

Property Address: 117 W FAYETTE ST APT (& 121)

DTE Code: 429



27-103600.0000

JEFFERSON TWP-CELINA CORP
CELINA SD
08-01-278-015

LEGAL INFORMATION

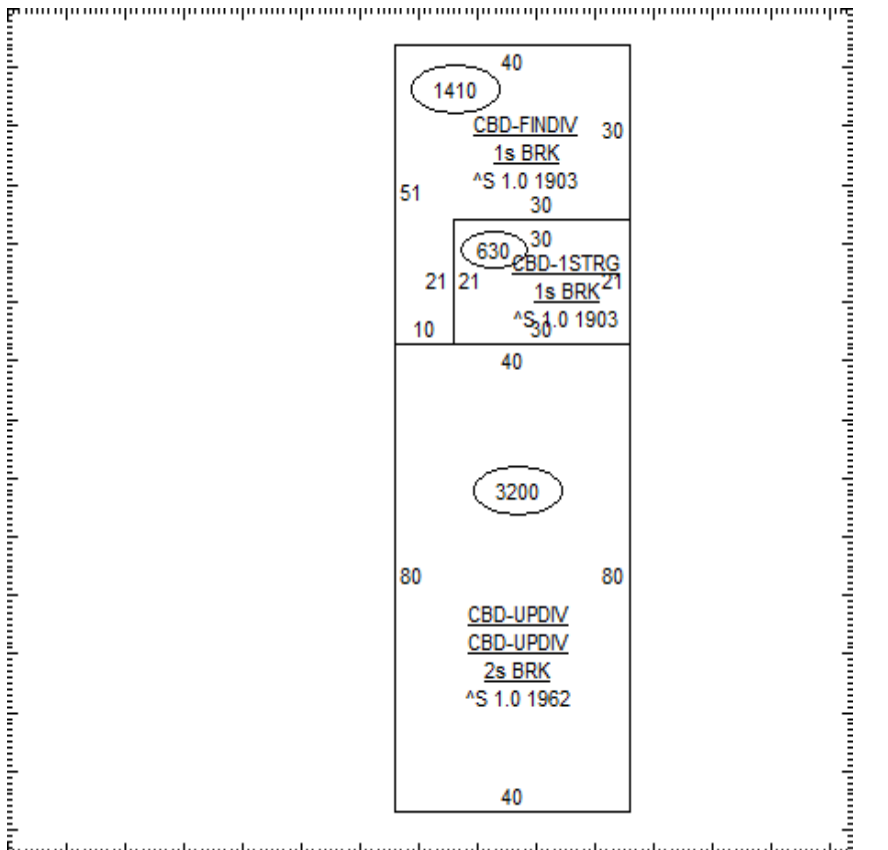
OLD PLAT
LOT 293 E SIDE
LOT#: 293
LAKE EDGE LLC
LAKE EDGE LLC
1009 N CEDAR ST
CELINA, OH 45828

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

COMMENT
Tax Incentive Exempt Parcel: 27-103600.000K (TY2022 L=0; B=0; T=0)
TY2022:Net Gen=\$2,850.60, Other Assessment=\$0.00
2004 BASE VALUES:L:\$42660 B:\$149200 T:\$191860
2020 DUPL VALUES:L:\$24000 B:\$127,200 T:\$151,200
2023 DUPL VALUES: L:\$39,480 B:\$136,280 T:\$175,760
DE17 CORR BLDG COND/DSKTP REV
TAX INCENTIVE: TF505

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:		10/07/11
08/14/2020	250,000		2:WDC : 558	429	<input checked="" type="checkbox"/>	Pricer:	
01/16/2013	0		2:QCE : X : 0	429	<input type="checkbox"/>	Reviewer:	
12/28/2000	120,000		: A-M : 0	429	<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	MISC
ESTIMATED	LAND	39,480	24,000	24,000
MARKET VALUE	IMPR	136,280	127,200	131,040
	TOTAL	175,760	151,200	155,040
ASSESSED	LAND	13,820	8,400	8,400
VALUE	IMPR	47,700	44,520	45,860
	TOTAL	61,520	52,920	54,260



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
F:Front	F60 D132		ST700 DP94 ADJ658				39,480	0
Totals:							39,480	0

