



\*27-026951.4750\*

JEFFERSON TWP-CELINA CORP  
 CELINA SD  
 06-32-401-001

**LEGAL INFORMATION**

Created in 2021 From - . 0 due to New

EAGLEBROOKE ESTATES  
 COMMERCIAL AREA  
 PLATTED 10/26/95 LOT#: 1  
**MHI PROPERTIES LLC**  
 MHI PROPERTIES LLC  
 8825 HOYING RD  
 ANNA, OH 45302

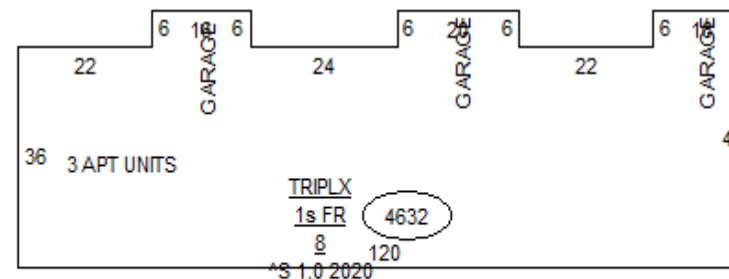
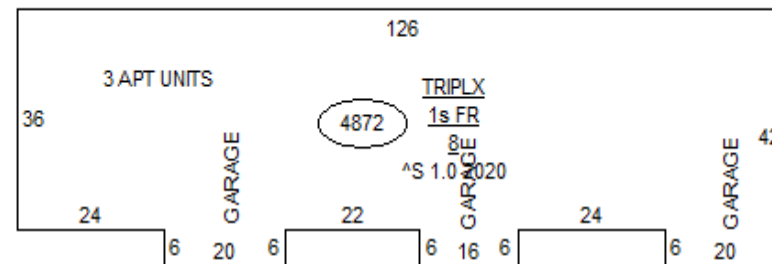
Acres:0.8672

Neighborhood CSTR70-70
Map: 02
Block: 18
Card: 09
Bk: Pg:

**COMMENT**  
 Tax Incentive Exempt Parcel: 27-026951.475A (TY2022 L=0; B=273,000; T=273,000)27-026951.475K (TY2022 L=72,900; B=0; T=72,900)  
 TY2022:Net Gen=\$0.00, Other Assessment=\$1,374.68  
 DE22 APTS OCC; RMV INC  
 DE21 ADD APT TRIPLXS; ONE IS NOT COMPL  
 ADDRESSES: 1426,1428,1430,1432,1434 & 1436  
 2004 BASE VALUES: L:\$0  
 2021 DUPL VALUES: L:\$72,900 B:\$156,600 T:\$229,500

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	TR	03/21/22
02/18/2020	105,000		WDC : 91	500	■	Pricer:	
04/04/2014	0		8:QCE : X : 0	500	□	Reviewer:	
10/28/2004	85,000		WDC : A : 0	400	■	Final:	
12/27/2002	1,000,000		: A-M : 0	400	□	Call Back:	
					□	Visit:	

VALUATION SUMMARY			
VALUE YEAR	* 2021		
REASON FOR CHANGE	MISC		
ESTIMATED	LAND	0	
MARKET VALUE	IMPR	0	
	TOTAL	0	
ASSESSED	LAND	0	
VALUE	IMPR	0	
	TOTAL	0	



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 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	F184 D200		ST350 DP113 ADJ396				72,900	0
Totals:							0	0

