



27-020339.0000

**BARGA SHELBY C & LUTH ZEBULUN L**  
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1401 CANTERBURY DR  
CELINA, OH 45822

**LEGAL INFORMATION**  
YORKSHIRE 5TH ADD  
  
LOT#: 236

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BARGA SHELBY C & LUTH	1401 CANTERBURY DR	CELINA	OH	45822	08/19/2020	249,900	WDC : 581	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	EBLEN CHRISTOPHER &	1401 CANTERBURY	CELINA	OH	45822	08/15/2014	190,000	WDC : 525	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	STETLER BRIAN K & KENDRA	1401 CANTERBURY DR	CELINA	OH	45822	05/03/2001	168,000	: A : 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X:  TTO      LISTER: DF      DATE: 07/18/2005      TIME: 12:00:00 AM       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 checked="" 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 type="checkbox"/> GAS <input type="checkbox"/> ELECTRIC <input checked="" 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"/> F. RESTRICT <input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT <input type="checkbox"/> C. Ex Front <input type="checkbox"/> H. VACANCY <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> J. OTHER/CDU	1401 CANTERBURY DR, CELINA COMMENT TY2022:Net Gen=\$3,305.26, Other Assessment=\$0.00 DE16 CORR SKETCH PER REVAL DESKTOP REVIEW DE19 COR AC SQ FTG

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
F:Front	F130 D110	ST425	DP85	ADJ361		46,900 0
TOTAL						46,900 0

VALUATION SUMMARY						
VALUE YEAR	2023	2020	2019	2017		
REASON FOR CHANGE	RAPP	RAPP	MISC	RAPP		
APPRAISED VALUE	<u>LAND</u> 46,900	34,400	28,700	28,700		
	<u>IMPR</u> 227,900	174,700	149,400	148,400		
	<u>TOTAL</u> 274,800	209,100	178,100	177,100		
ASSESSED VALUE	<u>LAND</u> 16,420	12,040	10,050	10,050		
	<u>IMPR</u> 79,770	61,150	52,290	51,940		
	<u>TOTAL</u> 96,190	73,190	62,340	61,990		

**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

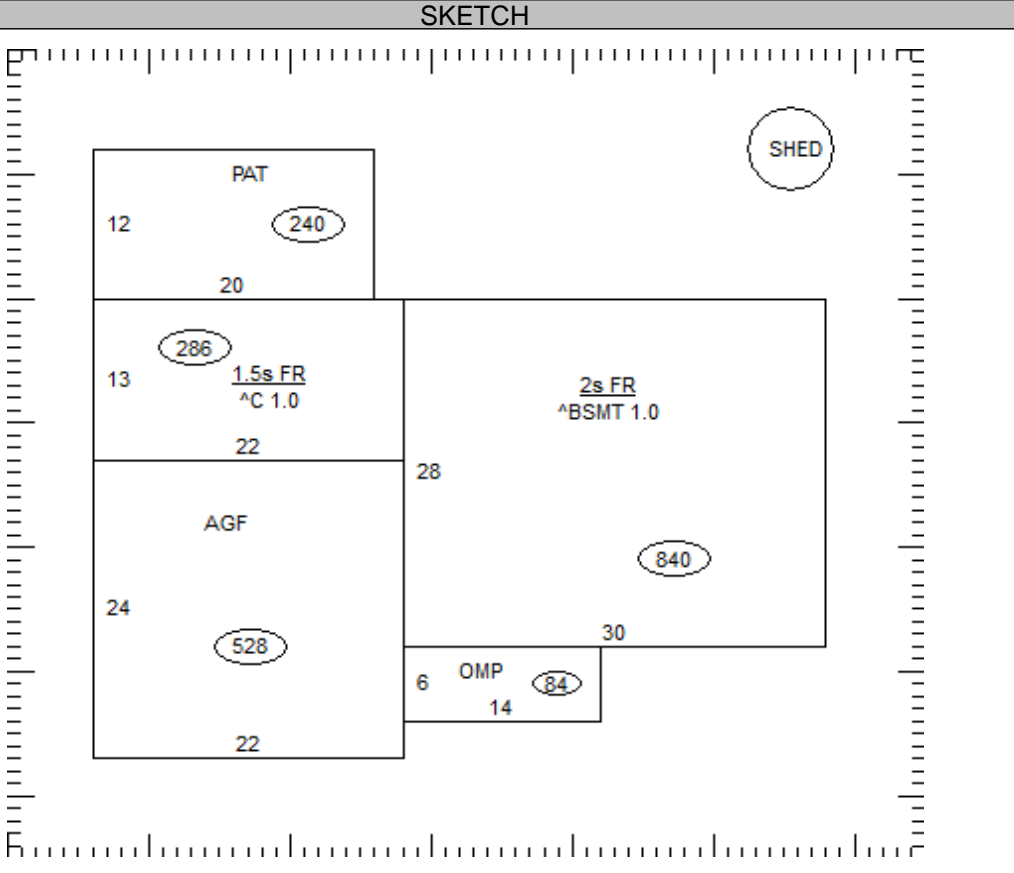
**ACCOMMODATIONS**  
 # OF ROOMS 4  
 BEDROOMS 4  
 FIREPLACES 1  
 HEAT & AC

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

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

FLOOR	AREA	CONST	VALUE
1	1126	FR	172,640
.5	143	FR	13,590
2ND	840	FR	61,820
BSMT	840		12,010
<b>SUBTOTAL</b>			260,060
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	1		4,400
HEATING	0 S.F.		0
AIR COND	2,109 S.F.		3,490
PLUMBING #	5		6,050
GARAGES & CARPORTS			13,100
EXTRA FEATURES			2,600
<b>SUBTOTAL</b>			289,700
GRADE FACTOR			115 %
<b>UNADJUSTED VALUE</b>			333,160
FACTOR			100 %

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	2	SK	2,109	B-		1988		A	333,160	24	253,200		227,900
1 Shed		8x10	80	C		2014		A		13			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													



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TOTAL 227,900

**COMMENTS**

Dwelling has an Economic Factor of 90%