

Property Address: W BUTLER ST

DTE Code: 430



\*17-015700.0000\*

GIBSON TWP-FT RECOVERY CORP  
 FT RECOVERY SD  
 13-09-353-025

**LEGAL INFORMATION**

OLD PLAT  
 E END PT

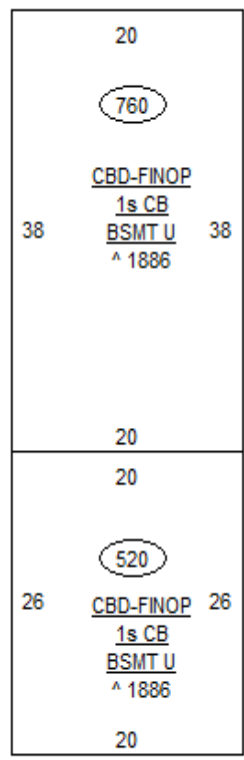
Neighborhood CCBD17
Map: 4B
Block:
Card: 91
Bk: Pg:

**COMBS TIMOTHY & SHAWNDA**  
 COMBS TIMOTHY & SHAWNDA  
 101 W BUTLER ST  
 FORT RECOVERY, OH 45846

COMMENT  
 TY2022:Net Gen=\$191.12, Other Assessment=\$2.26  
 DE17 CORR GRD & COND/DSKTP REV  
 DE23 RMV AC; DESKTOP RVW

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	02/10/23
06/08/2016	0	2:QCE : X : 0	430	<input type="checkbox"/>	Pricer:	
01/30/2006	0	QCE : X : 0	499	<input type="checkbox"/>	Reviewer:	
12/15/2003	85,000	WDC : A-M : 0	499	<input type="checkbox"/>	Final:	
04/09/2002	55,000	: A-M : 0	499	<input type="checkbox"/>	Call Back:	
				<input type="checkbox"/>	Visit:	

VALUATION SUMMARY			
VALUE YEAR	2023	2020	2017
REASON FOR CHANGE	RAPP	RAPP	MISC
ESTIMATED	2,960	1,480	1,480
MARKET VALUE	10,930	9,880	9,880
	<u>TOTAL</u>	13,890	11,360
ASSESSED	1,040	520	520
VALUE	<u>IMPR</u>	3,830	3,460
	<u>TOTAL</u>	4,870	3,980



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	F20 D82		ST200 DP74 ADJ148				2,960	0
Totals:							2,960	0

