



27-098400.000K

JEFFERSON TWP-CELINA CORP
CELINA SD
09-06-110-007

LEGAL INFORMATION

Created in 2012

OLD PLAT
L 259 SW PT
LOT#: 259
PIPER STEPHANIE S
PIPER STEPHANIE S
6783 JANET AVE
CELINA, OH 45822

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

COMMENT
Tax Incentive Base Parcel: 27-098400.0000 (TY2022 L=8,140; B=30,280; T=38,420)
TY2022:Net Gen=\$0.00, Other Assessment=\$0.00
2004 BASE VALUES:L:\$14,370 B:\$51,140 T:\$65,510
2020 DUPL VALUES:L:\$8,140 B:\$30,280 T:\$38,420
2023 DUPL VALUES: L:\$13,400 B:\$39,170 T:\$52,570
DE23 ADJ BLDG CODE; DESKTOP TOP
TAX INCENTIVE: TF505

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	03/02/23
06/24/2019	125,000		WDC : 429	447	<input checked="" type="checkbox"/>	Pricer:
06/04/1997	0		: X : 0	447	<input type="checkbox"/>	Reviewer:
					<input type="checkbox"/>	Final:
					<input type="checkbox"/>	Call Back:
					<input type="checkbox"/>	Visit:

VALUATION SUMMARY				
VALUE YEAR		* 2023	* 2020	* 2017
REASON FOR CHANGE		RAPP	RAPP	RAPP
ESTIMATED	LAND	0	0	0
MARKET VALUE	IMPR	0	0	0
	TOTAL	0	0	0
ASSESSED	LAND	0	0	0
VALUE	IMPR	0	0	0
	TOTAL	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 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

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

H.V.A.C.			FLOORS					B 1 2 3 U					PARTITIONS					B 1 2 3 U					INTERIOR FINISH					B 1 2 3 U					
Electric	<input type="checkbox"/>	Electric Wall	<input type="checkbox"/>	CONCRETE										MASONRY										UNFINISHED									
Forced Air Unit	<input type="checkbox"/>	Hot Water	<input type="checkbox"/>	WOOD										WD STUD										FINISH OPEN									
Hot Water, Rad	<input type="checkbox"/>	Space/ Wall Furnace	<input type="checkbox"/>	TILE A Q V T										MTL STUD										FINISH DIV									
Steam	<input type="checkbox"/>	Warm & Cld Air	<input type="checkbox"/>	CARPET										CEILINGS					B	1	2	3	U	PANEL									
Ventilation	<input type="checkbox"/>	Heat Pump	<input type="checkbox"/>	ASPHALT										ACCUT/PANEL										PLASTER / DW									
Package Unit	<input type="checkbox"/>	Ind TW Heat Pump	<input type="checkbox"/>	GRAVEL										PLASTER/DW										BLOCK									
Hot & Cld Water	<input type="checkbox"/>	Evaporated Cool	<input type="checkbox"/>	DIRT										SUSP/OPEN										GLAZED TILE									
Floor Furnace	<input type="checkbox"/>	Co-Ray-Vac	<input type="checkbox"/>	STANDARD										STANDARD										STANDARD									
Complete HVAC	<input type="checkbox"/>	No Heat	<input type="checkbox"/>	PLUMBING										LIGHTING										METAL HALIDE									
Refrig. Cooling	<input type="checkbox"/>	Standard	<input type="checkbox"/>	NO PLUMBING										EXTRA FIXTURES										FLUORESCENT									
				2 FIXTURE BATH										STANDARD										SODIUM VAP									
				3 FIXTURE BATH																				MERCURY VAP									

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

AMENITY TOTAL 0

TOTAL IMPR *0

COMMENTS