

24-027800.0000

BALLINGER DONALD W & MICHELLE A
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3259 ST RTE 219
COLDWATER, OH 45828

LEGAL INFORMATION
WEITZ SUBDIVISION
LOT#: 15
RTS: 002-05-25

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BALLINGER DONALD W &	3259 ST RTE 219	COLDWATER	OH	45828	11/05/2021	100,000	WDC : 937	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	LOCKWOOD TERRY L	1202 CANTERBURY DR	CELINA	OH	45822-1176	02/03/2020	40,000	WDC : 63	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	HEITKAMP ROBERT ALAN	7708 WEITZ RD	CELINA	OH	45822	04/14/2000	67,000	: A : 0	<input type="checkbox"/>	<input type="checkbox"/>

X: Signature TTO LISTER: CL DATE: 08/04/2004 TIME: 02:15:47 PM LETTER LETTER REC'D GIS CODE

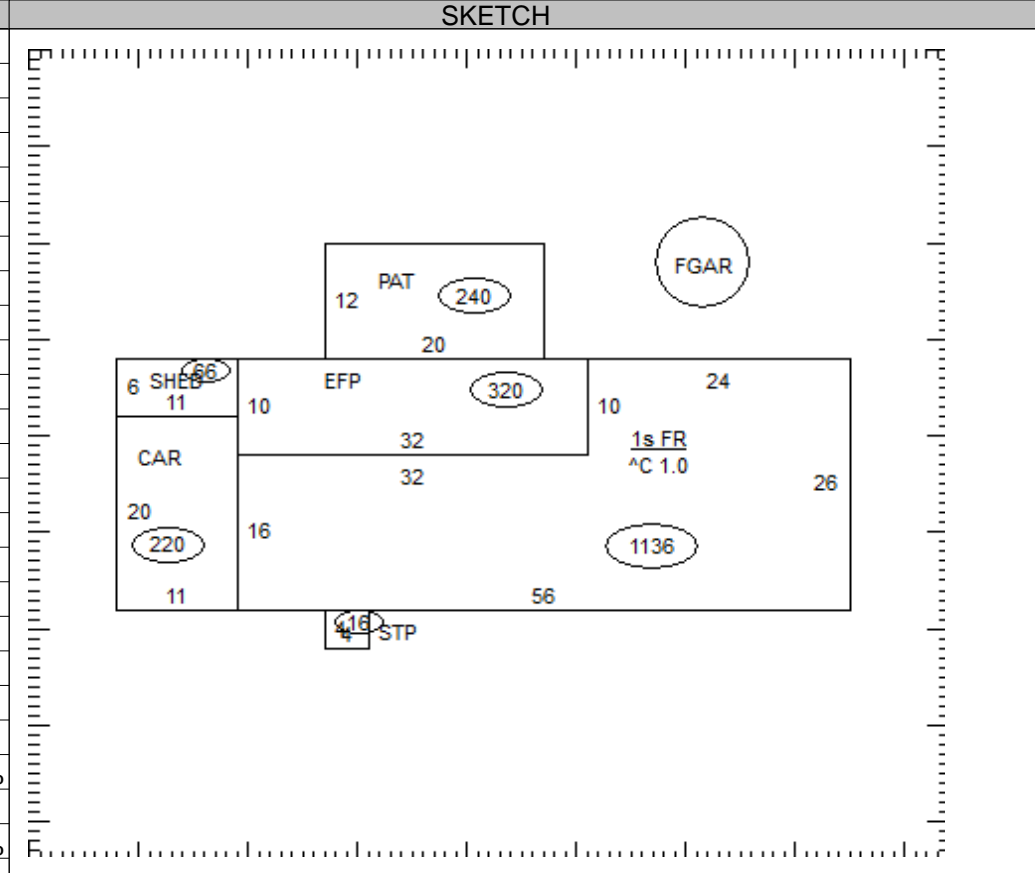
STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS				PROPERTY LOCATION	
<input checked="" type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input checked="" type="checkbox"/> LEVEL <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 checked="" type="checkbox"/> GAS <input checked="" type="checkbox"/> ELECTRIC <input type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input checked="" 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	7708 WEITZ RD, CELINA		COMMENT	
								TY2022:Net Gen=\$1,835.62, Other Assessment=\$153.46	

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
F:Front	F100 D200	ST195	DP113	ADJ220		22,000 0
					TOTAL	22,000 0

VALUATION SUMMARY							
VALUE YEAR	2023	2020	2017				
REASON FOR CHANGE	RAPP	RAPP	RAPP				
APPRAISED VALUE	LAND 22,000	17,900	14,100				
	IMPR 129,700	91,500	82,900				
	TOTAL 151,700	109,400	97,000				
ASSESSED VALUE	LAND 7,700	6,270	4,940				
	IMPR 45,400	32,030	29,020				
	TOTAL 53,100	38,300	33,960				

OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

FLOOR	AREA	CONST	VALUE
1	1136	FR	174,170



ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

SUBTOTAL			174,170
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	0 S.F.		0
PLUMBING #	0		0
GARAGES & CARPORTS			2,000
EXTRA FEATURES			11,800
SUBTOTAL			187,970
GRADE FACTOR			100 %
UNADJUSTED VALUE			187,970
FACTOR			100 %

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 5

BEDROOMS 3

FIREPLACES

HEAT & AC B 1 2 3 U

NO HEAT

CTRL HEAT

HW/STEAM

ELECTRIC

HEAT PUMP

FLR/WALL

STVE/SPCE

GEO THERMAL

OUTSIDE

CTRL A/C

PLUMBING BASE

X FULL BATH

X HALF BATH

X FIXTURES

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,136	C		1956		A	187,970	42	109,020		106,800
1 Gar - Frame	12	48x28	1,344	C	26.25	2003		A	35,280	35	22,930		22,900
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

24-027800.0000	TOTAL	129,700
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COMMENTS

>>OB Features: 1.1 <Unfinished Loft>
 Dwelling has an Economic Factor of 98%