27-193800.0100

JEFFERSON TWP-CELINA CORP / CELINA SD
08-01-339-003

Property Class: 510
Neighborhood
27502702-01 -
Map: 04
Block: 10
Card: 42
Bk: Pg:

RASAWEHR MATTHEW J
RASAWEHR MATTHEW J
910 SOUTH ST
CELINA, OH 45822

LEGAL INFORMATION
GODFREY HEIGHTS
E SD LOT 73
LOT#: 73

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	RASAWEHR MATTHEW J	910 SOUTH ST	CELINA	OH	45822	06/15/2020	115,300	WDC : 367	☐	■
2	WOODS KELSEY A	910 SOUTH ST	CELINA	OH	45822	06/06/2017	74,000	WDC : 368	☐	■
3	HINES BRANDON S	910 SOUTH ST	CELINA	OH	45822	05/22/2015	72,000	WDC : 313	☐	■

X: ☐ TTO LISTER: DF DATE: 04/12/2005 TIME: 12:00:00 AM ☐ LETTER ■ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	
■ PAVED	■ LEVEL	☐ WATER ☐	☐ IMPROVING	☐ A. NO ROAD	☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER ☐	☐ STATIC	☐ B. TOPGRHY	☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front	☐ H. VACANCY
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC ☐	☐ OLD	☐ D. QUANTITY	☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE	☐ J. OTHER/CDU

PROPERTY LOCATION
910 SOUTH ST, CELINA

COMMENT
TY2022:Net Gen=$1,682.38, Other Assessment=$0.00
DE19 REMOVE OWN OCC. Owner didn't ret app
NC24 NEW SHED

LAND COMPUTATIONS

LAND TYPE	SIZE	M RATE C	INF	M VALUE C
F:Front	F86 D61	ST325 DP64 ADJ208		17,900 0
			TOTAL	17,900 0

VALUATION SUMMARY

VALUE YEAR		2023	2020	2017					
REASON FOR CHANGE		RAPP	RAPP	RAPP					
APPRAISED VALUE	LAND	17,900	12,700	10,500					
	IMPR	109,500	91,400	70,600					
	TOTAL	127,400	104,100	81,100					
ASSESSED VALUE	LAND	6,270	4,450	3,680					
	IMPR	38,330	31,990	24,710					
	TOTAL	44,600	36,440	28,390					

OCCUPANCY	EXTERIOR
■ SF ☐ DU ☐ TR	☐ WOOD
☐ CONVERSION	☐ STUCCO
BUILDING TYPE	☐ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	■ BRICK
☐ _____	☐ STONE
ROOFING	**ROOF TYPE**
☐ METAL	■ GABLE
☐ SLT/TLE	☐ HIP
■ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

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

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

ACCOMMODATIONS					
# OF ROOMS		5			
BEDROOMS		3			
FIREPLACES					

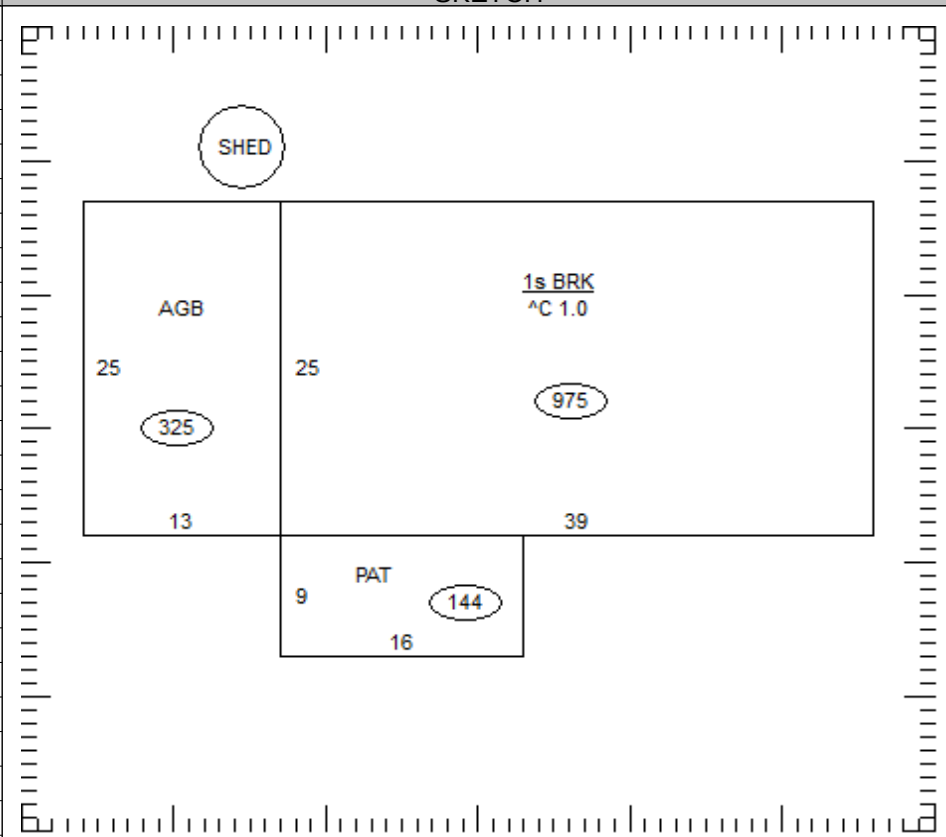
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	■	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING	BASE ■				
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE
1	975	BRK	168,260

