



23-074000.0500

GRANVILLE TWP-ST HENRY CORP
 ST HENRY SD
 11-15-301-007

LEGAL INFORMATION

ST HENRY INDUSTRIAL PARK

Acres:2.9950

LOT#: 2
G & C PROPERTY HOLDINGS LLC
 G & C PROPERTY HOLDINGS LLC
 622 LINN ST
 SAINT HENRY, OH 45883

Neighborhood INDS23	
Map:	
Block:	
Card:	
Bk:	Pg:

COMMENT
 TY2022:Net Gen=\$442.96, Other Assessment=\$0.00
 NC24 STRG/WHSE BLDG \$350,000
 ADDRESS'S 752 & 762 COOPER AVE

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister: CG	06/25/04
07/12/2021	60,000	WDC : 547	300	<input checked="" type="checkbox"/>	Pricer:	
	0	: 0	300	<input type="checkbox"/>	Reviewer:	
				<input type="checkbox"/>	Final:	
				<input type="checkbox"/>	Call Back:	
				<input type="checkbox"/>	Visit:	

VALUATION SUMMARY				
VALUE YEAR	2023	2020	2017	
REASON FOR CHANGE	RAPP	RAPP	RAPP	
ESTIMATED	68,140	26,960	26,960	
MARKET VALUE	0	0	0	
	TOTAL	68,140	26,960	26,960
ASSESSED	23,850	9,440	9,440	
VALUE	0	0	0	
	TOTAL	23,850	9,440	9,440

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 type="checkbox"/> COMMERCIAL
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input checked="" 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
1:Primary	A:2.995	35,000				68,140	0	
Totals:	Total Acres 2.9950					68,140	0	68,140

