

07-032000.0000

**BELTON AARON J**  
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4263 STATE ROUTE 33  
ROCKFORD, OH 45882

**LEGAL INFORMATION**  
J V SIDENBENDER SUBD  
ALL LOT 2 & NORTH PT L 1  
RTS: 002-04-16  
Acres:5.9000

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BELTON AARON J	4263 STATE ROUTE 33	ROCKFORD	OH	45882	10/19/2021	48,000	WDC : 891	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	BRUNS MARK R & CHARLENE	4263 US RT 33	ROCKFORD	OH	45882	11/29/1999	41,000	: A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: DATE: 06/26/2023 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

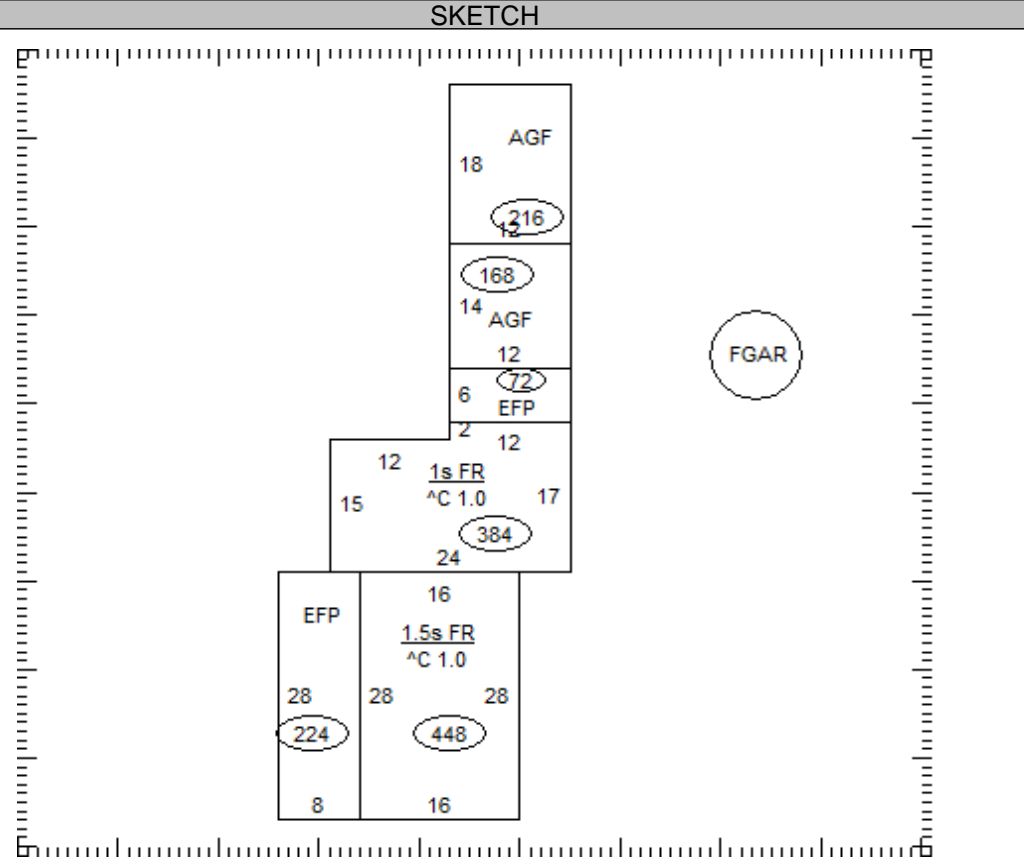
STREET/ROAD		TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS		PROPERTY LOCATION		
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER	<input checked="" type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	4263 U S RTE 33, ROCKFORD			
<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	<b>COMMENT</b>			
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	<input type="checkbox"/> H. VACANCY	TY2022:Net Gen=\$1,720.84, 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=\$2.00			
<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 RVW CHG: cor garage			
<b>LAND COMPUTATIONS</b>							DE22 RMV OWN OCC - DID NOT RETURN APP		
LAND TYPE		SIZE	M	RATE	C	INF	M VALUE	C	
HS:Home Site		AC:1	17660				17,700	0	
SM:Small Acreage		AC:4.9	7700				37,700	0	
Total Acres: 5.9000							TOTAL	55,400	0

TY2022:Net Gen=\$1,720.84, Other  
Assessment=\$2.00  
DE17 DESKTOP RVW CHG: cor garage  
DE22 RMV OWN OCC - DID NOT RETURN APP  
DE23 TTO; ADD DET GAR  
NC24 CHK FOR GARAGE ADDTN 30 X 40

**VALUATION SUMMARY**

VALUE YEAR	2023	2020	2017	2017				
REASON FOR CHANGE	NC	RAPP	RAPP	MISC				
APPRAISED VALUE	LAND	55,400	50,200	46,900	41,700			
	IMPR	117,100	64,900	55,400	41,700			
	TOTAL	172,500	115,100	102,300	83,400			
ASSESSED VALUE	LAND	19,390	17,570	16,420	14,600			
	IMPR	40,990	22,720	19,390	14,600			
	TOTAL	60,380	40,290	35,810	29,200			

<b>OCCUPANCY</b>		<b>EXTERIOR</b>		<b>FLOOR</b>	<b>AREA</b>	<b>CONST</b>	<b>VALUE</b>						
<input checked="" type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	832	FR	140,470						
<input type="checkbox"/> CONVERSION			<input type="checkbox"/> STUCCO	.5	224	FR	23,450						
<b>BUILDING TYPE</b>			<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										
<b>ROOFING</b>		<b>ROOF TYPE</b>											
<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										
<b>FLOORS</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>							
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 checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>							
<b>INT. FINISH</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>							
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>							
PANELING	<input type="checkbox"/>	<input checked="" 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		3	2										
BEDROOMS		1	2										
<b>FIREPLACES</b>													
<b>HEAT &amp; AC</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>							
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 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"/>	<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 checked="" type="checkbox"/>									
X FULL BATH													
X HALF BATH													
X FIXTURES													
<b>SUBTOTAL</b>							163,920						
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							9,500						
EXTRA FEATURES							8,600						
<b>SUBTOTAL</b>							182,020						
GRADE FACTOR							95 %						
<b>UNADJUSTED VALUE</b>							172,920						
FACTOR							100 %						
<b>OCCUPANCY</b>	<b>ST.HT</b>	<b>SIZE</b>	<b>AREA</b>	<b>GRADE</b>	<b>PRICE</b>	<b>AGE</b>	<b>REMD</b>	<b>CND</b>	<b>UNADJ VAL</b>	<b>PHYS</b>	<b>PHYS VAL</b>	<b>FUNC</b>	<b>TRUE VAL</b>
DWELLING	1.5	SK	1,056	C-		1900		A	172,920	45	95,110		103,700
1 Gar - Frame		24x24	576	C	23.70	2022		A	13,650	2	13,380		13,400
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													



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TOTAL 117,100

**COMMENTS**

Dwelling has an Economic Factor of 109%