

24-037800.0200

**HODGE STEVEN R & CINDY A**

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3725 CARMEL CHURCH RD

CELINA, OH 45822

Created in 2006 From 24-037800.0000 due to Split

**LEGAL INFORMATION**

PT SE SW

R:T:S: 002-05-29

Acres:1.2760

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	HODGE STEVEN R & CINDY A	3725 CARMEL CHURCH RD	CELINA	OH	45822	08/24/2020	252,000	WDC : 594	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	ROLFES BRADLEY J	3725 CARMEL CHURCH RD	CELINA	OH	45822	09/28/2006	144,000	WDC : A : 781	<input type="checkbox"/>	<input type="checkbox"/>
3	JODON LLC	335 GODFREY AVE	CELINA	OH	45822	03/13/2006	0	QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: BTC DATE: 07/02/2009 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE Minor Sub

**STREET/ROAD TOPOGRAPHY PU-UTILITIES-PR NEIGHBORHOOD INFLUENCE FACTORS PROPERTY LOCATION**

PAVED  LEVEL  WATER  IMPROVING  A. NO ROAD  F. RESTRICT 3725 CARMEL CHURCH RD  
 GRAVEL  HIGH  SEWER  STATIC  B. TOPGRHY  G. WOOD LT COMMENT  
 DIRT  LOW  GAS  DECLINING  C. Ex Front  H. VACANCY TY2022:Net Gen=\$2,722.74, Other  
 SIDEWALKS  ROLLING  ELECTRIC  OLD  D. QUANTITY  I. WATER FRONT Assessment=\$2.00  
 CURBS  STANDARD  STANDARD  STANDARD  E. SZ/SHAPE  J. OTHER/CDU DE15 ADD FIN BSMNT AREA PER DATA MAILER

**LAND COMPUTATIONS**

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
HS:Home Site	AC:1	20810				20,800	0	
SM:Small Acreage	AC:0.276	8500				2,300	0	
						<b>TOTAL</b>	23,100	0

**VALUATION SUMMARY**

VALUE YEAR	2023	2022	2020	2017	2017	2017		
REASON FOR CHANGE	RAPP	NC	RAPP	RAPP	MISC	MISC		
APPRAISED	23,100	20,300	20,300	18,400	19,200	19,200		
VALUE	195,800	142,000	139,800	122,900	129,500	131,900		
	<u>TOTAL</u>	162,300	160,100	141,300	148,700	151,100		
ASSESSED	8,090	7,110	7,110	6,440	6,720	6,720		
VALUE	68,530	49,700	48,930	43,020	45,330	46,170		
	<u>TOTAL</u>	56,810	56,040	49,460	52,050	52,890		

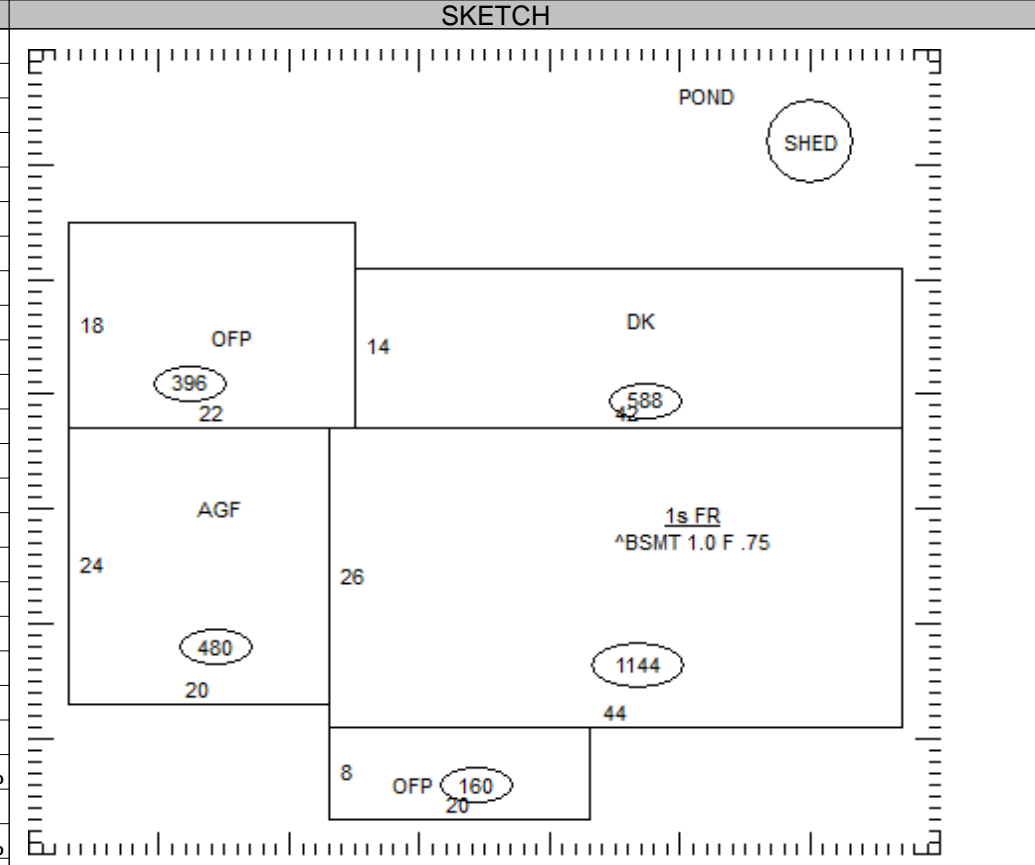
**OCCUPANCY**  
 SF  DU  TR  
 CONVERSION

**BUILDING TYPE**  
 MOBILE HOME  
 BI/TR LEVEL  
 MOD/MAN

**ROOFING**  
 METAL  
 SLT/TLE  
 SHINGLES  
 SHAKES  
 COMPOSITE

**EXTERIOR**  
 WOOD  
 STUCCO  
 ALM/VYNL  
 CONC BLK  
 METAL  
 BRICK  
 STONE

FLOOR	AREA	CONST	VALUE
1	1144	FR	175,400
BSMT	1144		16,360
<b>SUBTOTAL</b>			<b>191,760</b>
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	858 S.F.		12,270
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	2,002 S.F.		3,310
PLUMBING #	3		3,630
GARAGES & CARPORTS			11,900
EXTRA FEATURES			15,000
<b>SUBTOTAL</b>			<b>237,870</b>
GRADE FACTOR			100 %
<b>UNADJUSTED VALUE</b>			<b>237,870</b>
FACTOR			100 %



**ROOF TYPE**  
 GABLE  
 HIP  
 GAMBREL  
 MANSARD  
 FLAT

**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 1 5  
 BEDROOMS 3  
 FIREPLACES  
 HEAT & AC B 1 2 3 U

NO HEAT       
 CTRL HEAT       
 HW/STEAM       
 ELECTRIC       
 HEAT PUMP       
 FLR/WALL       
 STVE/SPCE       
 GEOTHERMAL       
 OUTSIDE       
 CTRL A/C

**PLUMBING** BASE   
 X FULL BATH 1  
 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	1,144	C		2006		A	237,870	16	199,810		195,800
1 Shed		8x10	80	C		2020		A		3			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

24-037800.0200 TOTAL 195,800

**COMMENTS**

Dwelling has an Economic Factor of 98%