			<b>EX WALL</b>	<b>A</b>	<b>ROOFING</b>	<b>A</b>	<b>WINDOW</b>	<b>A</b>	<b>DOORS</b>	<b>A</b>	<b>FOUNDATION</b>	<b>A</b>	<b>FRAMING</b>	<b>A</b>		
				STONE	<input type="checkbox"/>	GABLE/HIP	<input type="checkbox"/>	STORE FRT	<input type="checkbox"/>	OVERHEAD		SLAB	<input type="checkbox"/>	PRE ENG	<input type="checkbox"/>	
<b>CLASS/QUALITY RANK</b>				BRICK	<input type="checkbox"/>	SHED/FLAT	<input type="checkbox"/>	CASEMENT	<input type="checkbox"/>			CRAWL	<input type="checkbox"/>	STEEL	<input type="checkbox"/>	
A) FP STRUCT. STEEL FRAME	1. BASIC			CON BLK	<input type="checkbox"/>	CON DECK	<input type="checkbox"/>	DBLH	<input type="checkbox"/>			PILE/COL	<input type="checkbox"/>	REINF CONC	<input type="checkbox"/>	
B) R.C. FRAME	2. FAIR			WD/MTL	<input type="checkbox"/>	MTL DECK	<input type="checkbox"/>	SLIDE BY	<input type="checkbox"/>			REINFOR	<input type="checkbox"/>	CB/MASON	<input type="checkbox"/>	
C) MASONRY BEARING WALLS	3. AVE			ENAM STL	<input type="checkbox"/>	WD DECK	<input type="checkbox"/>	<b>CANOPY</b>	A			STEEL	<input type="checkbox"/>	FRAME	<input type="checkbox"/>	
D) WD OR STEEL FR EX. WALLS	4. GOOD			ALUM/VYL	<input type="checkbox"/>	METAL	<input type="checkbox"/>	LIGHTED	<input type="checkbox"/>	STEEL INS	<input type="checkbox"/>	BRICK	<input type="checkbox"/>	POLE	<input type="checkbox"/>	
S) METAL M) MILL P) POLE	5. EXCEL			CON PANEL	<input type="checkbox"/>	ASPH	<input type="checkbox"/>	SOFFITS	<input type="checkbox"/>	WOOD	<input type="checkbox"/>	STONE	<input type="checkbox"/>	TILT UP	<input type="checkbox"/>	
<b>TOTAL AREA</b>	<b>PERIMETER</b>	0			PLATE GLS	<input type="checkbox"/>	RUBBER	<input type="checkbox"/>	C S W	<input type="checkbox"/>	MTL	<input type="checkbox"/>	CON BLK	<input type="checkbox"/>	SANDWICH	<input type="checkbox"/>
<b># STORIES</b>	<b>STORY HT</b>	8			STUCCO	<input type="checkbox"/>	BUILT UP	<input type="checkbox"/>	<b>FACADE</b>	A	GLASS	<input type="checkbox"/>	FRAME	<input type="checkbox"/>	STANDARD	<input type="checkbox"/>
<b>AGE</b>	<b>SPRINKLER</b>				INSULATED	<input type="checkbox"/>	INSULATED	<input type="checkbox"/>			STANDARD	<input type="checkbox"/>	STANDARD	<input type="checkbox"/>		<input type="checkbox"/>

H.V.A.C.				FLOORS				PARTITIONS					INTERIOR FINISH											
Electric	<input type="checkbox"/>	Electric Wall	<input type="checkbox"/>	CONCRETE	<input type="checkbox"/>	B	1	2	3	U	MASONRY	<input type="checkbox"/>	B	1	2	3	U	UNFINISHED	<input type="checkbox"/>	B	1	2	3	U
Forced Air Unit	<input type="checkbox"/>	Hot Water	<input type="checkbox"/>	WOOD	<input type="checkbox"/>						WD STUD	<input type="checkbox"/>						FINISH OPEN	<input type="checkbox"/>					
Hot Water, Rad	<input type="checkbox"/>	Space/ Wall Furnace	<input type="checkbox"/>	TILE A Q V T	<input type="checkbox"/>						MTL STUD	<input type="checkbox"/>						FINISH DIV	<input type="checkbox"/>					
Steam	<input type="checkbox"/>	Warm & Cld Air	<input type="checkbox"/>	CARPET	<input type="checkbox"/>						<b>CEILING</b>	B	1	2	3	U	PANEL	<input type="checkbox"/>						
Ventilation	<input type="checkbox"/>	Heat Pump	<input type="checkbox"/>	ASPHALT	<input type="checkbox"/>						ACCUT/PANEL	<input type="checkbox"/>						PLASTER / DW	<input type="checkbox"/>					
Package Unit	<input type="checkbox"/>	Ind TW Heat Pump	<input type="checkbox"/>	GRAVEL	<input type="checkbox"/>						PLASTER/DW	<input type="checkbox"/>						BLOCK	<input type="checkbox"/>					
Hot & Cld Water	<input type="checkbox"/>	Evaporated Cool	<input type="checkbox"/>	DIRT	<input type="checkbox"/>						SUSP/OPEN	<input type="checkbox"/>						GLAZED TILE	<input type="checkbox"/>					
Floor Furnace	<input type="checkbox"/>	Co-Ray-Vac	<input type="checkbox"/>	STANDARD	<input type="checkbox"/>						STANDARD	<input type="checkbox"/>						STANDARD	<input type="checkbox"/>					

