



09-033000.6700

Property Class: 510

Neighborhood

095LA50-LA50

Map: 05 E

Block:

Card: 59

Bk: Pg:

COOK RICHARD C & WENDY L

COOK RICHARD C & WENDY L

5276 WINDWARD LN

CELINA, OH 45822

Created in 2004 From - . 0 due to Split

LEGAL INFORMATION

SOUTH POINTE SUBDIVISION

THIRD ADD ALSO LOT 66

LOT#: 67

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	COOK RICHARD C & WENDY L	5276 WINDWARD LN	CELINA	OH	45822	08/11/2021	219,900	WDC : 653	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	FORTKAMP DONALD L & JOAN	7859 WEITZ RD	CELINA	OH	45822	03/25/2021	17,500	3:WDC : 211	<input type="checkbox"/>	<input type="checkbox"/>
3	EAGLE VIEW INVESTMENTS	6781 HELLWARTH RD	CELINA	OH	45822	11/16/2006	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: cg DATE: 07/25/2006 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

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

PAVED LEVEL WATER IMPROVING A. NO ROAD F. RESTRICT
 GRAVEL HIGH SEWER STATIC B. TOPGRHY G. WOOD LT
 DIRT LOW GAS DECLINING C. Ex Front H. VACANCY
 SIDEWALKS ROLLING ELECTRIC OLD D. QUANTITY I. WATER FRONT
 CURBS STANDARD STANDARD E. SZ/SHAPE J. OTHER/CDU

5276 WINDWARD LN
COMMENT
 TY2022:Net Gen=\$2,589.20, Other Assessment=\$0.00
 DE21 ADDED LOTS TOGETHER PER OWNER REQUEST
 NC22 NEW DWELLING (\$175,000)

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F82 D105	ST440	DP83	ADJ365			29,900	0
					TOTAL		29,900	0

VALUATION SUMMARY

VALUE YEAR	2023	2022	2022	2021	2020	2017		
REASON FOR CHANGE	RAPP	RCLS	NC	MISC	RAPP	RAPP		
APPRAISED VALUE	<u>LAND</u> 29,900	27,500	27,500	20,600	7,200	6,600		
	<u>IMPR</u> 200,400	129,900	129,900	0	0	0		
	<u>TOTAL</u> 230,300	157,400	157,400	20,600	7,200	6,600		
ASSESSED VALUE	<u>LAND</u> 10,470	9,630	9,630	7,210	2,520	2,310		
	<u>IMPR</u> 70,140	45,470	45,470	0	0	0		
	<u>TOTAL</u> 80,610	55,100	55,100	7,210	2,520	2,310		

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

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

FLOOR	AREA	CONST	VALUE
1	1334	FR	190,710

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

SUBTOTAL		190,710
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	1,334 S.F.	2,200
PLUMBING #	3	3,630
GARAGES & CARPORTS		15,800
EXTRA FEATURES		2,900
SUBTOTAL		215,240
GRADE FACTOR		100 %
UNADJUSTED VALUE		215,240
FACTOR		100 %

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

SUBTOTAL		190,710
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	1,334 S.F.	2,200
PLUMBING #	3	3,630
GARAGES & CARPORTS		15,800
EXTRA FEATURES		2,900
SUBTOTAL		215,240
GRADE FACTOR		100 %
UNADJUSTED VALUE		215,240
FACTOR		100 %

