

LIBERTY TWP / CELINA SD

04-36-400-005

Property Class: 111

Neighborhood
009281-A100

Map:
Block:
Card:

Bk: Pg:

28-018000.0000

DURBIN ROAD PROPERTY LTD
DURBIN ROAD PROPERTY LTD
1819 CARMEL CHURCH RD
CELINA, OH 45822

LEGAL INFORMATION
PT NW SE & PT SW SE

QUALIFIED CREDITS: CAUV:
06900: 2022

RTS: 001-05-36
Acres:40.0000

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	DURBIN ROAD PROPERTY LTD	1819 CARMEL CHURCH RD	CELINA	OH	45822	01/13/2021	650,000	WDC : 30	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	SUTTER CARL A & JUDITH	2840 MUD PIKE	CELINA	OH	45822		0	: 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: btc DATE: 07/02/2009 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS	PROPERTY LOCATION	
<input checked="" type="checkbox"/> PAVED <input type="checkbox"/> GRAVEL <input type="checkbox"/> DIRT <input type="checkbox"/> SIDEWALKS <input type="checkbox"/> CURBS	<input checked="" type="checkbox"/> LEVEL <input type="checkbox"/> HIGH <input type="checkbox"/> LOW <input type="checkbox"/> ROLLING <input type="checkbox"/> STANDARD	<input type="checkbox"/> WATER <input type="checkbox"/> SEWER <input type="checkbox"/> GAS <input type="checkbox"/> ELECTRIC <input checked="" type="checkbox"/> STANDARD	<input type="checkbox"/> IMPROVING <input type="checkbox"/> STATIC <input type="checkbox"/> DECLINING <input type="checkbox"/> OLD <input type="checkbox"/> STANDARD	<input type="checkbox"/> A. NO ROAD <input type="checkbox"/> B. TOPGRHY <input type="checkbox"/> C. Ex Front <input type="checkbox"/> D. QUANTITY <input type="checkbox"/> E. SZ/SHAPE	<input type="checkbox"/> F. RESTRICT <input type="checkbox"/> G. WOOD LT <input type="checkbox"/> H. VACANCY <input type="checkbox"/> I. WATER FRONT <input type="checkbox"/> J. OTHER/CDU	2840 MUD PIKE, CELINA COMMENT TY2022:Net Gen=\$4,981.76, Other Assessment=\$13.64 DE09 REMSD DWLG,CHG BR GAR TO 1sBR/S New roof added 2 yrs ago to remv 3 valleys that were leaking. There is no 2nd fl. DE15 RMV GB VALUE PER ODT DE16 DESKTOP RVW CHG: cor pb size DE22 ADD AC; DESKTOP RVW DE22 RMV OWN OCC & HS DUE TO LTD

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
CR:Crop Land TOTAL	A 38.6910	11,050	2,370		436,340	98,710
0087	A 13.4790	12,450	3,560		167,810	47,990
0023	A 1.7010	11,550	2,660		19,650	4,520
0021	A 2.9250	11,550	2,660		33,780	7,780
0022	A 4.5670	11,250	2,540		51,380	11,600
0072	A 14.2850	10,350	1,750		147,850	25,000
0071	A 1.7340	9,150	1,050		15,870	1,820
HS:Home Site	A 1.0000	22,440	22,440		22,440	22,440
RD:Road	A .3090	0	0		0	0
Total Acres: 40.0000					TOTAL 458,780	121,150

VALUATION SUMMARY									
VALUE YEAR	2023	2023	2022	2022	2020	2020	2017	2017	
REASON FOR CHANGE	CAUV	RAPP	CAUV	MISC	CAUV	RAPP	CAUV	RAPP	
APPRAISED	LAND	121,150	458,780	62,910	348,690	62,910	348,690	88,190	334,140
VALUE	IMPR	317,600	317,600	225,800	225,800	223,000	223,000	228,800	228,800
	TOTAL	438,750	776,380	288,710	574,490	285,910	571,690	316,990	562,940
ASSESSED	LAND	42,400	160,570	22,020	122,040	22,020	122,040	30,870	116,950
VALUE	IMPR	111,160	111,160	79,030	79,030	78,050	78,050	80,080	80,080
	TOTAL	153,560	271,730	101,050	201,070	100,070	200,090	110,950	197,030
POTENTIAL RECOUP	2022=4931.00, 2021=4902.77, 2020=4170.27: Total=14004.04								

OCCUPANCY
 SF DU TR
 CONVERSION
BUILDING TYPE
 MOBILE HOME
 BI/TR LEVEL
 MOD/MAN

FLOOR	AREA	CONST	VALUE
1	2913	BRK	326,460

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

ROOFING	ROOF TYPE
<input type="checkbox"/> METAL	<input checked="" type="checkbox"/> GABLE
<input type="checkbox"/> SLT/TLE	<input type="checkbox"/> HIP
<input checked="" type="checkbox"/> SHINGLES	<input type="checkbox"/> GAMBREL
<input type="checkbox"/> SHAKES	<input type="checkbox"/> MANSARD
<input type="checkbox"/> COMPOSITE	<input type="checkbox"/> FLAT

