

Property Address: LAKE SHORE DR

DTE Code: 400



27-237300.0000

JEFFERSON TWP-CELINA CORP
 CELINA SD
 09-06-177-007

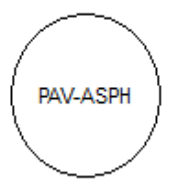
LEGAL INFORMATION

DICKMAN ADD
 ALSO PT VAC COUNTY RD
 LOT#: 4

PULLMAN BAY PROPERTIES LLC
 PULLMAN BAY PROPERTIES LLC
 117 LAKE SHORE DR
 CELINA, OH 45822

Neighborhood CLAK27
Map: 05 Block: 05 Card: 11
Bk: Pg:

COMMENT
 Tax Incentive Exempt Parcel: 27-237300.000K (TY2022 L=0; B=0; T=0)
 TY2022:Net Gen=\$312.96, Other Assessment=\$0.00
 2004 BASE VALUE:L:\$25490 B:\$4710 T:\$30200
 2020 DUPL VALUE:L:\$16590 B:\$0 T:\$16590
 2023 DUPL VALUES: L:\$41,620 B:\$ T:\$41,620
 BOR: BOR #19-09
 TAX INCENTIVE: TF505



Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	GS	01/05/05
10/24/2019	234,900	3:WDC : 724	400	<input checked="" type="checkbox"/>	Pricer:		
04/12/1984	8,000	: A : 0	430	<input checked="" type="checkbox"/>	Reviewer:		
				<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	RAPP
ESTIMATED	LAND	30,200	16,590	16,590
MARKET VALUE	IMPR	0	0	0
	TOTAL	30,200	16,590	16,590
ASSESSED	LAND	10,570	5,810	5,810
VALUE	IMPR	0	0	0
	TOTAL	10,570	5,810	5,810

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 checked="" 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	F70 D125		ST500 DP91 ADJ455				31,850	0
R:Rear	F148 D9		ST330 DP20 ADJ66				9,770	0
Totals:							30,200	0

