



08-026900.0000

DUBLIN TWP-ROCKFORD CORP / PARKWAY SD

02-16-353-005

Page 1 of 1  
Property Class: 520  
Neighborhood  
000802-TM50  
Map: 09  
Block:  
Card: 92  
Bk: Pg:

**BURTCH & ROEBUCK PROPERTIES LLC**  
BURTCH & ROEBUCK PROPERTIES LLC  
4106 SHANES RD  
ROCKFORD, OH 45882

**LEGAL INFORMATION**  
FRYSINGER ADDITION

LOT#: 214

OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1 BURTCH & ROEBUCK	4106 SHANES RD	ROCKFORD	OH	45882	07/19/2004	26,500	WDC : A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2 KING MARK	12121 HILL RD	ROCKFORD	OH	45882	07/31/1997	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3						0	0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: BTC DATE: 09/22/2011 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 checked="" type="checkbox"/> WATER <input checked="" type="checkbox"/> SEWER <input type="checkbox"/> GAS <input checked="" type="checkbox"/> ELECTRIC <input type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input checked="" 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	153 WALNUT ST <b>COMMENT</b> TY2022:Net Gen=\$548.58, Other Assessment=\$2.00 DE16 DESKTOP REVIEW CHG: add pat DE11 INFORMALS; ADJ GRD, ALLOW CDU DE11 REMOVED BOR FNC TriDwell=75			
LAND COMPUTATIONS									
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C	
F:Front	F66 D132	ST325	DP94	ADJ306		20,200	0		
							<b>TOTAL</b>	20,200	0

VALUATION SUMMARY									
VALUE YEAR		2023	2020	2017					
REASON FOR CHANGE		RAPP	RAPP	RAPP					
APPRAISED	LAND	20,200	11,100	13,000					
VALUE	IMPR	37,300	23,800	24,100					
	TOTAL	57,500	34,900	37,100					
ASSESSED	LAND	7,070	3,890	4,550					
VALUE	IMPR	13,060	8,330	8,440					
	TOTAL	20,130	12,220	12,990					

**OCCUPANCY**  
 SF  DU  TR  
 CONVERSION  
**BUILDING TYPE**  
 MOBILE HOME  
 BI/TR LEVEL  
 MOD/MAN

FLOOR	AREA	CONST	VALUE
1	1312	FR	187,560

**ROOFING**  
 METAL  
 SLT/TLE  
 SHINGLES  
 SHAKES  
 COMPOSITE

**EXTERIOR**  
 WOOD  
 STUCCO  
 ALM/VYNL  
 CONC BLK  
 METAL  
 BRICK  
 STONE

**ROOF TYPE**  
 GABLE  
 HIP  
 GAMBREL  
 MANSARD  
 FLAT

**SUBTOTAL** 187,560  
**MULTI-FAMILY #** 1 2,500

**FLOORS** B 1 2 3 U  
 CONCRETE       
 WOOD       
 TILE/COMPO       
 CARPET

**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 #** 3 3,630

**INT. FINISH** B 1 2 3 U  
 PLASTER/DW       
 PANELING       
 UNFINISHED

**GARAGES & CARPORTS** 0  
**EXTRA FEATURES** 5,000  
**SUBTOTAL** 198,690

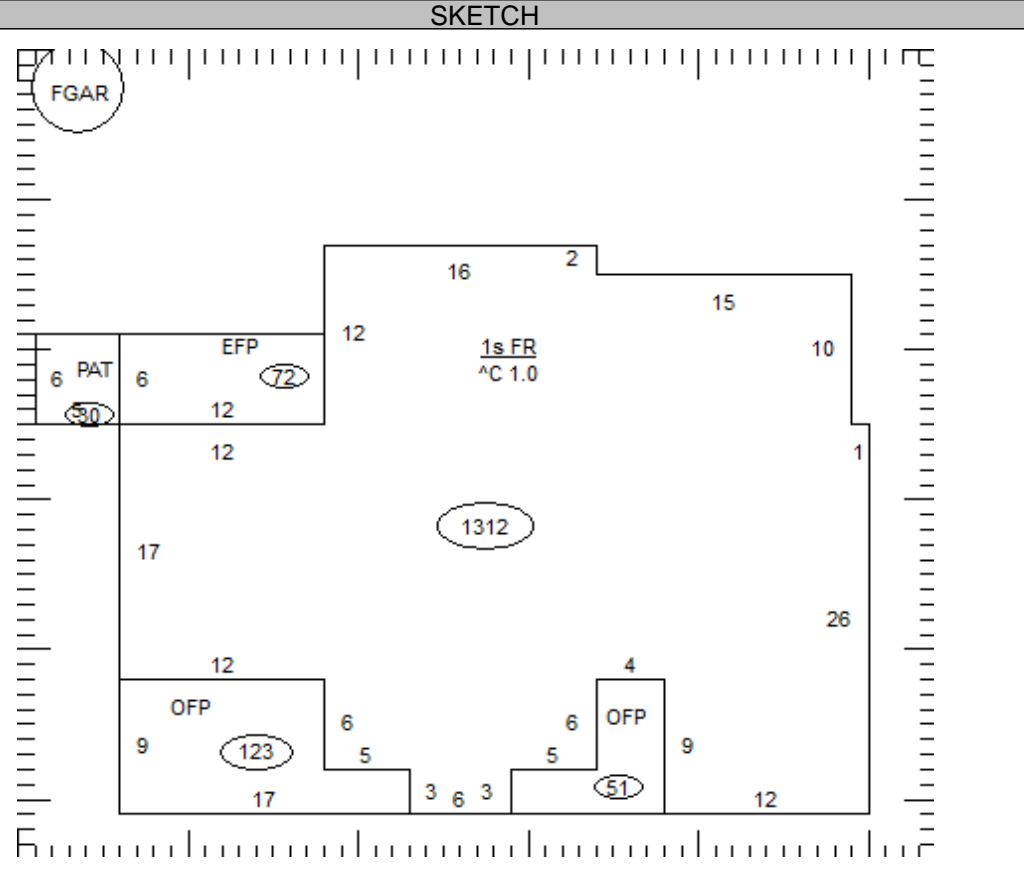
**ACCOMMODATIONS**  
**# OF ROOMS** 6  
**BEDROOMS** 2  
**FIREPLACES**

**GRADE FACTOR** 80 %  
**UNADJUSTED VALUE** 119,210  
**FACTOR** 100 %

**HEAT & AC** B 1 2 3 U  
 NO HEAT       
 CTRL HEAT       
 HW/STEAM       
 ELECTRIC       
 HEAT PUMP       
 FLR/WALL       
 STVE/SPCE       
 GEOTHERMAL       
 OUTSIDE       
 CTRL A/C

**OCCUPANCY** ST.HT SIZE AREA GRADE PRICE AGE REMD CND UNADJ VAL PHYS PHYS VAL FUNC TRUE VAL  
 DWELLING 1 SK 1,312 D 1900 119,210 50 59,610 CDU20 35,800  
 1 Gar - Frame 24x32 768 D 18.96 1960 14,560 90 1,460 1,500  
 2  
 3  
 4  
 5  
 6  
 7

**PLUMBING** BASE   
 X FULL BATH 1  
 X HALF BATH  
 X FIXTURES



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TOTAL 37,300

**COMMENTS**  
 ASBESTOS SIDING  
 Dwelling has an Economic Factor of 75%