

Property Address: N WAYNE ST

DTE Code: 429



17-014700.0000

GIBSON TWP-FT RECOVERY CORP
 FT RECOVERY SD
 13-09-351-027

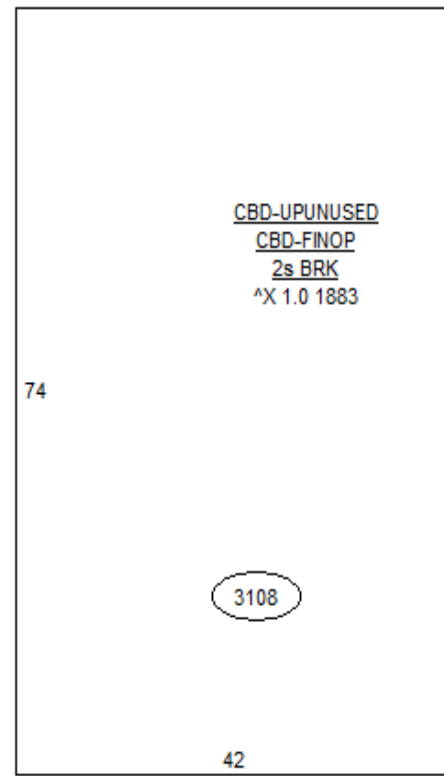
LEGAL INFORMATION

LOT NO 15 SE COR
 OLD PLAT PT LOT 15

Neighborhood CCBD17
Map: 4B
Block:
Card: 93
Bk: Pg:

FORT RECOVERY AREA ARTS COUNCIL
 FORT RECOVERY AREA ARTS COUNCIL
 PO BOX 691
 FORT RECOVERY, OH 45846

COMMENT
 TY2022:Net Gen=\$828.80, Other Assessment=\$2.00
 DE17 DESKTOP RVW CHG: ADJ PRICING



Sales Data				Date			
Date	Amount	Deed:Conv#	Use	Valid	Lister:	DL	05/12/17
12/23/2020	200,000		WDC : 973	429	<input checked="" type="checkbox"/>	Pricer:	
06/26/2009	0		QCE : X : 0	429	<input type="checkbox"/>	Reviewer:	
03/22/2004	0		QCE : X : 0	429	<input type="checkbox"/>	Final:	
03/12/1993	0		: X : 0	429	<input type="checkbox"/>	Call Back:	
					<input type="checkbox"/>	Visit:	

VALUATION SUMMARY				
VALUE YEAR	2023	2020	2017	2017
REASON FOR CHANGE	RAPP	RAPP	RAPP	MISC
ESTIMATED	6,640	3,320	3,320	3,320
MARKET VALUE	53,620	46,000	48,220	49,280
	TOTAL	60,260	49,320	51,540
				52,600
ASSESSED	2,320	1,160	1,160	1,160
VALUE	IMPR	18,770	16,100	16,880
	TOTAL	21,090	17,260	18,040
				18,410

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input type="checkbox"/> PAVED	<input type="checkbox"/> LEVEL	<input type="checkbox"/> WATER	<input type="checkbox"/> AG-RES
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> INDUSTRIAL
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	

INFLUENCE FACTORS		
A. NO ROAD	E. SZ/SHAPE	I. WATER FRONT
B. TOPGRHY	F. RESTRICT	J. OTHER/CDU
C. Ex Front	G. WOOD LT	
D. QUANTITY	H. VACANCY	

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F42 D96		ST200 DP79 ADJ158				6,640	0
Totals:							6,640	0

