



27-017353.0200

JEFFERSON TWP-CELINA CORP
 CELINA SD
 08-12-926-060

LEGAL INFORMATION

Created in 2012

WESTLAKE CONDOMINIUM

BUILDING #1145/ UNIT 204
GRETZINGER EDWARD & KANDY S
 GRETZINGER EDWARD & KANDY S
 PO BOX 38
 CAREY, OH 43316

Neighborhood 005504-LV80	
Map:	
Block:	
Card:	
Bk:	Pg:

COMMENT
 Tax Incentive Base Parcel: 27-017353.0204 (TY2022 L=0; B=0; T=0)
 TY2022:Net Gen=\$0.00, Other Assessment=\$0.00
 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 OFF, DETERMINDED COMMON AREA
 TAX INCENTIVE: TF505

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	JK	03/22/13
03/04/2021	105,500		WDC : 159	550	■	Pricer:	
07/05/2018	92,500		WDC : 481	550	■	Reviewer:	
03/24/2003	0		: 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	MISC	
ESTIMATED <u>LAND</u>	12,500	9,500	9,000	
MARKET VALUE <u>IMPR</u>	132,400	82,500	75,800	
<u>TOTAL</u>	144,900	92,000	84,800	
ASSESSED <u>LAND</u>	4,380	3,330	3,150	
VALUE <u>IMPR</u>	46,340	28,880	26,530	
<u>TOTAL</u>	50,720	32,210	29,680	

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input checked="" type="checkbox"/> PAVED	<input checked="" 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 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
Totals:						12,500	0	12,500



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VALUATION SUMMARY			
VALUE YEAR			
REASON FOR CHANGE			
ESTIMATED MARKET VALUE	<u>LAND</u>		
	<u>IMPR</u>		
	<u>TOTAL</u>		
ASSESSED VALUE	<u>LAND</u>		
	<u>IMPR</u>		
	<u>TOTAL</u>		

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