

GIBSON TWP-FT RECOVERY CORP / FT RECOVERY SD
13-16-252-004

Property Class: 510

Neighborhood
001702-TM50

Map:
Block:
Card:

Bk: Pg:

17-010180.0000

LEGAL INFORMATION
NE SEC

RTS: 001-15-16
Acres:0.1500 M:0.0000

DALE JEFFREY J & KIRA D
DALE JEFFREY J & KIRA D
804 SHARPSBURG RD
FORT RECOVERY, OH 45846
Created in 2013 From 16-006100.0000 due to Annexation

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	DALE JEFFREY J & KIRA D	804 SHARPSBURG RD	FORT RECOVERY	OH	45846	10/11/2019	155,000	2:WDC : 694	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	FORTKAMP NATHAN J &	1191 WENDEL RD	FORT RECOVERY	OH	45846	05/27/2016	134,500	2:WDC : 346	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	BICKEL ONNALEE L	804 SHARPSBURG RD PO	FORT RECOVERY	OH	45846	05/03/2013	0	WDC : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: HK DATE: 04/29/2021 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION			
<input type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input 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 type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input 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	804 SHARPSBURG RD COMMENT TY2022:Net Gen=\$2,022.84, Other Assessment=\$3.04 DE16 CORRECTED LOCATION OF DWELLING//FROM 13-16-252-003 DE20 ADDED PARCELS TOGETHER DUE TO NEW SURVEY DE21 ADD PATO DE20 RMV OWN OCC; DID NOT RETURN APP		
LAND COMPUTATIONS								
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F183 D195	ST295	DP112	ADJ330		60,400		0
TOTAL						60,400		0

VALUATION SUMMARY

VALUE YEAR	2023	2021	2020	2020	2019	2017		
REASON FOR CHANGE	RAPP	NC	RAPP	MISC	RCLS	RAPP		
APPRAISED VALUE	<u>LAND</u> 60,400	48,800	48,800	39,000	14,900	14,900		
	<u>IMPR</u> 154,200	99,900	99,100	86,400	86,400	86,400		
	<u>TOTAL</u> 214,600	148,700	147,900	125,400	101,300	101,300		
ASSESSED VALUE	<u>LAND</u> 21,140	17,080	17,080	13,650	5,220	5,220		
	<u>IMPR</u> 53,970	34,970	34,690	30,240	30,240	30,240		
	<u>TOTAL</u> 75,110	52,050	51,770	43,890	35,460	35,460		

OCCUPANCY
 SF DU TR
 CONVERSION

BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

FLOOR	AREA	CONST	VALUE
1	1309	FR	187,130
.25	175	FR	22,810

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

BSMT	700		10,010
SUBTOTAL			219,950
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,484 S.F.		2,450
PLUMBING #	2		2,420
GARAGES & CARPORTS			17,100
EXTRA FEATURES			1,800
SUBTOTAL			243,720
GRADE FACTOR			100 %
UNADJUSTED VALUE			243,720
FACTOR			100 %

FLOORS B 1 2 3 U

CONCRETE

WOOD

TILE/COMPO

CARPET

FLOOR	AREA	CONST	VALUE
BSMT	700		10,010
SUBTOTAL			219,950

INT. FINISH B 1 2 3 U

PLASTER/DW

PANELING

UNFINISHED

AIR COND	1,484 S.F.		2,450
PLUMBING #	2		2,420
GARAGES & CARPORTS			17,100
EXTRA FEATURES			1,800
SUBTOTAL			243,720

ACCOMMODATIONS

OF ROOMS 4 2

BEDROOMS 1 2

FIREPLACES

GRADE FACTOR			100 %
UNADJUSTED VALUE			243,720
FACTOR			100 %

HEAT & AC B 1 2 3 U

NO HEAT

CTRL HEAT

HW/STEAM

ELECTRIC

HEAT PUMP

FLR/WALL

STVE/SPCE

GEOHERMAL

OUTSIDE

CTRL A/C

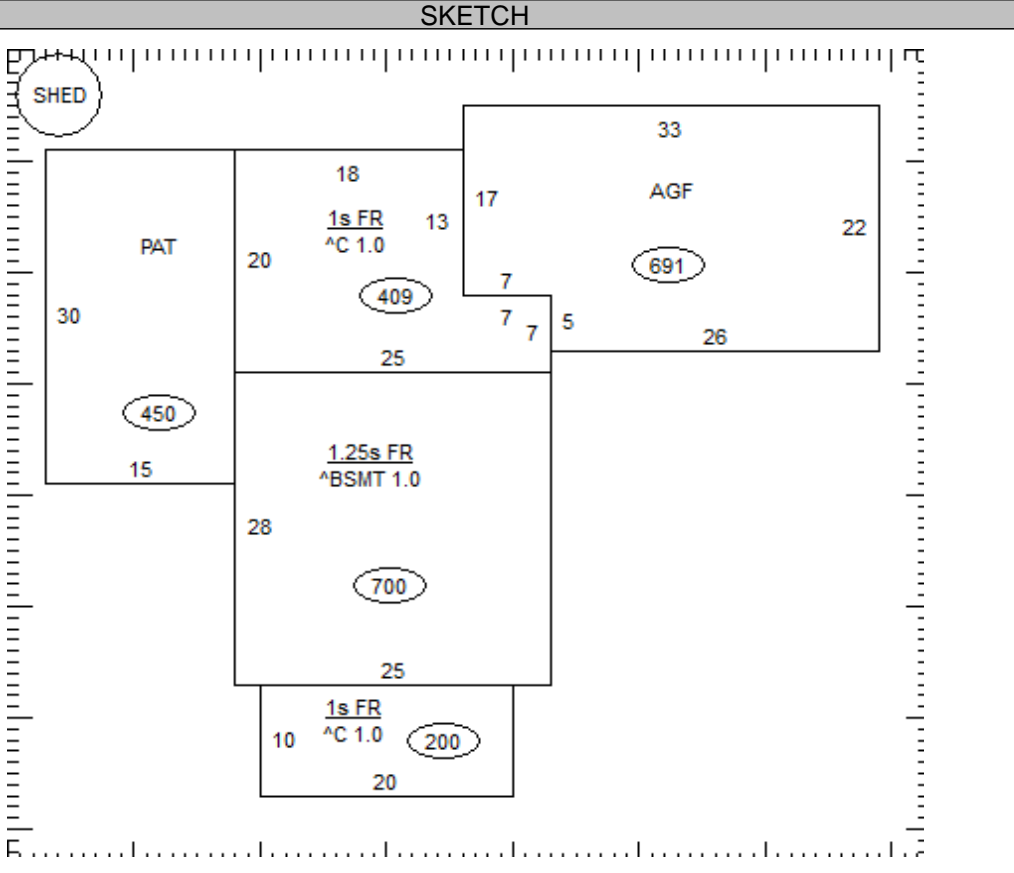
OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.25	SK	1,484	C		1949		A	243,720	45	134,050		154,200
1 Shed		10x12	120	C		2020		A		3			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

PLUMBING BASE

X FULL BATH

X HALF BATH 1

X FIXTURES



17-010180.0000

TOTAL 154,200

COMMENTS

Dwelling has an Economic Factor of 115%