



\*27-189100.000A\*

JEFFERSON TWP-CELINA CORP  
 CELINA SD  
 08-01-331-003

**LEGAL INFORMATION**

GODFREY HEIGHTS ADD  
 ALSO W SD LOT 32  
 LOT#: 33

**RUTTER NICHOLAS S & ALYSSA S**  
 RUTTER NICHOLAS S & ALYSSA S  
 920 WILKINS ST  
 CELINA, OH 45822

Neighborhood 27502702-01 -
Map: 04 Block: 11 Card: 59
Bk: Pg:

COMMENT  
 Tax Incentive Base Parcel: 27-189100.0000 (TY2022 L=13,600; B=77,100; T=90,700)  
 TY2022:Net Gen=\$0.00, Other Assessment=\$0.00  
 DE14 ABMNT EXP ON EFP  
 DE09 CORR DWLG EFP TO 1stFR,ADD DET GAR,RMV SHED

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	05/23/14
02/27/2019	90,000		WDC : 117	510	<input checked="" type="checkbox"/>	Pricer:
09/11/2012	0		QCE : X : 0	510	<input type="checkbox"/>	Reviewer:
08/26/2009	66,000		WDC : A : 471	510	<input checked="" type="checkbox"/>	Final:
11/16/2005	0		QCE : X : 0	510	<input type="checkbox"/>	Call Back:
02/02/2005	0		QCE : X : 0	510	<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 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 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





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02/02/2005	0		QCE : X : 0 510	<input type="checkbox"/>	Reviewer:	
08/16/2002	78,000		: A : 0 510	<input checked="" type="checkbox"/>	Final:	
				<input type="checkbox"/>	Call Back:	
				<input type="checkbox"/>	Visit:	

VALUATION SUMMARY			
VALUE YEAR			
REASON FOR CHANGE			
ESTIMATED MARKET VALUE	<u>LAND</u>		
	<u>IMPR</u>		
	<u>TOTAL</u>		
ASSESSED VALUE	<u>LAND</u>		
	<u>IMPR</u>		
	<u>TOTAL</u>		

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