Complete HVAC	<input type="checkbox"/>	No Heat	<input type="checkbox"/>	<b>PLUMBING</b>		A						<b>LIGHTING</b>		A						A				
Refrig. Cooling	<input type="checkbox"/>	Standard	<input type="checkbox"/>	NO PLUMBING			<input type="checkbox"/>	EXTRA FIXTURES				FLUORESCENT			<input type="checkbox"/>	METAL HALIDE								
				2 FIXTURE BATH											<input type="checkbox"/>	STANDARD								
				3 FIXTURE BATH												<input type="checkbox"/>								

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

ITEM	CONST	HT	SIZE X SIZE	FL	AREA	UNITS	AGE	REM	CND	GRD	\$/UNIT	UNADJUSTED \$	PHY	FC	EC	MARKET VALUE	
A 530.002:Triplex: 2 Bedroom		8		1	4,872	3	2020		G	G	45,500.00	136,500	0	100(ABT)	0	0	
1 530.002:TRIPLEX		8		1	4,632	3	2020		G	G	45,500.00	136,500	0	100(ABT)	0	0	

AMENITY TOTAL																	0
															TOTAL IMPR		*0

COMMENTS



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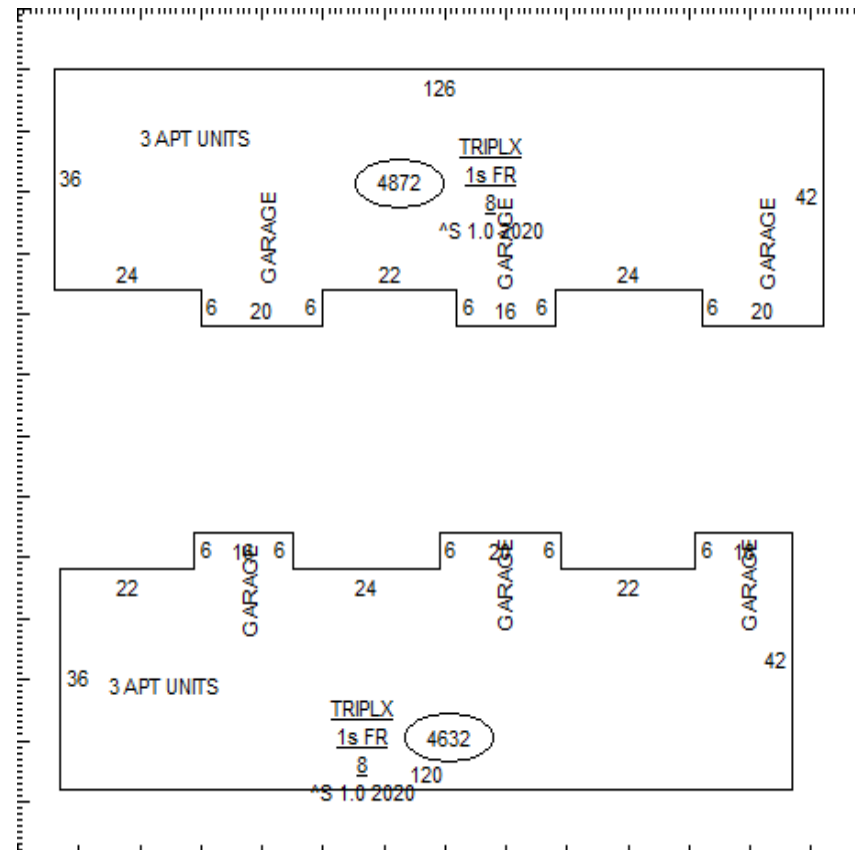
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 MHI PROPERTIES LLC  
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 ANNA, OH 45302

COMMENT  
 2023 DUPL VALUES:L:\$ 72,900 B:\$273,000 T:\$345,900  
 TAX INCENTIVE: TIF503

Sales Data							Date
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12/27/2002	1,000,000		: A-M : 0	400			
				<input type="checkbox"/>	Pricer:		
				<input type="checkbox"/>	Reviewer:		
				<input type="checkbox"/>	Final:		
				<input type="checkbox"/>	Call Back:		
				<input type="checkbox"/>	Visit:		

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VALUE YEAR				
REASON FOR CHANGE				
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ASSESSED VALUE	LAND IMPR TOTAL			



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