

JEFFERSON TWP-CELINA CORP / CELINA SD

08-12-926-060

Property Class: 550

Neighborhood

005504-LV80

Map:

Block:

Card:

Bk:

Pg:

27-017353.0204

**GRETZINGER EDWARD & KANDY S**

GRETZINGER EDWARD & KANDY S

PO BOX 38

CAREY, OH 43316

**LEGAL INFORMATION**

WESTLAKE CONDOMINIUM

BUILDING #1145/ UNIT 204

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	GRETZINGER EDWARD &	PO BOX 38	CAREY	OH	43316	03/04/2021	105,500	WDC : 159	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	POST NATHAN JAMES	1145 WEST BANK RD	CELINA	OH	45822	07/05/2018	92,500	WDC : 481	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	WESTLAKE DEVELOPMENT	555 METRO PLACE NORTH	DUBLIN	OH	43017	03/24/2003	0	: 0	<input type="checkbox"/>	<input type="checkbox"/>

X:  TTO LISTER: JK DATE: 03/22/2013 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

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

PAVED  LEVEL  WATER  IMPROVING  A. NO ROAD  F. RESTRICT 1145 WEST BANK RD UNIT 204  
 GRAVEL  HIGH  SEWER  STATIC  B. TOPGRHY  G. WOOD LT COMMENT  
 DIRT  LOW  GAS  DECLINING  C. Ex Front  H. VACANCY Tax Incentive Exempt Parcel: 27-017353.0200  
 SIDEWALKS  ROLLING  ELECTRIC  OLD  D. QUANTITY  I. WATER FRONT (TY2022 L=9,500; B=82,500; T=92,000)  
 CURBS  STANDARD  STANDARD  STANDARD  E. SZ/SHAPE  J. OTHER/CDU TY2022:Net Gen=\$0.00, Other  
 Assessment=\$1,487.10  
 POOLVIEW CONDO  
 2004 BASE VALUES: L:0 / B:0  
 2020 DUPL VALUES:L:\$9,500 B:\$82,500 t:\$92,000  
 2023 DUPL VALUES:L:12500 B:\$132400  
 T:\$144900  
 DE15 REMV OFP, DETERMINED COMMON  
 AREA  
 TAX INCENTIVE: TF505

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
CL:Condo Land	UNIT PRICED	12500				12,500	0	
TOTAL						0	0	

VALUATION SUMMARY

\* Value Override Item

VALUE YEAR	* 2023	* 2020	* 2017				
REASON FOR CHANGE	RAPP	RAPP	RAPP				
APPRaised	0	0	0				
VALUE	0	0	0				
	0	0	0				
ASSESSED	0	0	0				
VALUE	0	0	0				
	0	0	0				

**OCCUPANCY**  
 SF  DU  TR  
 CONVERSION

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

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

**FLOORS**  
 CONCRETE   
 WOOD   
 TILE/COMPO   
 CARPET

**INT. FINISH**  
 PLASTER/DW   
 PANELING   
 UNFINISHED

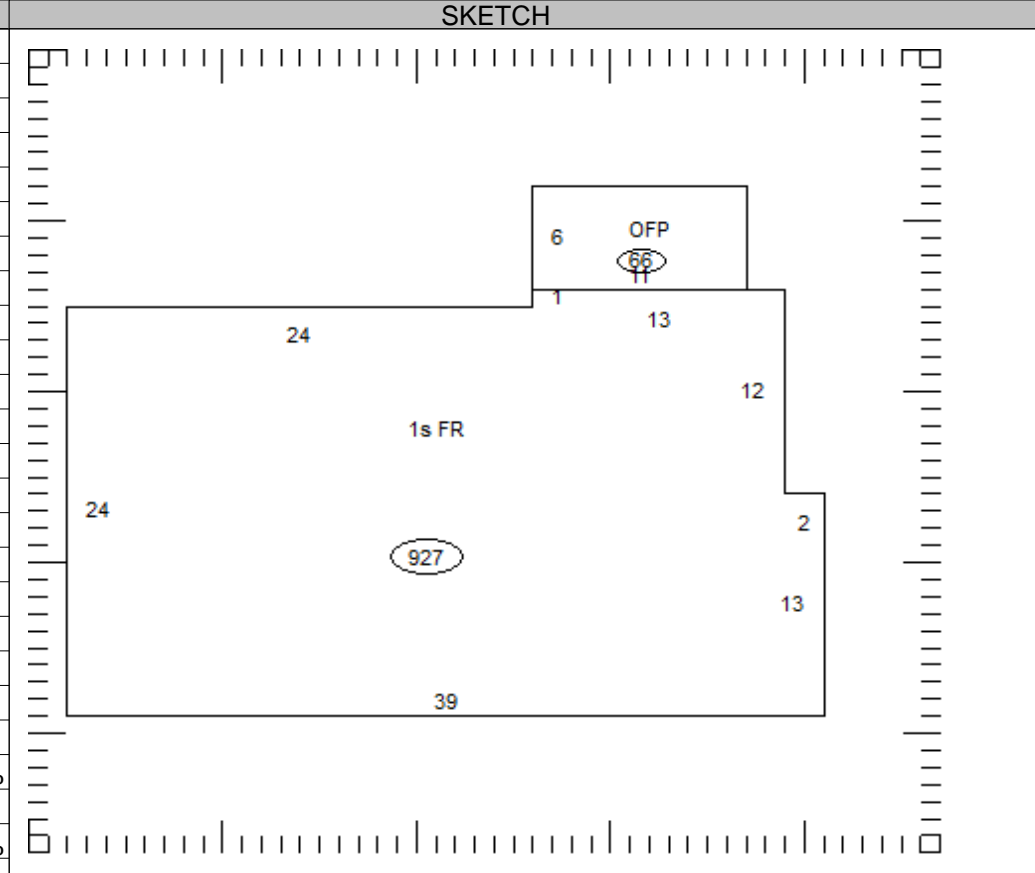
**ACCOMMODATIONS**  
 # OF ROOMS 4  
 BEDROOMS 2  
 FIREPLACES  
 HEAT & AC

**PLUMBING**  
 X FULL BATH 1  
 X HALF BATH  
 X FIXTURES

FLOOR	AREA	CONST	VALUE
1	927	FR	151,910
<b>SUBTOTAL</b>			151,910

MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	927 S.F.	1,530
PLUMBING #	3	3,630
GARAGES & CARPORTS		0
EXTRA FEATURES		1,100
<b>SUBTOTAL</b>		158,170
GRADE FACTOR		100 %
<b>UNADJUSTED VALUE</b>		158,170
FACTOR		100 %

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	927	C		2013		A	158,170	9	143,930		132,400
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													



27-017353.0204

TOTAL \*0

**COMMENTS**

TF29  
 Dwelling has an Economic Factor of 92%