

Property Address: IRMSCHER BLVD

DTE Code: 710



27-026951.475A

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

LEGAL INFORMATION

Created in 2022 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 M:0.0000

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

COMMENT
 Tax Incentive Base Parcel: 27-026951.4750 (TY2022 L=0; B=0; T=0)
 TY2022:Net Gen=\$0.00, Other Assessment=\$0.00
 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
 2023 DUPL VALUES:L:\$ 72,900 B:\$273,000 T:\$345,900

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister: TR	03/21/22	
02/18/2020	105,000	WDC : 91	500	<input checked="" type="checkbox"/>	Pricer:		
				<input type="checkbox"/>	Reviewer:		
				<input type="checkbox"/>	Final:		
				<input type="checkbox"/>	Call Back:		
				<input type="checkbox"/>	Visit:		

VALUATION SUMMARY			
VALUE YEAR	* 2023	* 2022	
REASON FOR CHANGE	RAPP	MISC	
ESTIMATED	0	0	
MARKET VALUE	273,000	273,000	
	TOTAL	273,000	
ASSESSED	0	0	
VALUE	95,550	95,550	
	TOTAL	95,550	

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
Totals:						0	0	0



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COMMENT
 TAX INCENTIVE: AB33

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02/18/2020	105,000	WDC : 91	500	<input checked="" type="checkbox"/>	Pricer:		
				<input type="checkbox"/>	Reviewer:		
				<input type="checkbox"/>	Final:		
				<input type="checkbox"/>	Call Back:		
				<input type="checkbox"/>	Visit:		

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>			

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
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LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
Totals:						0	0	0