SUBTOTAL		168,260
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	0	0
GARAGES & CARPORTS		9,100
EXTRA FEATURES		600
SUBTOTAL		177,960
GRADE FACTOR		100 %
UNADJUSTED VALUE		177,960
FACTOR		100 %

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	975	C		1981		A	177,960	30	124,570		108,400
1 Shed	8	10x16	160	C	9.90	2004		A	1,580	33	1,060		1,100
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
											TOTAL		109,500

27-193800.0100

COMMENTS

Dwelling has an Economic Factor of 87%

27-193800.0100

RASAWEHR MATTHEW J
RASAWEHR MATTHEW J
910 SOUTH ST
CELINA, OH 45822

JEFFERSON TWP-CELINA CORP / CELINA SD
08-01-339-003

LEGAL INFORMATION
GODFREY HEIGHTS
E SD LOT 73
LOT#: 73

Property Class: 510
Neighborhood
27502702-01 -
Map: 04
Block: 10
Card: 42
Bk: Pg:

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BONIFAS VERNON	910 SOUTH ST	CELINA	OH	45822	04/14/2006	75,900	WDC : A : 290	☐	☐
2	BURGOON MARK A	910 SOUTH ST	CELINA	OH	45822	09/25/2001	0	: X : 0	☐	☐
3							0	0	☐	☐

X: ☐ TTO LISTER: DF DATE: 04/12/2005 TIME: 12:00:00 AM ☐ LETTER ■ LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	
■ PAVED	■ LEVEL	☐ WATER ☐	☐ IMPROVING	☐ A. NO ROAD	☐ F. RESTRICT
☐ GRAVEL	☐ HIGH	☐ SEWER ☐	☐ STATIC	☐ B. TOPGRHY	☐ G. WOOD LT
☐ DIRT	☐ LOW	☐ GAS ☐	☐ DECLINING	☐ C. Ex Front	☐ H. VACANCY
☐ SIDEWALKS	☐ ROLLING	☐ ELECTRIC ☐	☐ OLD	☐ D. QUANTITY	☐ I. WATER FRONT
☐ CURBS	☐ STANDARD	■ STANDARD	☐ STANDARD	☐ E. SZ/SHAPE	☐ J. OTHER/CDU

PROPERTY LOCATION
910 SOUTH ST, CELINA

COMMENT

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
					TOTAL		17,900	0

VALUATION SUMMARY

VALUE YEAR									
REASON FOR CHANGE									
APPRAISED VALUE	LAND								
	IMPR								
	TOTAL								
ASSESSED VALUE	LAND								
	IMPR								
	TOTAL								

OCCUPANCY	EXTERIOR
☐SF ☐DU ☐TR	☐ WOOD
☐CONVERSION	☐ STUCCO
BUILDING TYPE	☐ ALM/VYNL
☐ MOBILE HOME	☐ CONC BLK
☐ BI/TR LEVEL	☐ METAL
☐ MOD/MAN	☐ BRICK
☐ _____	☐ STONE

