



27-239600.040K

JEFFERSON TWP-CELINA CORP
 CELINA SD
 09-06-943-004

LEGAL INFORMATION

Created in 2012 From - . 0 due to Split

PIRATES CLUB NORTH CONDOMINIUM
 PHASE 1
 UNIT 104

SPEELMAN MARK E
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 1509 ST RTE 716
 MARIA STEIN, OH 45860

Neighborhood 005502-LF50
Map: Block: Card:
Bk: Pg:

COMMENT
 Tax Incentive Base Parcel: 27-239600.0400 (TY2022 L=0; B=0; T=0)
 TY2022:Net Gen=\$0.00, Other Assessment=\$0.00
 2006 BASE VALUES: L:0 / B:0
 2020 DUPL VALUES:L:\$24,200 B:\$151,200 T:\$175,400
 2023 DUPL VALUES:L:\$24200 B:\$191700 T:\$215,900
 TAX INCENTIVE: TF507

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	BTC05/09/12
05/20/2019	155,000		WDC : 328	550	<input checked="" type="checkbox"/>	Pricer:
05/31/2018	133,000		WDC : 373	550	<input type="checkbox"/>	Reviewer:
10/06/2011	0		QCE : X : 0	500	<input type="checkbox"/>	Final:
05/18/2006	0		: 0	500	<input type="checkbox"/>	Call Back:
					<input type="checkbox"/>	Visit:

VALUATION SUMMARY				
VALUE YEAR	* 2023	* 2020	* 2017	
REASON FOR CHANGE	RAPP	RAPP	MISC	
ESTIMATED	24,200	24,200	21,000	
MARKET VALUE	191,700	151,200	136,000	
	<u>TOTAL</u>	215,900	175,400	157,000
ASSESSED	8,470	8,470	7,350	
VALUE	67,100	52,920	47,600	
	<u>TOTAL</u>	75,570	61,390	54,950

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input type="checkbox"/> PAVED	<input 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 type="checkbox"/> SIDEWALKS	<input type="checkbox"/> ROLLING	<input type="checkbox"/> ELECTRIC	
<input type="checkbox"/> CURBS	<input type="checkbox"/> STANDARD	<input 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:						24,200	0	24,200

