

Property Address: 994 E MARKET ST

DTE Code: 740



JEFFERSON TWP-CELINA CORP  
 CELINA SD  
 09-06-254-001

\*27-245100.000K\*

**LEGAL INFORMATION**

Created in 2012

LAKEVIEW ADD

LOT#: 67  
**PIPER STEPHANIE S**  
 PIPER STEPHANIE S  
 6783 JANET AVE  
 CELINA, OH 45822

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

COMMENT  
 Tax Incentive Base Parcel: 27-245100.0000 (TY2022 L=27,100; B=24,570; T=51,670)  
 TY2022:Net Gen=\$0.00, Other Assessment=\$0.00  
 2006 BASE VALUES: L \$27,100 / B \$24,570 T:\$51,670  
 2020 DUPL VALUES:L:\$27,100 B:\$43,410 T:\$70,510  
 2023 DUPL VALUES:L:\$28500 B:\$7,910 B:\$36,410  
 DE23 NOH; CHG USE, CLASS, COND  
 TAX INCENTIVE: TF507

Sales Data							Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	TK	08/01/23
10/08/2021	125,000	2:WDC : 866	435	<input checked="" type="checkbox"/>	Pricer:		
05/02/2019	200,000	2:WDC : 280	435	<input checked="" type="checkbox"/>	Reviewer:		
11/29/2004	180,000	WDC : F-M : 0	435	<input type="checkbox"/>	Final:		
	0	: 0	435	<input type="checkbox"/>	Call Back:		
				<input type="checkbox"/>	Visit:		

VALUATION SUMMARY				
VALUE YEAR	2023	* 2023	* 2020	* 2017
REASON FOR CHANGE	MISC	RAPP	RAPP	MISC
ESTIMATED <u>LAND</u>	0	1,400	0	0
MARKET VALUE <u>IMPR</u>	0	10,500	18,840	9,400
<u>TOTAL</u>	0	11,900	18,840	9,400
ASSESSED <u>LAND</u>	0	490	0	0
VALUE <u>IMPR</u>	0	3,680	6,590	3,290
<u>TOTAL</u>	0	4,170	6,590	3,290

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 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

