017	
REASON FOR CHANGE	RAPP	MISC	RAPP	RAPP	MISC	
APPRAISED	49,800	46,400	46,400	42,100	43,000	
VALUE	<u>LAND</u>	548,300	334,800	301,500	283,400	318,100
	<u>IMPR</u>	598,100	381,200	347,900	325,500	361,100
ASSESSED	<u>LAND</u>	17,430	16,240	16,240	14,740	15,050
	<u>IMPR</u>	191,910	117,180	105,530	99,190	111,340
VALUE	<u>TOTAL</u>	209,340	133,420	121,770	113,930	126,390

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE
<input checked="" type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	160	BRK	19,000
<input type="checkbox"/> CONVERSION	<input type="checkbox"/> STUCCO	1	2166	FR	240,430
<b>BUILDING TYPE</b>	<input checked="" type="checkbox"/> ALM/VYNL	.25	350	FR	35,430
<input type="checkbox"/> MOBILE HOME	<input type="checkbox"/> CONC BLK	.75	1172	FR	65,870
<input type="checkbox"/> BI/TR LEVEL	<input type="checkbox"/> METAL				
<input type="checkbox"/> MOD/MAN	<input type="checkbox"/> BRICK				
<input type="checkbox"/>	<input checked="" 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

BSMT	1862		26,630
<b>SUBTOTAL</b>			387,360
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	1,172 S.F.		16,760
FIREPLACE #	1		4,400
HEATING	0 S.F.		0
AIR COND	5,020 S.F.		8,270
PLUMBING #	9		10,890
GARAGES & CARPORTS			27,200
EXTRA FEATURES			12,200
<b>SUBTOTAL</b>			467,080
GRADE FACTOR			130 %
<b>UNADJUSTED VALUE</b>			607,200
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.75	SK	3,848	B+		2007		A	607,200	14	522,190		548,300
1 Shed		9x12	108	C		2009		A		23			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 548,300

COMMENTS

BONUS RM ABOVE GARAGE IS FINISHED OFFICE SPACE  
 Dwelling has an Economic Factor of 105%

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8177 STOSE RD  
CELINA, OH 45822

**LEGAL INFORMATION**  
PT NE SE

RTS: 003-05-19  
Acres:5.0000

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	GOPPERTON LOUISE ETAL	12450 TROY RD	NEW CARLISLE	OH	45344	07/27/2005	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
2	WILLIAMS ERNEST L	8089 STOSE RD	CELINA	OH	45822	03/14/1989	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

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STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION	
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LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Total Acres: 5.0000					TOTAL		49,800	0

VALUATION SUMMARY

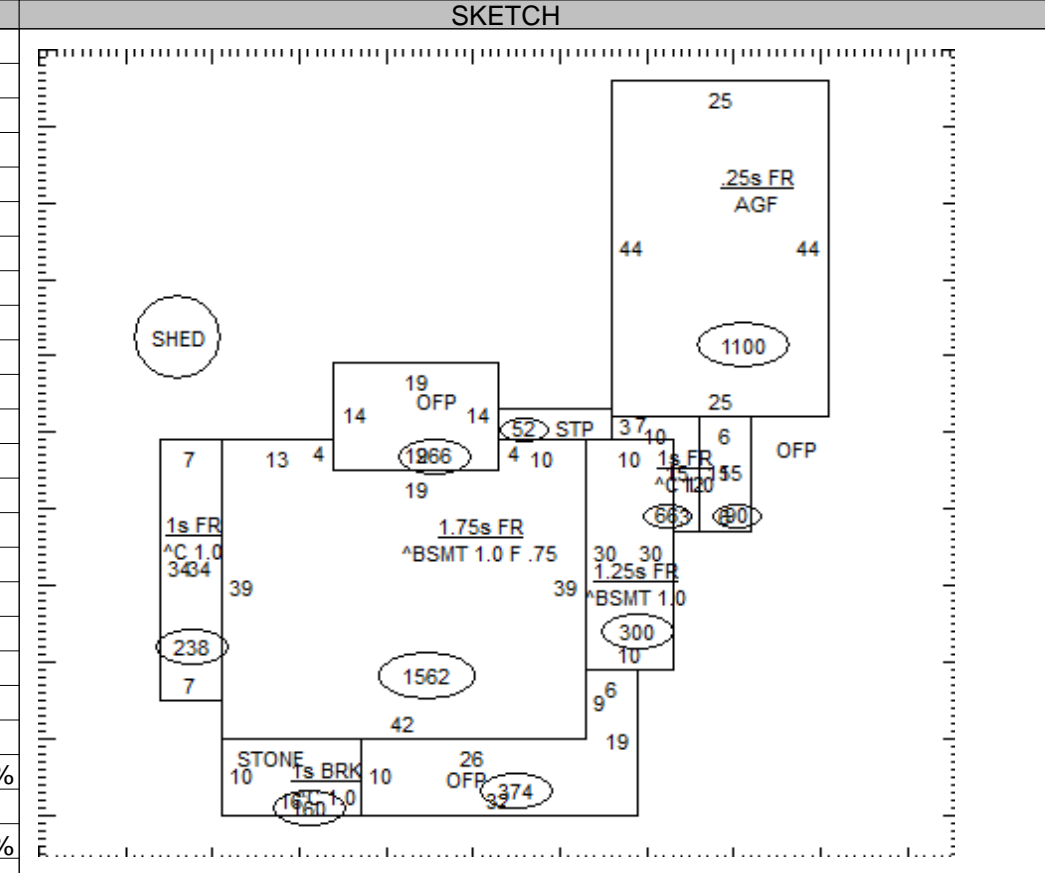
VALUE YEAR	REASON FOR CHANGE	APPRaised	IMPR	TOTAL	ASSESSED	IMPR	TOTAL

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				
<b>BUILDING TYPE</b>	<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
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<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

<b>FLOORS</b>		B	1	2	3	U
CONCRETE	<input 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 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"/>
<b>INT. FINISH</b>		B	1	2	3	U
PLASTER/DW	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>ACCOMMODATIONS</b>						
# OF ROOMS						
BEDROOMS						
FIREPLACES						
<b>HEAT &amp; AC</b>		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 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"/>
GEOHERMAL	<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"/>
<b>PLUMBING</b>		<b>BASE</b>		<input type="checkbox"/>		
X FULL BATH						
X HALF BATH						
X FIXTURES						

<b>SUBTOTAL</b>			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
<b>SUBTOTAL</b>			0
GRADE FACTOR			%
<b>UNADJUSTED VALUE</b>			0
<b>FACTOR</b>			%



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													

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TOTAL 0

COMMENTS