

08-058300.0100

LEGAL INFORMATION
SE CORNER OUT LOT 27

RTS: 002-04-17
Acres:0.6330 M:0.0000

KINNEY CALEB A
KINNEY CALEB A
819 W MARKET ST
ROCKFORD, OH 45882

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	KINNEY CALEB A	819 W MARKET ST	ROCKFORD	OH	45882	08/29/2023	130,000	WDC : 526	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	HAWK MICHAEL W	6839 STATE ROUTE 117	ROCKFORD	OH	45882	07/06/2023	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3	HAWK CHARLENE	819 W MARKET ST	ROCKFORD	OH	45882	12/09/2020	135,000	WDC : 924	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: TTO LISTER: JO DATE: 10/25/2004 TIME: 11:23:15 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 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	819 W MARKET ST, ROCKFORD
COMMENT						
TY2022:Net Gen=\$1,882.78, Other Assessment=\$2.00 de09 add shed & pat-verified aerial-data mailer DE16 DIDN'T RETURN OWN OCC/RMV						

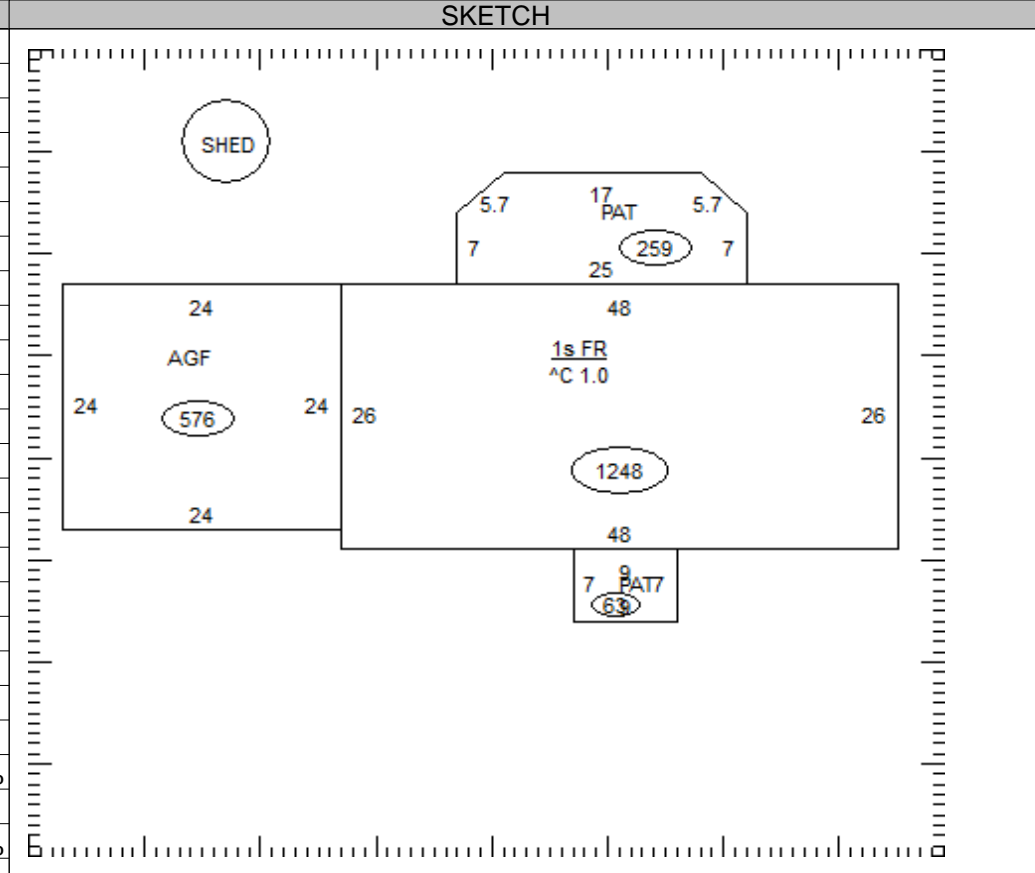
LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F128 D216	ST300	DP114	ADJ342			43,800	0
TOTAL							43,800	0