ROOFING	ROOF TYPE
☐ METAL	☐ GABLE
☐ SLT/TLE	☐ HIP
☐ SHINGLES	☐ GAMBREL
☐ SHAKES	☐ MANSARD
☐ COMPOSITE	☐ FLAT

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

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

ACCOMMODATIONS					
# OF ROOMS					
BEDROOMS					
FIREPLACES					

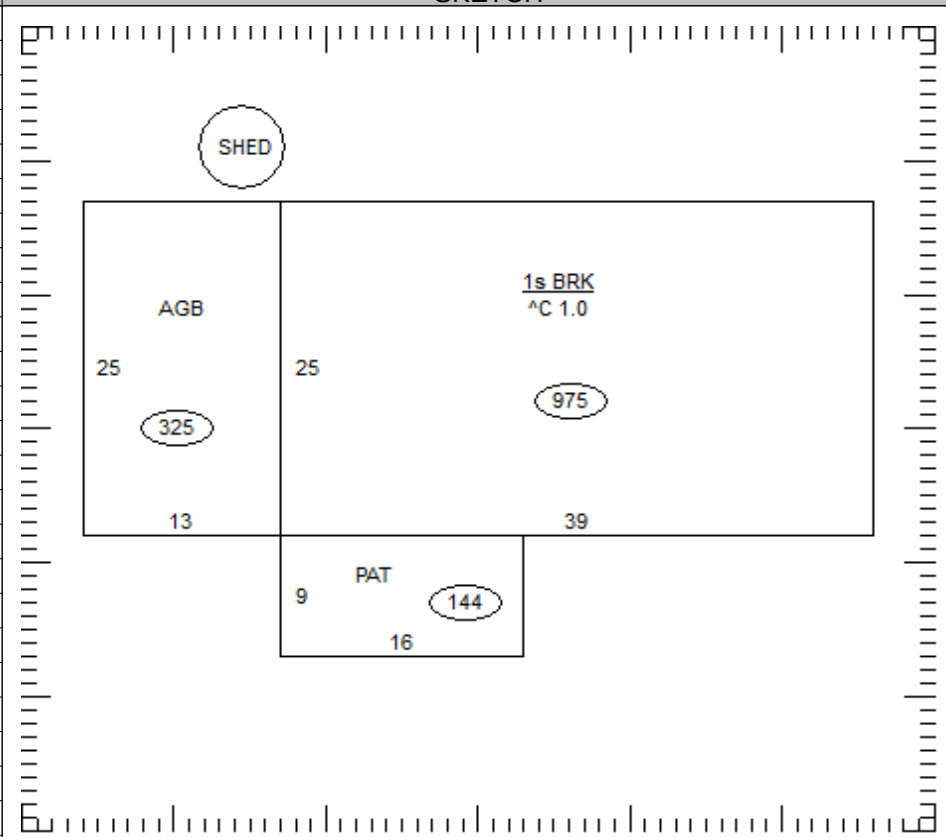
HEAT & AC	B	1	2	3	U
NO HEAT	☐	☐	☐	☐	☐
CTRL HEAT	☐	☐	☐	☐	☐
HW/STEAM	☐	☐	☐	☐	☐
ELECTRIC	☐	☐	☐	☐	☐
HEAT PUMP	☐	☐	☐	☐	☐
FLR/WALL	☐	☐	☐	☐	☐
STVE/SPCE	☐	☐	☐	☐	☐
GEOTHERMAL	☐	☐	☐	☐	☐
OUTSIDE	☐	☐	☐	☐	☐
CTRL A/C	☐	☐	☐	☐	☐

PLUMBING	BASE ☐				
X FULL BATH					
X HALF BATH					
X FIXTURES					

FLOOR	AREA	CONST	VALUE

SUBTOTAL		0
MULTI-FAMILY #	0	0
BUILDING TYPE	000%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	0 S.F.	0
PLUMBING #	0	0
GARAGES & CARPORTS		0
EXTRA FEATURES		0
SUBTOTAL		0
GRADE FACTOR		%
UNADJUSTED VALUE		0
FACTOR		%

SKETCH



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING		SK											
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
												TOTAL	0

27-193800.0100

COMMENTS