



27-005500.0000

JEFFERSON TWP-CELINA CORP
 CELINA SD
 08-01-205-004

Acres:0.4430 M:0.0000

Neighborhood INDW27	
Map:	
Block:	
Card:	
Bk:	Pg:

LEGAL INFORMATION

PT NW NE 2 TRACTS E OF RR
 ALONG L 486 & 487 ALSO
 W OF RR ALONG L 74 RTS: 002-06-01
RLH QOZ PROPERTIES LLC
 RLH QOZ PROPERTIES LLC
 7652 SAWMILL RD APT/SUITE #340
 DUBLIN, OH 43016

COMMENT
 Tax Incentive Exempt Parcel: 27-005500.000K (TY2022 L=6,890; B=0; T=6,890)
 TY2022:Net Gen=\$260.18, Other Assessment=\$129.82
 2004 BASE VALUES: L:\$13,800 B:\$0 T:\$13,800
 2020 DUPL VALUES: L:\$20,690 B:\$0 T:\$20,690
 2023 DUPL VALUES: L:\$13,790 B:\$ T:\$13790
 PART OF BLDG SITS HERE

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	08/17/17
08/06/2020	75,000	2:WDC : 527	300	<input checked="" type="checkbox"/>	Pricer:	
10/13/2004	158,300	WDC : A-M : 0	400	<input type="checkbox"/>	Reviewer:	
08/01/1995	0	: X : 0	400	<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	13,790	13,800	13,800
MARKET VALUE	0	0	0
	TOTAL	TOTAL	TOTAL
ASSESSED	4,830	4,830	4,830
VALUE	0	0	0
	TOTAL	TOTAL	TOTAL
	4,830	4,830	4,830

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	F57 D330	ST200	DP121	ADJ242		13,790		0
Totals:						13,790		0

		EX WALL		ROOFING		WINDOW		DOORS		FOUNDATION		FRAMING	
CLASS/QUALITY RANK		STONE		GABLE/HIP		STORE FRT		OVERHEAD		SLAB		PRE ENG	
		BRICK		SHED/FLAT		CASEMENT				CRAWL		STEEL	
A) FP STRUCT. STEEL FRAME	1. BASIC	CON BLK		CON DECK		DBLH				PILE/COL		REINF CONC	
B) R.C. FRAME	2. FAIR	WD/MTL		MTL DECK		SLIDE BY				REINFOR		CB/MASON	
C) MASONRY BEARING WALLS	3. AVE	ENAM STL		WD DECK		CANOPY				STEEL		FRAME	
D) WD OR STEEL FR EX. WALLS	4. GOOD	ALUM/VYL		METAL		LIGHTED		STEEL INS		BRICK		POLE	
S) METAL M) MILL P) POLE	5. EXCEL	CON PANEL		ASPH		SOFFITS		WOOD		STONE		TILT UP	
TOTAL AREA	PERIMETER	PLATE GLS		RUBBER		C S W		MTL		CON BLK		SANDWICH	
# STORIES	STORY HT	STUCCO		BUILT UP		FACADE		GLASS		FRAME		STANDARD	
AGE	SPRINKLER	INSULATED		INSULATED				STANDARD		STANDARD			

H.V.A.C.		FLOORS	B	1	2	3	U	PARTITIONS	B	1	2	3	U	INTERIOR FINISH	B	1	2	3	U
Electric	<input type="checkbox"/> Electric Wall	<input type="checkbox"/> CONCRETE						MASONRY						UNFINISHED					
Forced Air Unit	<input type="checkbox"/> Hot Water	<input type="checkbox"/> WOOD						WD STUD						FINISH OPEN					
Hot Water, Rad	<input type="checkbox"/> Space/ Wall Furnace	<input type="checkbox"/> TILE A Q V T						MTL STUD						FINISH DIV					
Steam	<input type="checkbox"/> Warm & Cld Air	<input type="checkbox"/> CARPET						CEILINGS	B	1	2	3	U	PANEL					
Ventilation	<input type="checkbox"/> Heat Pump	<input type="checkbox"/> ASPHALT						ACCUT/PANEL						PLASTER / DW					
Package Unit	<input type="checkbox"/> Ind TW Heat Pump	<input type="checkbox"/> GRAVEL						PLASTER/DW						BLOCK					
Hot & Cld Water	<input type="checkbox"/> Evaporated Cool	<input type="checkbox"/> DIRT						SUSP/OPEN						GLAZED TILE					
Floor Furnace	<input type="checkbox"/> Co-Ray-Vac	<input type="checkbox"/> STANDARD						STANDARD						STANDARD					
Complete HVAC	<input type="checkbox"/> No Heat	<input type="checkbox"/>	PLUMBING					LIGHTING											
Refrig. Cooling	<input type="checkbox"/> Standard	<input type="checkbox"/>	NO PLUMBING					EXTRA FIXTURES					FLUORESCENT						
			2 FIXTURE BATH					STANDARD					SODIUM VAP						
			3 FIXTURE BATH										MERCURY VAP						
													METAL HALIDE						
													STANDARD						

YARD ITEMS

ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	\$/UNIT	UNADJUSTED \$	PHY	FC	EC	MARKET VALUE

AMENITY TOTAL 0

TOTAL IMPR 0

COMMENTS