



27-242800.0000

JEFFERSON TWP-CELINA CORP
 CELINA SD
 09-06-209-012

LEGAL INFORMATION

LAKEVIEW ADD
 LOT #34

| | |
|------------------------|-----|
| Neighborhood CCBD60 | |
| Map: | |
| Block: | |
| Card: | |
| Bk: | Pg: |

BEDWELL BRYCE A
 BEDWELL BRYCE A
 6313 AINSWORTH RD
 OHIO CITY, OH 45874

COMMENT
 TY2022:Net Gen=\$324.28, Other Assessment=\$0.00
 PART OF APT SITS HERE PRICED ON 27-242900.0000
 DE23 CHG DTE
 IMPROV ON PCL 272429000000

| Sales Data | | | | | | Date |
|------------|---------|-----------------|-----|-------------------------------------|------------|----------|
| Date | Amount | Deed:Conv# | Use | Valid | Lister: | 02/23/23 |
| 10/04/2019 | 185,000 | 2:WDC : 681 | 401 | <input checked="" type="checkbox"/> | Pricer: | |
| 10/04/2019 | 67,300 | 2:WDC : 680 | 401 | <input checked="" type="checkbox"/> | Reviewer: | |
| 03/14/2011 | 120,000 | WDC : A-M : 94 | 401 | <input checked="" type="checkbox"/> | Final: | |
| 04/09/2008 | 70,000 | WDC : A-M : 229 | 401 | <input checked="" type="checkbox"/> | Call Back: | |
| 07/10/1989 | 70,000 | : A-M : 0 | 401 | <input type="checkbox"/> | Visit: | |

| VALUATION SUMMARY | | | | |
|--------------------------|--------|--------|--------|--------|
| VALUE YEAR | 2023 | 2023 | 2020 | 2017 |
| REASON FOR CHANGE | RAPP | RCLS | RAPP | RAPP |
| ESTIMATED <u>LAND</u> | 24,300 | 17,200 | 17,200 | 17,200 |
| MARKET VALUE <u>IMPR</u> | 0 | 0 | 0 | 0 |
| <u>TOTAL</u> | 24,300 | 17,200 | 17,200 | 17,200 |
| ASSESSED <u>LAND</u> | 8,510 | 6,020 | 6,020 | 6,020 |
| VALUE <u>IMPR</u> | 0 | 0 | 0 | 0 |
| <u>TOTAL</u> | 8,510 | 6,020 | 6,020 | 6,020 |

| STREET/ROAD | TOPOGRAPHY | PU-UTILITIES-PR | ZONING |
|------------------------------------|-----------------------------------|--|--|
| <input type="checkbox"/> PAVED | <input type="checkbox"/> LEVEL | <input type="checkbox"/> WATER <input type="checkbox"/> | <input type="checkbox"/> AG-RES |
| <input type="checkbox"/> GRAVEL | <input type="checkbox"/> HIGH | <input type="checkbox"/> SEWER <input type="checkbox"/> | <input checked="" type="checkbox"/> COMMERCIAL |
| <input type="checkbox"/> DIRT | <input type="checkbox"/> LOW | <input type="checkbox"/> GAS <input type="checkbox"/> | <input type="checkbox"/> INDUSTRIAL |
| <input type="checkbox"/> SIDEWALKS | <input type="checkbox"/> ROLLING | <input type="checkbox"/> ELECTRIC <input type="checkbox"/> | |
| <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 |
|-----------|----------|---|-------------------|---|-----|---|--------|---|
| F:Front | F50 D100 | | ST600 DP81 ADJ486 | | | | 24,300 | 0 |
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |
| Totals: | | | | | | | 24,300 | 0 |

