

Property Class: 500

Neighborhood  
095LA50-LA50

Map: 02

Block:

Card: 113

Bk: Pg:

09-097300.0000

**KUHN ERIC & HEATHER**  
 KUHN ERIC & HEATHER  
 54100 ELM RD  
 CELINA, OH 45822

**LEGAL INFORMATION**  
 DORSTEN CLUB ISLAND  
 SECOND ADDITION  
 LOT#: 81

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	KUHN ERIC & HEATHER	54100 ELM RD	CELINA	OH	45822	09/03/2019	218,800	4:WDC : 596	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	LARBUS MICHAEL & DANA	293 MYERS LAKE DR	NOBLESVILLE	IN	46062	03/15/2011	160,000	WDC : F-M : 99	<input type="checkbox"/>	<input type="checkbox"/>
3	LARBUS JOHN A & CHERYL	17855 CR 159 PO BOX 327	MOUNT BLANCHARD	OH	45867	04/26/2005	180,000	WDC : A-M : 0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: DA DATE: 04/08/2005 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  STANDARD  E. SZ/SHAPE  J. OTHER/CDU

WOODLAND RD  
 COMMENT  
 TY2022:Net Gen=\$161.42, Other  
 Assessment=\$0.00  
 53

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F39 D100	ST440 DP81 ADJ356			H:0.25		10,400	0
TOTAL							10,400	0

VALUATION SUMMARY

VALUE YEAR	2023	2020	2017					
REASON FOR CHANGE	RAPP	RAPP	RAPP					
APPRAISED VALUE	LAND 10,400	9,600	8,800					
	IMPR 0	0	0					
	TOTAL 10,400	9,600	8,800					
ASSESSED VALUE	LAND 3,640	3,360	3,080					
	IMPR 0	0	0					
	TOTAL 3,640	3,360	3,080					



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**KUHN ERIC & HEATHER**  
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54100 ELM RD  
CELINA, OH 45822

**LEGAL INFORMATION**  
DORSTEN CLUB ISLAND  
SECOND ADDITION  
LOT#: 81

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	KEISTER JR ZOLA O	54100 CLUB ISLAND RD	CELINA	OH	45822	06/19/2002	185,000	: A-M : 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: DA DATE: 04/08/2005 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 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 checked="" type="checkbox"/> H. VACANCY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> J. OTHER/CDU	WOODLAND RD  COMMENT

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
TOTAL					10,400	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	EXTERIOR	FLOOR	AREA	CONST	VALUE	SKETCH										
<input type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR	<input type="checkbox"/> WOOD															
<input type="checkbox"/> CONVERSION	<input type="checkbox"/> STUCCO															
<b>BUILDING TYPE</b>	<input 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 type="checkbox"/> GABLE															
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP															
<input 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>	<b>SUBTOTAL</b>			0											
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	000%		0											
TILE/COMPO	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	BSMT FINISH	0 S.F.		0											
CARPET	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	FIREPLACE #	0		0											
<b>INT. FINISH</b>	<b>B</b> <b>1</b> <b>2</b> <b>3</b> <b>U</b>	HEATING	0 S.F.		0											
PLASTER/DW	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	AIR COND	0 S.F.		0											
PANELING	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	PLUMBING #	0		0											
UNFINISHED	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	GARAGES & CARPORTS			0											
<b>ACCOMMODATIONS</b>		EXTRA FEATURES			0											
# OF ROOMS	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	SUBTOTAL			0											
BEDROOMS	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	GRADE FACTOR			%											
FIREPLACES	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	UNADJUSTED VALUE			0											
<b>HEAT &amp; AC</b>	<b>B</b> <b>1</b> <b>2</b> <b>3</b> <b>U</b>	FACTOR			%											
NO HEAT	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<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>
CTRL HEAT	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	DWELLING		SK												
HW/STEAM	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	1														
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 type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	8														
<b>PLUMBING</b>	<b>BASE</b> <input type="checkbox"/>	9														
X FULL BATH	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	10														
X HALF BATH	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	11														
X FIXTURES	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>															

09-097300.0000

TOTAL

0

COMMENTS