



\*27-093400.000A\*

JEFFERSON TWP-CELINA CORP  
CELINA SD  
09-06-152-006

**LEGAL INFORMATION**

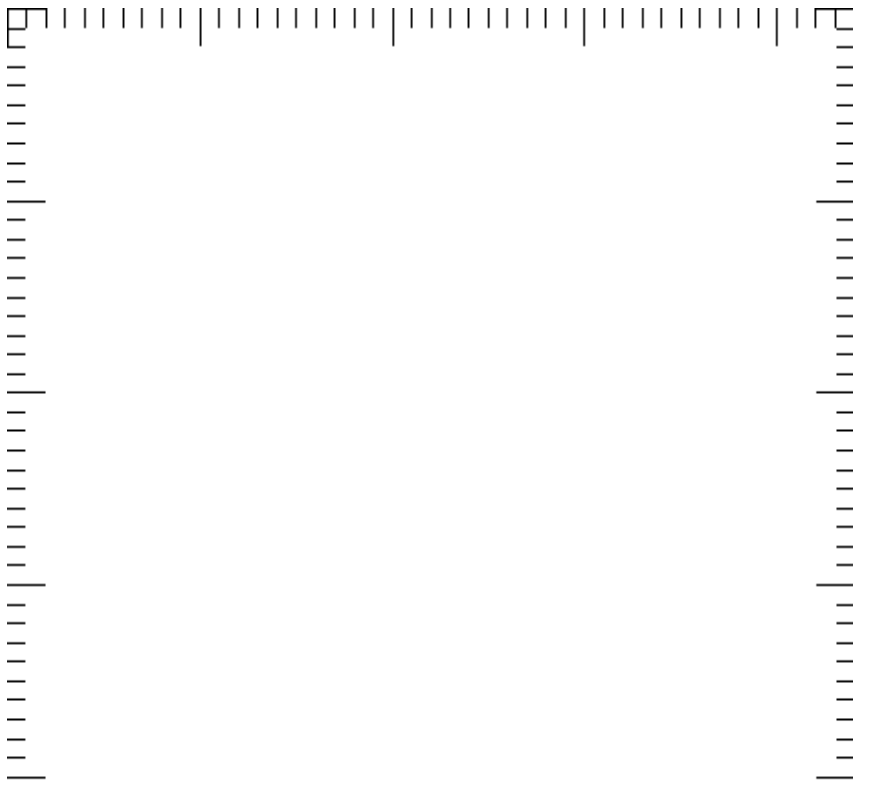
OLD PLAT  
LOT NO 236 N PT  
LOT#: 00236  
**HAWKINS IAN J**  
HAWKINS IAN J  
114 S ASH ST  
CELINA, OH 45822

Neighborhood 27502720-01 -
Map: Block: Card:
Bk: Pg:

COMMENT  
Tax Incentive Base Parcel: 27-093400.0000 (TY2022 L=11,400; B=87,900; T=99,300)  
TY2022:Net Gen=\$0.00, Other Assessment=\$0.00  
2004 BASE VALUES:L:\$28860 B:\$76910 T:\$105,770  
2021 DUPL VALUES:L:\$11,400 B:\$87,900 T:\$99,300  
2023 DUPL VALUES: L:\$18,300 B:\$117,500 T:\$135,800  
DE21 CHG TO RESIDENTIAL, RESKETCH HOUSE  
on the market for \$119,000 3/30/2021  
TAX INCENTIVE: TF505

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	HK	
06/07/2021	110,000		WDC : 448	510	■	Pricer:	05/04/21
08/24/2018	86,000		WDC : 640	447	■	Reviewer:	
08/03/2011	75,500		WDC : A : 405	447	■	Final:	
10/13/1992	45,000		: A : 0	447	■	Call Back:	
					<input type="checkbox"/>	Visit:	

VALUATION SUMMARY				
VALUE YEAR	2023	2022	2020	2017
REASON FOR CHANGE	RAPP	RAPP	RAPP	RAPP
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

