

JEFFERSON TWP-CELINA CORP / CELINA SD

09-05-106-013

Property Class: 510

Neighborhood
27502719-01 -

Map: 05

Block: 11

Card: 18

Bk: Pg:

27-043200.0000

HOWELL TORY L
HOWELL TORY L
225 BAYVIEW DR
CELINA, OH 45822

LEGAL INFORMATION

NICHOLSONS EDGEWATER PARK GARDEN #2
ALSO E PT VAC ALLEY TO SALSO LOT 102 & 10' OF 101
LOT#: 109 & 10' OF LOT 110

OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1 HOWELL TORY L	225 BAYVIEW DR	CELINA	OH	45822	03/05/2020	119,000	2:FDC : 132	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2 WARREN ABBEY C TRUSTEE	PO BOX 276	WILLSHIRE	OH	45898	06/18/2019	0	2:QCE : X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3 WARREN ABBEY C	225 BAYVIEW DR	CELINA	OH	45822	06/26/2015	73,000	3:WDC : 416	<input type="checkbox"/>	<input checked="" type="checkbox"/>

X: TTO LISTER: DATE: 04/10/2023 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 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"/> B. TOPGRHY <input type="checkbox"/> C. Ex Front <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> F. RESTRICT <input type="checkbox"/> G. WOOD LT <input type="checkbox"/> H. VACANCY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> J. OTHER/CDU	225 BAYVIEW DR, CELINA COMMENT TY2022:Net Gen=\$1,223.46, Other Assessment=\$0.00 DE13 RMV 2.5%. OWNER DIDN'T RET APP DE16 CORR FF//ADDED LOTS TOGETHER//HSE SITS ON BOTH DE17 RMV OLD BOR FNC DE23 ADD AC; DATA MAILER			
LAND COMPUTATIONS								
LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F62 D120	ST250 DP89 ADJ223				13,800	0	
					TOTAL	13,800	0	

VALUATION SUMMARY

VALUE YEAR	2023	2020	2017	2017				
REASON FOR CHANGE	RAPP	RAPP	RAPP	MISC				
APPRAISED VALUE	<u>LAND</u> 13,800	11,000	10,500	10,500				
	<u>IMPR</u> 111,700	64,700	57,600	65,600				
	<u>TOTAL</u> 125,500	75,700	68,100	76,100				
ASSESSED VALUE	<u>LAND</u> 4,830	3,850	3,680	3,680				
	<u>IMPR</u> 39,100	22,650	20,160	22,960				
	<u>TOTAL</u> 43,930	26,500	23,840	26,640				

OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

FLOORS B 1 2 3 U
 CONCRETE
 WOOD
 TILE/COMPO
 CARPET

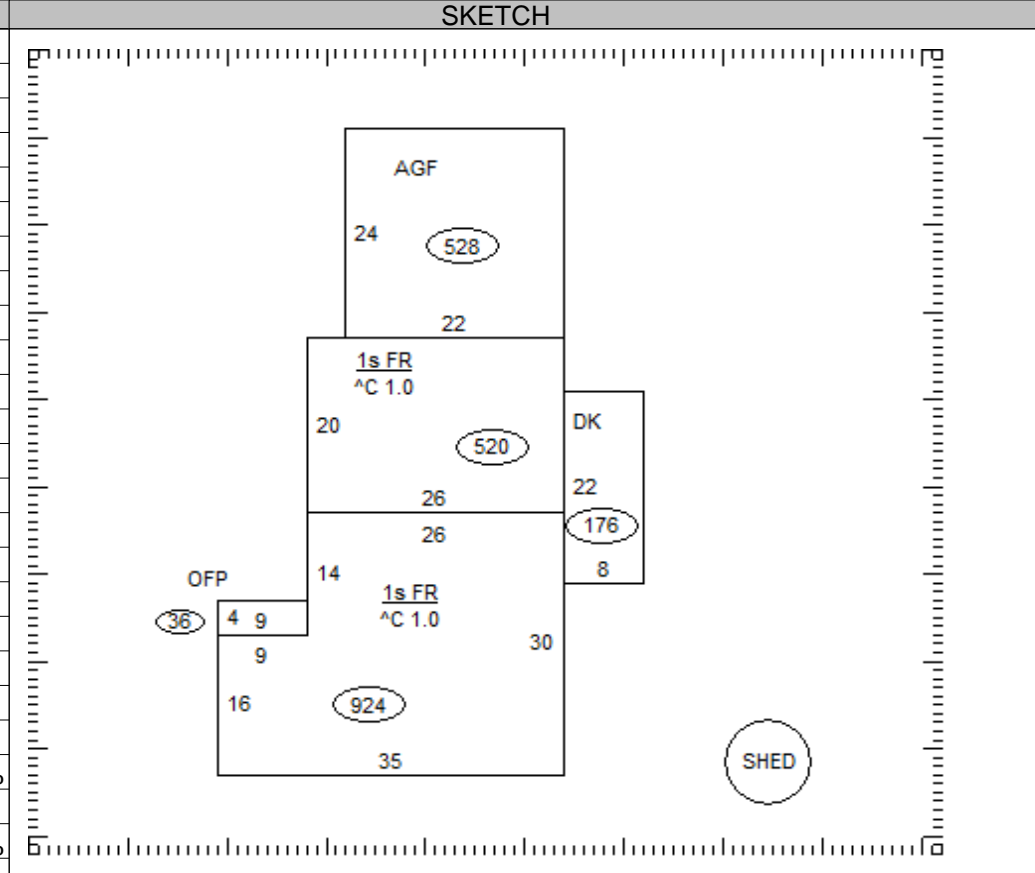
INT. FINISH B 1 2 3 U
 PLASTER/DW
 PANELING
 UNFINISHED