VALUATION SUMMARY

VALUE YEAR	2023	2020	2017				
REASON FOR CHANGE	RAPP	RAPP	RAPP				
APPRaised	LAND	43,800	36,100	30,600			
VALUE	IMPR	118,900	83,700	68,100			
	TOTAL	162,700	119,800	98,700			
ASSESSED	LAND	15,330	12,640	10,710			
VALUE	IMPR	41,620	29,300	23,840			
	TOTAL	56,950	41,940	34,550			

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE										
<input checked="" type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	1248	FR	184,770										
<input type="checkbox"/> CONVERSION	<input type="checkbox"/> STUCCO														
BUILDING TYPE	<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														
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														
FLOORS	B 1 2 3 U	SUBTOTAL													
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			100%	0									
TILE/COMPO	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	BSMT FINISH			0 S.F.	0									
CARPET	<input type="checkbox"/> <input checked="" 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 checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	AIR COND			1,248 S.F.	2,060									
PANELING	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	PLUMBING #			3	3,630									
UNFINISHED	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	GARAGES & CARPORTS				14,200									
ACCOMMODATIONS		EXTRA FEATURES				1,400									
# OF ROOMS		SUBTOTAL			206,060										
BEDROOMS	5	GRADE FACTOR			100 %										
FIREPLACES	3	UNADJUSTED VALUE			206,060										
HEAT & AC	B 1 2 3 U	FACTOR			100 %										
NO HEAT	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
CTRL HEAT	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	DWELLING	1	SK	1,248	C		1994		A	206,060	24	156,610		117,500
HW/STEAM	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	1 Shed		20x12	240	C	7.70	2007		A	1,850	27	1,350		1,400
ELECTRIC	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	2													
HEAT PUMP	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	3													
FLR/WALL	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	4													
STVE/SPCE	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	5													
GEOHERMAL	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	6													
OUTSIDE	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	7													
CTRL A/C	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	8													
PLUMBING	BASE <input checked="" type="checkbox"/>	9													
X FULL BATH		10													
X HALF BATH		11													
X FIXTURES															



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,248	C		1994		A	206,060	24	156,610		117,500
1 Shed		20x12	240	C	7.70	2007		A	1,850	27	1,350		1,400
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

08-058300.0100 TOTAL 118,900

COMMENTS

Dwelling has an Economic Factor of 75%

DUBLIN TWP-ROCKFORD CORP / PARKWAY SD

02-17-257-007

Property Class: 510

Neighborhood

000803

Map: 09

Block:

Card: 180

Bk: Pg:

08-058300.0100

LEGAL INFORMATION
SE CORNER OUT LOT 27

RTS: 002-04-17
Acres:0.6330 M:0.0000

KINNEY CALEB A
KINNEY CALEB A
819 W MARKET ST
ROCKFORD, OH 45882

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BELNA JORDAN	819 W MARKET ST	ROCKFORD	OH	45882	08/26/2015	120,500	WDC : 568	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	NUTTLE TRAVIS R &	819 MARKET ST	ROCKFORD	OH	45882	05/26/2004	81,500	WDC : A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	KUHN EDWARD J & PROFIT	819 W MARKET ST	ROCKFORD	OH	45882	02/16/1999	80,000	: A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: TTO LISTER: JO DATE: 10/25/2004 TIME: 11:23:15 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 type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	<input type="checkbox"/> F. RESTRICT	819 W MARKET ST, ROCKFORD		
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<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 type="checkbox"/> GAS <input type="checkbox"/>	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front	<input type="checkbox"/> H. VACANCY			
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC <input type="checkbox"/>	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY	<input type="checkbox"/> I. WATER FRONT			
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> J. OTHER/CDU			

LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE C
TOTAL						43,800	0

VALUATION SUMMARY

VALUE YEAR							
REASON FOR CHANGE							
APPRaised VALUE	<u>LAND</u>						
	<u>IMPR</u>						
	<u>TOTAL</u>						
ASSESSed VALUE	<u>LAND</u>						
	<u>IMPR</u>						
	<u>TOTAL</u>						

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

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

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

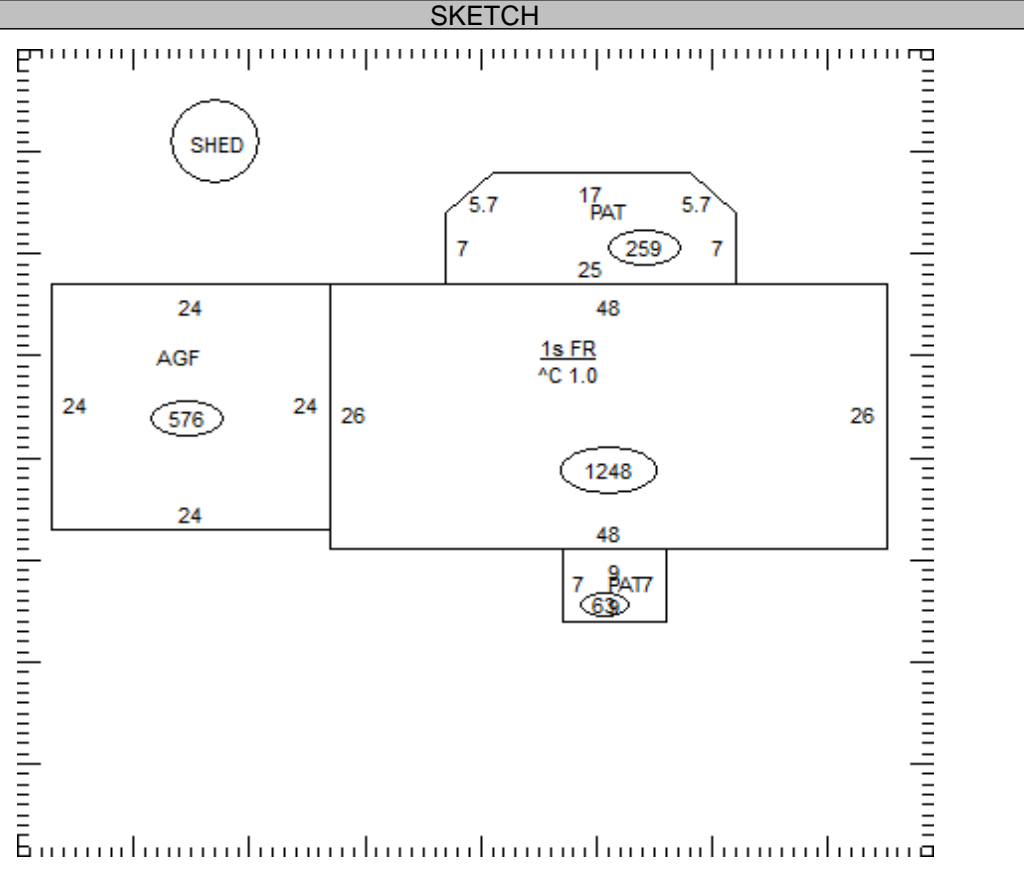
SUBTOTAL		0
MULTI-FAMILY #	0	0
BUILDING TYPE	000%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	0	0
GARAGES & CARPORTS		0
EXTRA FEATURES		0
SUBTOTAL		0
GRADE FACTOR		%
UNADJUSTED VALUE		0
FACTOR		%

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

ACCOMMODATIONS
 # OF ROOMS
 BEDROOMS
 FIREPLACES
 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
 PLUMBING BASE

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													



08-058300.0100

TOTAL 0

COMMENTS