

27-154800.0000

SUTTER JOHN U & VICKI J

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206 STELLA ST

CELINA, OH 45822

LEGAL INFORMATION

HAWKINS 1ST ADD

LOT#: 16

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	SUTTER JOHN U & VICKI J	206 STELLA ST	CELINA	OH	45822	08/18/2021	193,000	WDC : 681	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	ORICK TYSON & DAWN	206 STELLA ST	CELINA	OH	45822	04/13/1999	0	: X : 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: BTC DATE: 08/20/2008 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION
<input checked="" type="checkbox"/> PAVED	<input checked="" type="checkbox"/> LEVEL	<input type="checkbox"/> WATER <input type="checkbox"/>	<input type="checkbox"/> IMPROVING	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> F. RESTRICT	206 STELLA ST, CELINA
<input type="checkbox"/> GRAVEL	<input type="checkbox"/> HIGH	<input type="checkbox"/> SEWER <input type="checkbox"/>	<input checked="" type="checkbox"/> STATIC	<input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> G. WOOD LT	COMMENT
<input type="checkbox"/> DIRT	<input type="checkbox"/> LOW	<input type="checkbox"/> GAS <input type="checkbox"/>	<input type="checkbox"/> DECLINING	<input type="checkbox"/> C. Ex Front <input type="checkbox"/> H. VACANCY	Tax Incentive Exempt Parcel: 27-154800.000A
<input checked="" type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC <input type="checkbox"/>	<input type="checkbox"/> OLD	<input type="checkbox"/> D. QUANTITY <input type="checkbox"/> I. WATER FRONT	(TY2022 L=0; B=0; T=0)
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> STANDARD	<input type="checkbox"/> E. SZ/SHAPE <input type="checkbox"/> J. OTHER/CDU	TY2022:Net Gen=\$2,567.90, Other

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
F:Front	F55 D131	ST325	DP93	ADJ302			16,600	0
						TOTAL	16,600	0

VALUATION SUMMARY

VALUE YEAR	2023	2020	2019	2017
REASON FOR CHANGE	RAPP	RAPP	NC	RAPP
APPRAISED VALUE	LAND 16,600	11,700	9,700	9,700
	IMPR 168,100	147,200	115,100	98,900
	TOTAL 184,700	158,900	124,800	108,600
ASSESSED VALUE	LAND 5,810	4,100	3,400	3,400
	IMPR 58,840	51,520	40,290	34,620
	TOTAL 64,650	55,620	43,690	38,020

OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

FLOOR	AREA	CONST	VALUE
1	1566	FR	205,940

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

BSMT	1224		17,500
SUBTOTAL			223,440
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,566 S.F.		2,580
PLUMBING #	3		3,630
GARAGES & CARPORTS			5,900
EXTRA FEATURES			3,000
SUBTOTAL			238,550
GRADE FACTOR			100 %
UNADJUSTED VALUE			238,550
FACTOR			100 %

FLOORS B 1 2 3 U
 CONCRETE
 WOOD
 TILE/COMPO
 CARPET

BSMT	1224		17,500
SUBTOTAL			223,440
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,566 S.F.		2,580
PLUMBING #	3		3,630
GARAGES & CARPORTS			5,900
EXTRA FEATURES			3,000
SUBTOTAL			238,550
GRADE FACTOR			100 %
UNADJUSTED VALUE			238,550
FACTOR			100 %

INT. FINISH B 1 2 3 U
 PLASTER/DW
 PANELING
 UNFINISHED

BSMT	1224		17,500
SUBTOTAL			223,440
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,566 S.F.		2,580
PLUMBING #	3		3,630
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GRADE FACTOR			100 %
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FACTOR			100 %

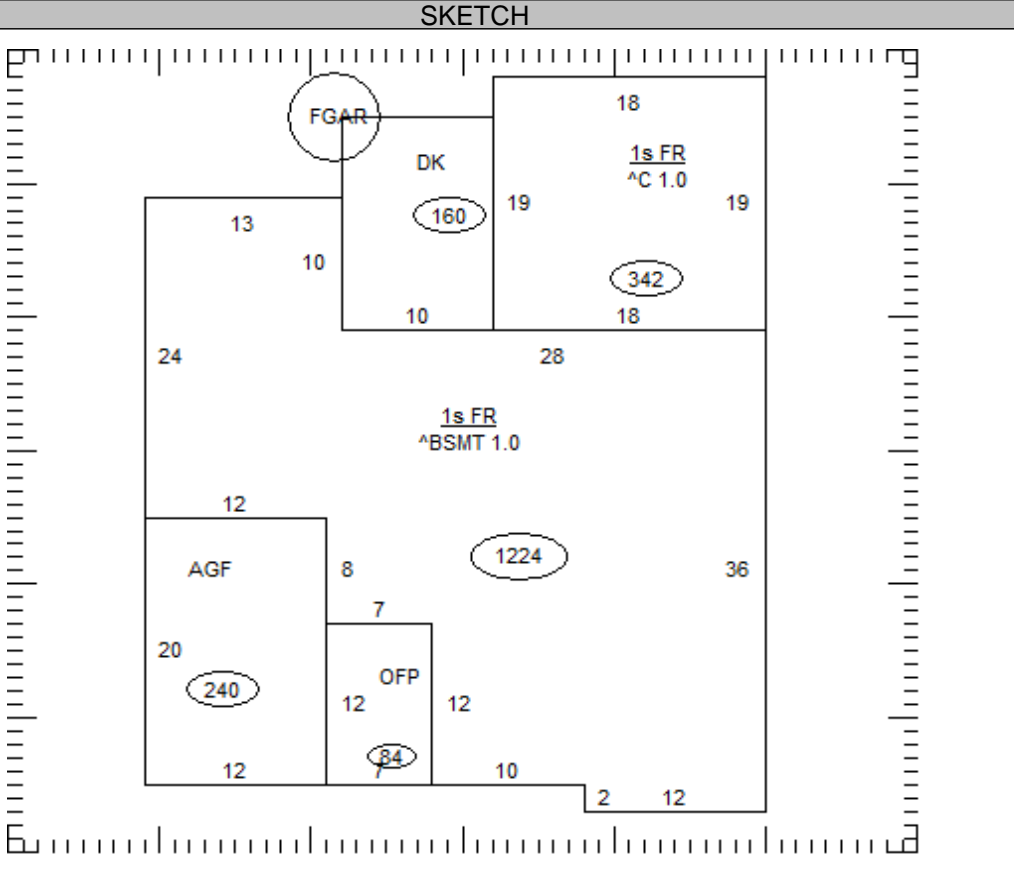
ACCOMMODATIONS
 # OF ROOMS 1 5
 BEDROOMS 3
 FIREPLACES
 HEAT & AC B 1 2 3 U

BSMT	1224		17,500
SUBTOTAL			223,440
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,566 S.F.		2,580
PLUMBING #	3		3,630
GARAGES & CARPORTS			5,900
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FACTOR			100 %

NO HEAT
 CTRL HEAT
 HW/STEAM
 ELECTRIC
 HEAT PUMP
 FLR/WALL
 STVE/SPCE
 GEOTHERMAL
 OUTSIDE
 CTRL A/C

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,566	C		1998	2006	A	238,550	20	190,840		166,000
1 Gar - Frame		28x40	1,120	D	18.96	1971		F	21,240	90	2,120		2,100
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													

PLUMBING BASE
 X FULL BATH 1
 X HALF BATH
 X FIXTURES



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TOTAL 168,100

COMMENTS

Dwelling has an Economic Factor of 87%