ACCOMMODATIONS
 # OF ROOMS 5
 BEDROOMS 3
 FIREPLACES 1
 HEAT & AC B 1 2 3 U

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

PLUMBING BASE
 X FULL BATH 1
 X HALF BATH
 X FIXTURES 1

FLOOR	AREA	CONST	VALUE
1	1444	FR	199,460
SUBTOTAL			199,460
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	1,444 S.F.		2,380
PLUMBING #	4		4,840
GARAGES & CARPORTS			13,100
EXTRA FEATURES			2,400
SUBTOTAL			226,580
GRADE FACTOR			100 %
UNADJUSTED VALUE			226,580
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,444	C		1955		A	226,580	42	131,420		111,700
1 Shed		0x0		C		1990		A		57			0
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

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TOTAL 111,700

COMMENTS
 FRAME W/MS 8 X 30
 Dwelling has an Economic Factor of 85%

27-043200.0000

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CELINA, OH 45822

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ALSO E PT VAC ALLEY TO SALSO LOT 102 & 10' OF 101

LOT#: 109 & 10' OF LOT 110

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	LOMONT EDWARD J	8626 SCHWARTZ RD	FORT WAYNE	IN	46835	10/19/2012	51,500	WDC : A-M : 657	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	BROSHER NATHAN K &	PO BOX 6502	SPRINGFIELD	OH	45501	11/14/2002	58,000	: A-M : 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

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STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER <input type="checkbox"/> IMPROVING	<input type="checkbox"/> SEWER <input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> F. RESTRICT	225 BAYVIEW DR, CELINA
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> GAS <input type="checkbox"/> DECLINING	<input type="checkbox"/> OLD	<input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT	
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> ELECTRIC	<input type="checkbox"/> STANDARD	<input type="checkbox"/> C. Ex Front <input type="checkbox"/> H. VACANCY	
<input type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input checked="" type="checkbox"/> STANDARD		<input type="checkbox"/> D. QUANTITY <input type="checkbox"/> I. WATER FRONT	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD			<input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> J. OTHER/CDU	
LAND COMPUTATIONS					COMMENT

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
					TOTAL		13,800	0

VALUATION SUMMARY

VALUE YEAR								
REASON FOR CHANGE								
APPRaised	<u>LAND</u>							
VALUE	<u>IMPR</u>							
	<u>TOTAL</u>							
ASSESSED	<u>LAND</u>							
VALUE	<u>IMPR</u>							
	<u>TOTAL</u>							

OCCUPANCY	EXTERIOR	FLOOR	AREA	CONST	VALUE
<input type="checkbox"/> SF <input type="checkbox"/> DU <input type="checkbox"/> TR	<input type="checkbox"/> WOOD				
<input type="checkbox"/> CONVERSION	<input type="checkbox"/> STUCCO				
BUILDING TYPE	<input type="checkbox"/> ALM/VYNL				
<input type="checkbox"/> MOBILE HOME	<input type="checkbox"/> CONC BLK				
<input type="checkbox"/> BI/TR LEVEL	<input type="checkbox"/> METAL				
<input type="checkbox"/> MOD/MAN	<input type="checkbox"/> BRICK				
<input type="checkbox"/>	<input type="checkbox"/> STONE				