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

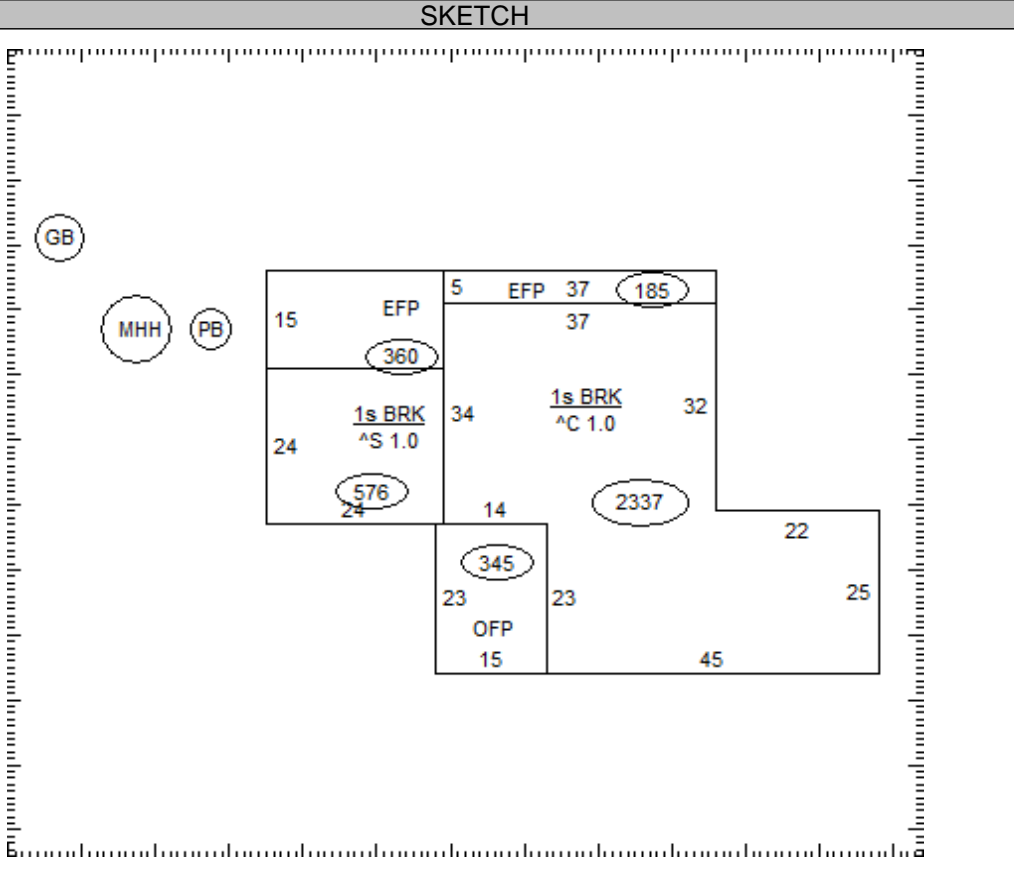
SUBTOTAL		326,460
MULTI-FAMILY #	0	0
BUILDING TYPE	100%	0
BSMT FINISH	0 S.F.	0
FIREPLACE #	0	0
HEATING	0 S.F.	0
AIR COND	2,913 S.F.	4,810
PLUMBING #	2	2,420
GARAGES & CARPORTS		0
EXTRA FEATURES		21,400
SUBTOTAL		355,090
GRADE FACTOR		105 %
UNADJUSTED VALUE		372,840
FACTOR		100 %

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

ACCOMMODATIONS	
# OF ROOMS	6
BEDROOMS	3
FIREPLACES	
HEAT & AC	B 1 2 3 U
NO HEAT	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
CTRL HEAT	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
HW/STEAM	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
ELECTRIC	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
HEAT PUMP	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
FLR/WALL	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
STVE/SPCE	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
GEO THERMAL	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
OUTSIDE	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
CTRL A/C	<input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
PLUMBING	BASE <input checked="" type="checkbox"/>
X FULL BATH	
X HALF BATH	1
X FIXTURES	

ACCOMMODATIONS
 # OF ROOMS 6
 BEDROOMS 3
 FIREPLACES
 HEAT & AC B 1 2 3 U

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	2,913	C+		1967		A	372,840	40	223,700		212,500
1 Grain Bin	20	20x27	540	C		1994		A		47			0
2 Pole Bldg	16'	80x200	16,000	C	9.72	2003		A	155,520	35	101,090		101,100
3 MH Hookup	SV*	0x0		C				A					4,000
4													
5													
6													
7													
8													
9													
10													
11													



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

OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
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3 MH Hookup	SV*	0x0		C				A					4,000
4													
5													
6													
7													
8													
9													
10													
11													

28-018000.0000	* Value Override Item	TOTAL	317,600
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COMMENTS
 MH USED AS OFC
 Dwelling has an Economic Factor of 95%