

Property Address: 225 S MAIN ST

DTE Code: 740



27-075300.000K

JEFFERSON TWP-CELINA CORP
CELINA SD
08-01-281-016

LEGAL INFORMATION

Created in 2012

OLD PLAT
LOT 129 S PT & 130 S PT

LOT#: 00129

LAKE EDGE LLC

LAKE EDGE LLC

1009 N CEDAR ST

CELINA, OH 45828

Neighborhood CCBD50-50
Map: Block: Card:
Bk: Pg:

COMMENT

Tax Incentive Base Parcel: 27-075300.0000 (TY2022 L=55,750; B=0; T=55,750)

TY2022:Net Gen=\$0.00, Other Assessment=\$0.00

2004 BASE VALUES:L:\$98510 B:\$231510 T:\$330020

2020 DUPL VALUES:L:\$55750 B:\$93,290 T:\$149,040

2021 DUPL VALUES:L:\$55,750 B:\$0 T:\$55,750

2023 DUPL VALUE: L:\$91,800 B:\$0 T:\$91,800

DE21 DEMO MOTEL

BOR: BOR 16-18 HEARING: PENDING SALE. POTENTIAL OWNER STATES THE

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister: TR		03/08/21
09/30/2019	125,000		WDC : 660	410	<input checked="" type="checkbox"/>	Pricer:	
07/07/2017	122,500		WDC : 443	410	<input type="checkbox"/>	Reviewer:	
07/07/2017	460,000		WDC : 442	410	<input type="checkbox"/>	Final:	
10/21/1985	465,000		: A : 0	410	<input checked="" type="checkbox"/>	Call Back:	
					<input type="checkbox"/>	Visit:	

VALUATION SUMMARY				
VALUE YEAR	2023	2020	2017	2017
REASON FOR CHANGE	RAPP	RAPP	RAPP	BOR
ESTIMATED <u>LAND</u>	0	0	0	0
MARKET VALUE <u>IMPR</u>	0	0	0	0
<u>TOTAL</u>	0	0	0	0
ASSESSED <u>LAND</u>	0	0	0	0
VALUE <u>IMPR</u>	0	0	0	0
<u>TOTAL</u>	0	0	0	0

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 checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input type="checkbox"/> INDUSTRIAL
<input checked="" type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	
<input checked="" 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
 SALE SHOULD BE 7-10 DAYS. CHECK 07-07-2017
 TAX INCENTIVE: TF505

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				<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>		

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