Business Name: ROCKFORD CARRY-OUT
Property Address: 156 MAIN ST DTE Code: 430

08-005900.0000

DUBLIN TWP-ROCKFORD CORP
PARKWAY SD
02-16-302-006

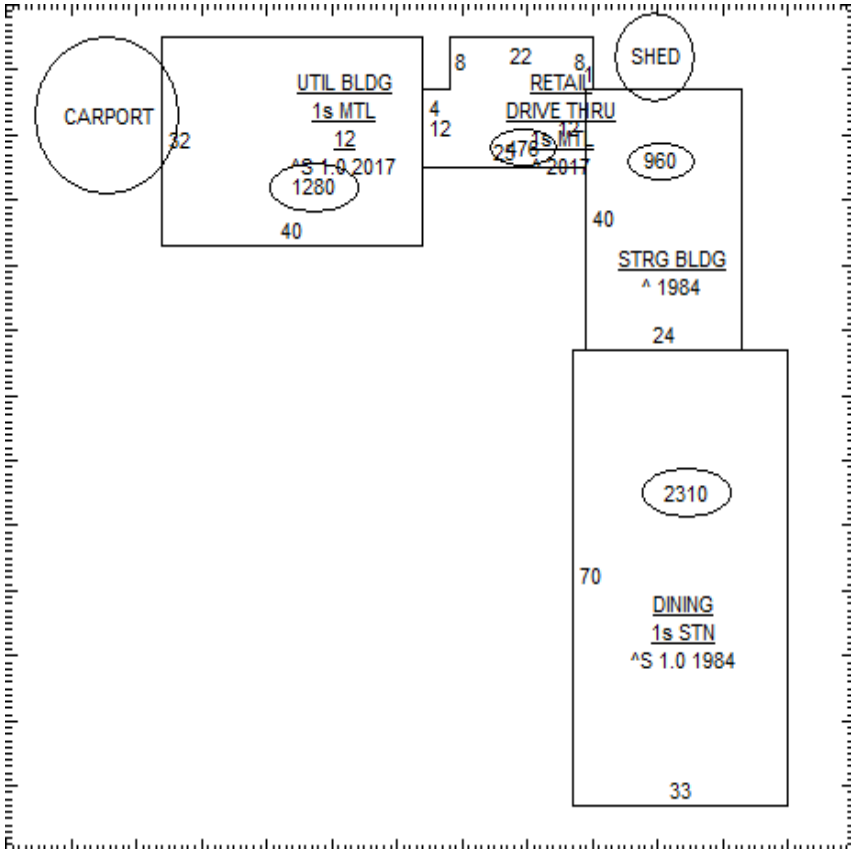
LEGAL INFORMATION

31 PT S 1/2

Neighborhood CCBD08	
Map:	
Block:	
Card:	
Bk:	Pg:

T H BURTCH ENTERPRISES LTD
T H BURTCH ENTERPRISES LTD
PO BOX 333
ROCKFORD, OH 45882

COMMENT
TY2022:Net Gen=$2,951.72, Other Assessment=$2.00
DE23 RMV AC, ADD SHED & CARPORT; DESKTOP RVW



Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	02/06/23
07/29/2016	270,000	5:WDC : 514	430	■	Pricer:	
04/15/2015	100,000	3:WDC : 224	430	■	Reviewer:	
01/04/2007	100,000	WDC : A-M : 9	430	☐	Final:	
01/25/2005	0	QCE : X : 0	430	☐	Call Back:	
01/12/2001	125,000	: A-M : 0	430	☐	Visit:	

VALUATION SUMMARY					
VALUE YEAR		2023	2020	2018	2017
REASON FOR CHANGE		RAPP	RAPP	NC	RAPP
ESTIMATED MARKET VALUE	LAND	6,530	3,270	3,270	3,270
	IMPR	164,540	143,620	150,380	122,200
	TOTAL	171,070	146,890	153,650	125,470
ASSESSED VALUE	LAND	2,290	1,140	1,140	1,140
	IMPR	57,590	50,270	52,630	42,770
	TOTAL	59,880	51,410	53,770	43,910

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR		ZONING
■ PAVED	■ LEVEL	☐ WATER	☐	☐ AG-RES
☐ GRAVEL	☐ HIGH	☐ SEWER	☐	■ COMMERCIAL
☐ DIRT	☐ LOW	☐ GAS	☐	☐ INDUSTRIAL
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC	☐	
☐ CURBS	☐ STANDARD	■ STANDARD		

INFLUENCE FACTORS		
A. NO ROAD	E. SZ/SHAPE	I. WATER FRONT
B. TOPGRHY	F. RESTRICT	J. OTHER/CDU
C. Ex Front	G. WOOD LT	
D. QUANTITY	H. VACANCY	

