17-006700.1000

GIBSON TWP-FT RECOVERY CORP / FT RECOVERY SD
13-16-102-006

Property Class: 510
Neighborhood 001704-TS40
Map: 04C
Block:
Card: 55
Bk: Pg:

SCHMITT DAVID R & HOLTHAUS VICTORIA E
SCHMITT DAVID R & HOLTHAUS VICTORIA E
315 HARRISON ST
FORT RECOVERY, OH 45846

LEGAL INFORMATION
ARROWHEAD SECOND ADD

LOT#: 10

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	SCHMITT DAVID R &	315 HARRISON ST	FORT RECOVERY	OH	45846	07/22/2016	160,000	WDC : 492	☐	■
2	OBRINGER EDWARD J	315 HARRISON ST PO BOX	FORT RECOVERY	OH	45846	07/03/2014	0	QCE : X : 0	☐	☐
3	OBRINGER EDWARD J &	315 HARRISON ST PO BOX	FT RECOVERY	OH	45846	04/10/1995	12,000	: A : 0	☐	■

X: ☐ TTO LISTER: BTC DATE: 09/19/2011 TIME: 12:00:00 AM ☐ LETTER ☐ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	
■ 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

PROPERTY LOCATION
315 HARRISON ST, FT RECOVERY

COMMENT
TY2022:Net Gen=$2,139.04, Other Assessment=$0.00
DE11 INFORMAL CHG; CORR SKETCH, REVIEW GRADE

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F90 D180	ST310 DP109 ADJ338		30,400 0
			TOTAL	30,400 0

VALUATION SUMMARY

VALUE YEAR		2023	2020	2017					
REASON FOR CHANGE		RAPP	RAPP	RAPP					
APPRAISED VALUE	LAND	30,400	21,400	18,600					
	IMPR	200,900	140,000	116,200					
	TOTAL	231,300	161,400	134,800					
ASSESSED VALUE	LAND	10,640	7,490	6,510					
	IMPR	70,320	49,000	40,670					
	TOTAL	80,960	56,490	47,180					

OCCUPANCY	EXTERIOR
■ SF ☐ DU ☐ TR	■ WOOD
☐ CONVERSION	☐ STUCCO
BUILDING TYPE	■ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	☐ BRICK
☐ _____	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	■ GABLE
☐ SLT/TLE	☐ HIP
■ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

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

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

ACCOMMODATIONS					
# OF ROOMS		4			
BEDROOMS		3			
FIREPLACES					

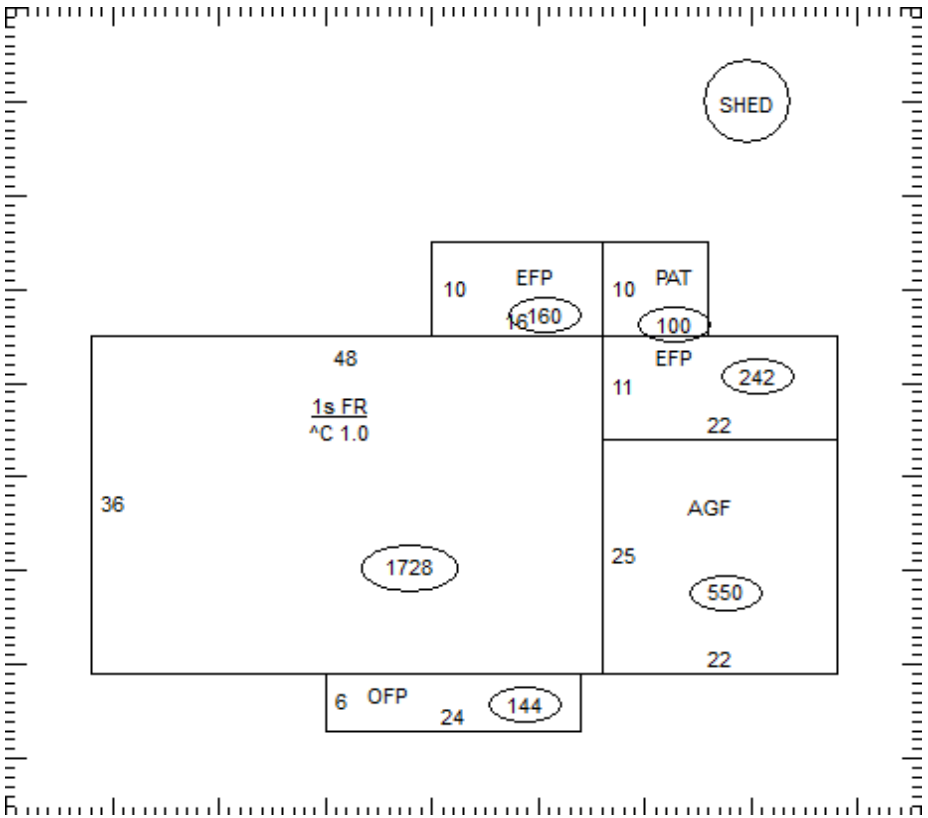
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	■	☐	☐	☐

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

FLOOR	AREA	CONST	VALUE
1	1728	FR	217,280

SUBTOTAL		217,280
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	1,728 S.F.	2,850
PLUMBING #	3	3,630
GARAGES & CARPORTS		13,600
EXTRA FEATURES		14,400
SUBTOTAL		251,760
GRADE FACTOR		105 %
UNADJUSTED VALUE		264,350
FACTOR		100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,728	C+		1995		A	264,350	24	200,910		200,900
1 Shed	PP	10x12	120	C		2000		A		37			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		200,900

17-006700.1000

COMMENTS

Dwelling has an Economic Factor of 100%