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

SUBTOTAL		215,240
GRADE FACTOR		100 %
UNADJUSTED VALUE		215,240
FACTOR		100 %

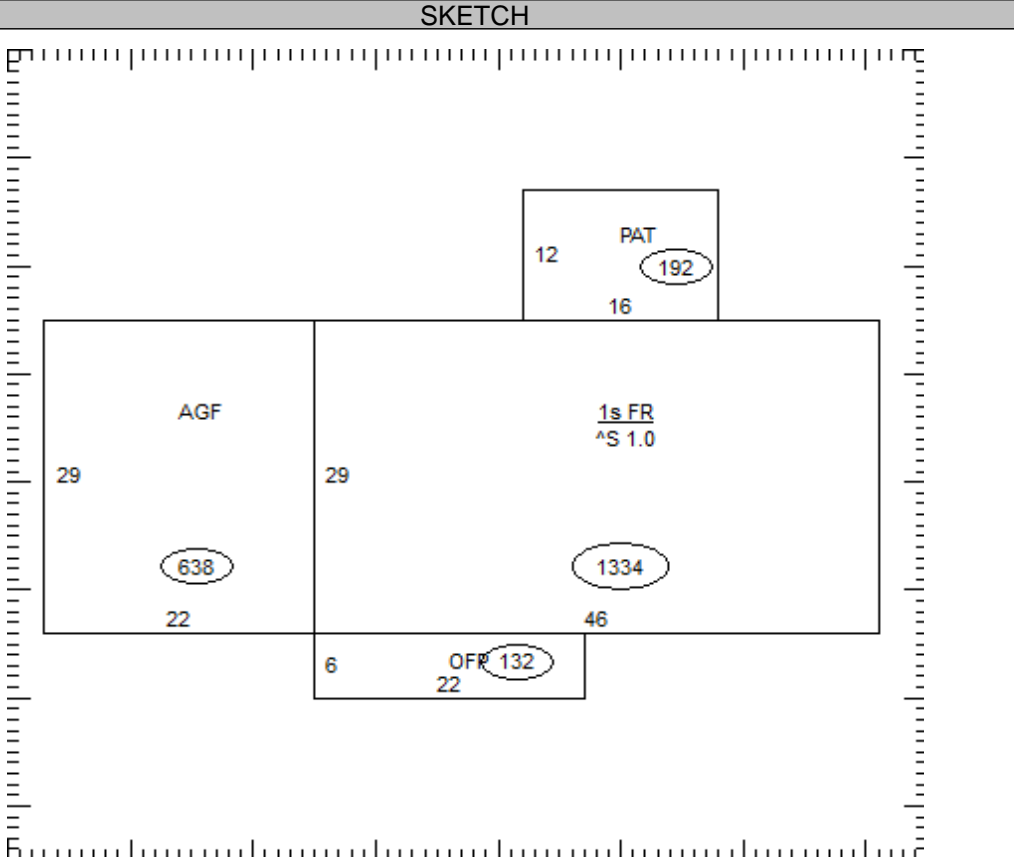
ACCOMMODATIONS
 # OF ROOMS 5
 BEDROOMS 3
 FIREPLACES

SUBTOTAL		215,240
GRADE FACTOR		100 %
UNADJUSTED VALUE		215,240
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	1,334	C		2021		G	215,240	2	210,940		200,400
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

PLUMBING BASE
 X FULL BATH 1
 X HALF BATH
 X FIXTURES



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TOTAL 200,400

COMMENTS

Dwelling has an Economic Factor of 95%

FRANKLIN TWP / CELINA SD

09-20-282-061

Property Class: 510

Neighborhood
095LA50-LA50

Map: 05 E

Block:

Card: 59

Bk: Pg:

09-033000.6700

COOK RICHARD C & WENDY L

COOK RICHARD C & WENDY L

5276 WINDWARD LN

CELINA, OH 45822

Created in 2004 From - . 0 due to Split

LEGAL INFORMATION

SOUTH POINTE SUBDIVISION

THIRD ADD ALSO LOT 66

LOT#: 67

OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1 JELA CORP	909 E WAYNE ST	CELINA	OH	45822	09/22/2004	0	:0	<input type="checkbox"/>	<input type="checkbox"/>
2						0	0	<input type="checkbox"/>	<input type="checkbox"/>
3						0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: cg DATE: 07/25/2006 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 type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD	5276 WINDWARD LN
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input type="checkbox"/> STATIC	<input type="checkbox"/> F. RESTRICT	COMMENT
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> DECLINING	<input type="checkbox"/> B. TOPGRHY	
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	<input type="checkbox"/> OLD	<input type="checkbox"/> C. Ex Front	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> D. QUANTITY	
				<input type="checkbox"/> E. SZ/SHAPE	

LAND COMPUTATIONS							
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE C
TOTAL						29,900	0

VALUATION SUMMARY

VALUE YEAR	REASON FOR CHANGE	APPRaised	LAND	IMPR	TOTAL	ASSESSED	LAND	IMPR	TOTAL