LAND TYPE	SIZE	M RATE C	INF	M VALUE C	
F:Front	F33 D148	ST200 DP99 ADJ198		6,530 0	
Totals:				6,530 0	6,530

CLASS/QUALITY RANK	
A) FP STRUCT. STEEL FRAME	1. BASIC
B) R.C. FRAME	2. FAIR
C) MASONRY BEARING WALLS	3. AVE
D) WD OR STEEL FR EX. WALLS	4. GOOD
S) METAL M) MILL P) POLE	5. EXCEL
TOTAL AREA	**PERIMETER** 0
# STORIES	**STORY HT**
AGE	**SPRINKLER**

EX WALL	A	ROOFING	A	WINDOW	A	DOORS	A	FOUNDATION	A	FRAMING	A
STONE	☐	GABLE/HIP	☐	STORE FRT	☐	OVERHEAD		SLAB	☐	PRE ENG	☐
BRICK	☐	SHED/FLAT	☐	CASEMENT	☐			CRAWL	☐	STEEL	☐
CON BLK	☐	CON DECK	☐	DBLH	☐			PILE/COL	☐	REINF CONC	☐
WD/MTL	☐	MTL DECK	☐	SLIDE BY	☐			REINFOR	☐	CB/MASON	☐
ENAM STL	☐	WD DECK	☐	**CANOPY**	A			STEEL	☐	FRAME	☐
ALUM/VYL	☐	METAL	☐	LIGHTED	☐	STEEL INS	☐	BRICK	☐	POLE	☐
CON PANEL	☐	ASPH	☐	SOFFITS	☐	WOOD	☐	STONE	☐	TILT UP	☐
PLATE GLS	☐	RUBBER	☐	C S W	☐	MTL	☐	CON BLK	☐	SANDWICH	☐
STUCCO	☐	BUILT UP	☐	**FACADE**	A	GLASS	☐	FRAME	☐	STANDARD	☐
INSULATED	☐	INSULATED	☐			STANDARD	☐	STANDARD	☐		

H.V.A.C.			
Electric	☐	Electric Wall	☐
Forced Air Unit	☐	Hot Water	☐
Hot Water, Rad	☐	Space/ Wall Furnace	☐
Steam	☐	Warm & Cld Air	☐
Ventilation	☐	Heat Pump	☐
Package Unit	☐	Ind TW Heat Pump	☐
Hot & Cld Water	☐	Evaporated Cool	☐
Floor Furnace	☐	Co-Ray-Vac	☐
Complete HVAC	☐	No Heat	☐
Refrig. Cooling	☐	Standard	☐

FLOORS	B	1	2	3	U
CONCRETE	☐	☐	☐	☐	☐
WOOD	☐	☐	☐	☐	☐
TILE A Q V T	☐	☐	☐	☐	☐
CARPET	☐	☐	☐	☐	☐
ASPHALT	☐	☐	☐	☐	☐
GRAVEL	☐	☐	☐	☐	☐
DIRT	☐	☐	☐	☐	☐
STANDARD	☐				

PARTITIONS	B	1	2	3	U
MASONRY	☐	☐	☐	☐	☐
WD STUD	☐	☐	☐	☐	☐
MTL STUD	☐	☐	☐	☐	☐
CEILINGS	**B**	**1**	**2**	**3**	**U**
ACCUT/PANEL	☐	☐	☐	☐	☐
PLASTER/DW	☐	☐	☐	☐	☐
SUSP/OPEN	☐	☐	☐	☐	☐
STANDARD	☐				

INTERIOR FINISH	B	1	2	3	U
UNFINISHED	☐	☐	☐	☐	☐
FINISH OPEN	☐	☐	☐	☐	☐
FINISH DIV	☐	☐	☐	☐	☐
PANEL	☐	☐	☐	☐	☐
PLASTER / DW	☐	☐	☐	☐	☐
BLOCK	☐	☐	☐	☐	☐
GLAZED TILE	☐	☐	☐	☐	☐
STANDARD	☐				

PLUMBING	A		A
NO PLUMBING	☐	EXTRA FIXTURES	
2 FIXTURE BATH		STANDARD	☐
3 FIXTURE BATH			

LIGHTING	A		A
FLUORESCENT	☐	METAL HALIDE	☐
SODIUM VAP	☐	STANDARD	☐
MERCURY VAP	☐		

YARD ITEMS

	ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	$/UNIT	UNADJUSTED $	PHY	FC	EC	MARKET VALUE
A	499.066:Shed			8 X 8	1	64		2014		A	N	.00	0	0	0	0	0
B	901.023:Carport				1	320		2017		A	N	.00	0	0	0	0	0

	ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	$/UNIT	UNADJUSTED $	PHY	FC	EC	MARKET VALUE
A	430.000:DINING			70 X 33	1	2,310		1984	2001G	A	A	68.00	157,080	20	0	0	125,660
1	499.071:STRG BLDG			40 X 24	1	960		1984	2001A	A	A	11.00	10,560	24	0	0	8,030
4	420.999:RETAIL				1	476		2017		A	B	17.00	8,090	13	0	0	7,040
5	499.078:UTIL BLDG		12	32 X 40	1	1,280		2017		A	A	20.00	25,600	7	0	0	23,810

AMENITY TOTAL	0
TOTAL IMPR	164,540

COMMENTS