| | | | | | | | | | | | | | |
|-----------------------------|------------------|----------------|--|----------------|--|---------------|--|--------------|--|-------------------|--|----------------|--|
| | | EX WALL | | ROOFING | | WINDOW | | DOORS | | FOUNDATION | | FRAMING | |
| CLASS/QUALITY RANK | | STONE | | GABLE/HIP | | STORE FRT | | OVERHEAD | | SLAB | | PRE ENG | |
| | | BRICK | | SHED/FLAT | | CASEMENT | | | | CRAWL | | STEEL | |
| A) FP STRUCT. STEEL FRAME | 1. BASIC | CON BLK | | CON DECK | | DBLH | | | | PILE/COL | | REINF CONC | |
| B) R.C. FRAME | 2. FAIR | WD/MTL | | MTL DECK | | SLIDE BY | | | | REINFOR | | CB/MASON | |
| C) MASONRY BEARING WALLS | 3. AVE | ENAM STL | | WD DECK | | CANOPY | | | | STEEL | | FRAME | |
| D) WD OR STEEL FR EX. WALLS | 4. GOOD | ALUM/VYL | | METAL | | LIGHTED | | STEEL INS | | BRICK | | POLE | |
| S) METAL M) MILL P) POLE | 5. EXCEL | CON PANEL | | ASPH | | SOFFITS | | WOOD | | STONE | | TILT UP | |
| TOTAL AREA | PERIMETER | PLATE GLS | | RUBBER | | C S W | | MTL | | CON BLK | | SANDWICH | |
| # STORIES | STORY HT | STUCCO | | BUILT UP | | FACADE | | GLASS | | FRAME | | STANDARD | |
| AGE | SPRINKLER | INSULATED | | INSULATED | | | | STANDARD | | STANDARD | | | |

| | | | | | | | | | | | | | | | | | | | |
|-----------------|--|-----------------|---|---|---|---|---|-------------------|---|---|---|---|-------------|------------------------|---|---|---|---|---|
| H.V.A.C. | | FLOORS | B | 1 | 2 | 3 | U | PARTITIONS | B | 1 | 2 | 3 | U | INTERIOR FINISH | B | 1 | 2 | 3 | U |
| Electric | <input type="checkbox"/> Electric Wall | CONCRETE | | | | | | MASONRY | | | | | | UNFINISHED | | | | | |
| Forced Air Unit | <input type="checkbox"/> Hot Water | WOOD | | | | | | WD STUD | | | | | | FINISH OPEN | | | | | |
| Hot Water, Rad | <input type="checkbox"/> Space/ Wall Furnace | TILE A Q V T | | | | | | MTL STUD | | | | | | FINISH DIV | | | | | |
| Steam | <input type="checkbox"/> Warm & Cld Air | CARPET | | | | | | CEILINGS | B | 1 | 2 | 3 | U | PANEL | | | | | |
| Ventilation | <input type="checkbox"/> Heat Pump | ASPHALT | | | | | | ACCUT/PANEL | | | | | | PLASTER / DW | | | | | |
| Package Unit | <input type="checkbox"/> Ind TW Heat Pump | GRAVEL | | | | | | PLASTER/DW | | | | | | BLOCK | | | | | |
| Hot & Cld Water | <input type="checkbox"/> Evaporated Cool | DIRT | | | | | | SUSP/OPEN | | | | | | GLAZED TILE | | | | | |
| Floor Furnace | <input type="checkbox"/> Co-Ray-Vac | STANDARD | | | | | | STANDARD | | | | | | STANDARD | | | | | |
| Complete HVAC | <input type="checkbox"/> No Heat | PLUMBING | | | | | | LIGHTING | | | | | | | | | | | |
| Refrig. Cooling | <input type="checkbox"/> Standard | NO PLUMBING | | | | | | EXTRA FIXTURES | | | | | FLUORESCENT | | | | | | |
| | | 2 FIXTURE BATH | | | | | | STANDARD | | | | | SODIUM VAP | | | | | | |
| | | 3 FIXTURE BATH | | | | | | | | | | | MERCURY VAP | | | | | | |
| | | | | | | | | | | | | | | | | | | | |

| YARD ITEMS | | CONST | HT | SIZE X SIZE | FL | AREA | UNITS | AGE | REM | CND | GRD | \$/UNIT | UNADJUSTED \$ | PHY | FC | EC | MARKET VALUE |
|------------|--|-------|----|-------------|----|------|-------|-----|-----|-----|-----|---------|---------------|-----|----|----|--------------|
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| AMENITY TOTAL | | | | | | | | | | | | | | | | | | | | 0 | |
| LESS LAND: 24,300 | | | | | | | | | | | | | | | | | | | | | 0 |
| TOTAL IMPR | | | | | | | | | | | | | | | | | | | 0 | | |

| COMMENTS | | | | | | | | | | | | | | | | | | | | |
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