ROOFING	ROOF TYPE
<input type="checkbox"/> METAL	<input type="checkbox"/> GABLE
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP
<input type="checkbox"/> SHINGLES	<input type="checkbox"/> GAMBREL
<input type="checkbox"/> SHAKES	<input type="checkbox"/> MANSARD
<input type="checkbox"/> COMPOSITE	<input type="checkbox"/> FLAT

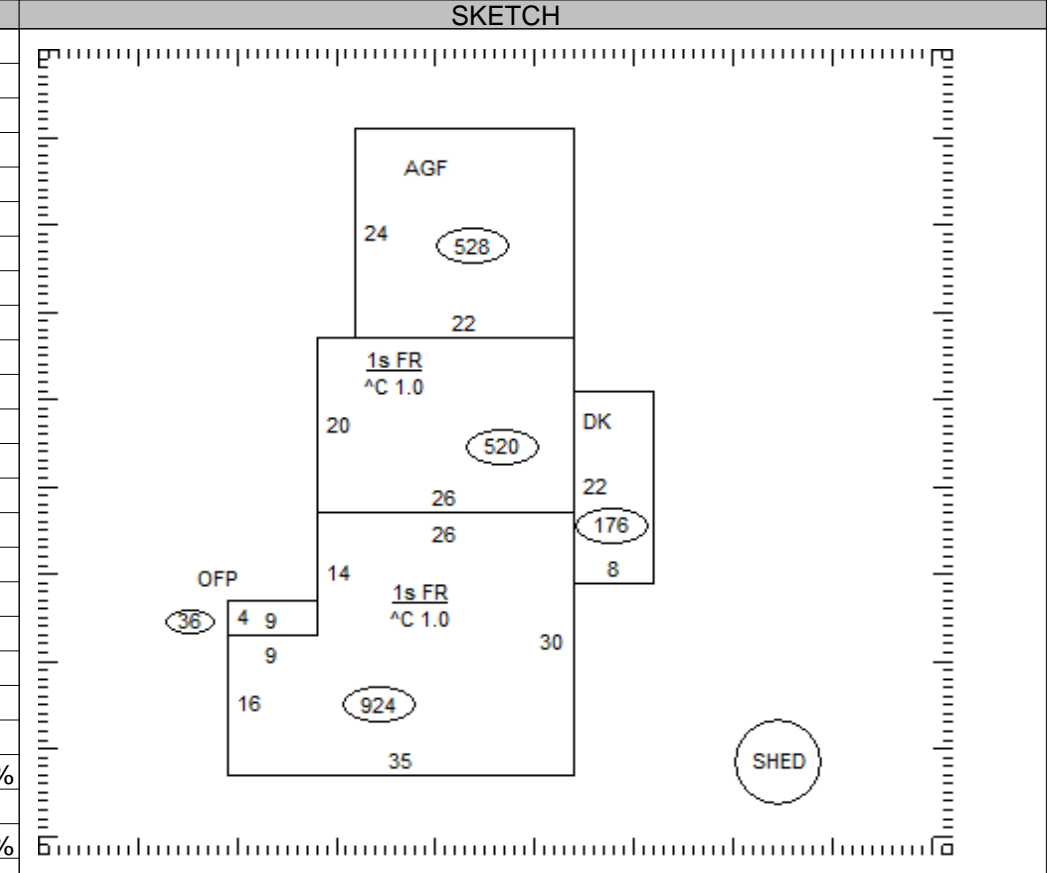
FLOORS	B	1	2	3	U
CONCRETE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
WOOD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
TILE/COMPO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CARPET	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

INT. FINISH	B	1	2	3	U
PLASTER/DW	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
UNFINISHED	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ACCOMMODATIONS					
# OF ROOMS					
BEDROOMS					
FIREPLACES					
HEAT & AC	B	1	2	3	U
NO HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL HEAT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HW/STEAM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ELECTRIC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HEAT PUMP	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
FLR/WALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
STVE/SPCE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
GEO THERMAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
OUTSIDE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CTRL A/C	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PLUMBING	BASE
X FULL BATH	<input type="checkbox"/>
X HALF BATH	<input type="checkbox"/>
X FIXTURES	<input type="checkbox"/>

SUBTOTAL		0
MULTI-FAMILY #	0	0
BUILDING TYPE	000%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	0	0
GARAGES & CARPORTS		0
EXTRA FEATURES		0
SUBTOTAL		0
GRADE FACTOR		%
UNADJUSTED VALUE		0
FACTOR		%



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING		SK											
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

27-043200.0000 TOTAL 0

COMMENTS