



27-131100.000K

JEFFERSON TWP-CELINA CORP
CELINA SD
08-01-207-008

LEGAL INFORMATION

Created in 2012

REPLAT OF LOTS 454-455, 482-485
OF WESTERN EXT TO THE CITY OF CELINA
LOT F

BETTINGER CREIGHTON D
BETTINGER CREIGHTON D
433 W ANTHONY ST
CELINA, OH 45822

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

COMMENT
Tax Incentive Base Parcel: 27-131100.0000 (TY2022 L=6,200; B=2,710; T=8,910)
TY2022:Net Gen=\$0.00, Other Assessment=\$0.00
DE19 NEW DWELLING/CHG CLASS/SHED
2004 BASE VALUES/ L \$6,200 / B \$2,710 / T: 8,910
2020 DUPL VALUES: L:\$11,300 B:\$114,300 T:\$125,600
2022 DUPL VALUES:L:\$11,300 B:\$113,100 T:\$124,400
2023 DUPL VALUES: L:\$18,300 B:\$153,200 T:\$171,500
DE22 RMV HALF BATH, ADD EX FIX PER DATA MAILER

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	TR	04/30/19
09/01/2021	159,000		WDC : 739	510	■	Pricer:	
08/16/2018	122,600		WDC : 613	400	■	Reviewer:	
05/21/2018	8,300		WDC : 343	400	■	Final:	
07/23/2014	0		5:QCE : X : 0	400	□	Call Back:	
03/29/2012	0		QCE : X : 0	340	□	Visit:	

VALUATION SUMMARY				
VALUE YEAR	* 2023	* 2022	* 2020	* 2019
REASON FOR CHANGE	RAPP	MISC	RAPP	NC
ESTIMATED	0	0	5,100	2,900
MARKET VALUE	162,590	115,490	111,590	84,290
	TOTAL	TOTAL	TOTAL	TOTAL
ASSESSED	0	0	1,790	1,020
VALUE	56,910	40,420	39,060	29,500
	TOTAL	TOTAL	TOTAL	TOTAL
	56,910	40,420	40,850	30,520

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input checked="" type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input checked="" type="checkbox"/> SIDEWALKS <input checked="" 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"/> AG-RES <input type="checkbox"/> COMMERCIAL <input checked="" type="checkbox"/> INDUSTRIAL

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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Bk: Pg:

COMMENT
 DE22 RMV OWN OCC - DID NOT RETURN APP
 DE23 APPLY OOC; REC'D 2/16/2023
 TAX INCENTIVE: TF504

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister: TR		04/30/19
07/23/2014	0	5:QCE : X : 0	400	<input type="checkbox"/>	Pricer:		
03/29/2012	0	QCE : X : 0	340	<input type="checkbox"/>	Reviewer:		
04/30/2002	1	: A-M : 0	340	<input type="checkbox"/>	Final:		
				<input type="checkbox"/>	Call Back:		
				<input type="checkbox"/>	Visit:		

VALUATION SUMMARY			
VALUE YEAR		* 2017	
REASON FOR CHANGE		RAPP	
ESTIMATED MARKET VALUE	LAND IMPR	5,490	
	TOTAL	0	
		5,490	
ASSESSED VALUE	LAND IMPR	1,920	
	TOTAL	0	
		1,920	

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 type="checkbox"/> COMMERCIAL
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS	<input checked="" 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

