

31-044400.0000

DRESS JOSEPH A III & AMY L

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8711 ST RTE 119

MARIA STEIN, OH 45860

LEGAL INFORMATION

ST JOHNS LOTS; PT VAC ALLEY & ST

REPLAT PT LOT 4 & 29; ALL 5-8 & 25-28

RTS: 003-07-24 LOT:# 2, 3

| | OWNERSHIP | ADDRESS | CITY | STATE | ZIP | DATE | AMOUNT | DEED:CONV# | JS | VALID |
|---|----------------------------|------------------|--------------|-------|-------|------------|---------|---------------|--------------------------|-------------------------------------|
| 1 | DRESS JOSEPH A III & AMY L | 8711 ST RTE 119 | MARIA STEIN | OH | 45860 | 09/11/2020 | 142,000 | WDC : 653 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2 | GOFFENA KAREN S & RONALD | 606 ROYAL OAK DR | SAINT MARY'S | OH | 45885 | 08/31/2017 | 0 | 2:QCE : X : 0 | <input type="checkbox"/> | <input type="checkbox"/> |
| 3 | RINDLER KAREN S | 8711 ST RT 119 | MARIA STEIN | OH | 45860 | 04/02/2002 | 0 | : X : 0 | <input type="checkbox"/> | <input type="checkbox"/> |

X: TTO LISTER: DATE: 04/11/2023 TIME: 12:00:00 AM LETTER LETTER REC'D GIS CODE

STREET/ROAD TOPOGRAPHY PU-UTILITIES-PR NEIGHBORHOOD INFLUENCE FACTORS PROPERTY LOCATION

PAVED LEVEL WATER IMPROVING A. NO ROAD F. RESTRICT
 GRAVEL HIGH SEWER STATIC B. TOPGRHY G. WOOD LT
 DIRT LOW GAS DECLINING C. Ex Front H. VACANCY
 SIDEWALKS ROLLING ELECTRIC OLD D. QUANTITY I. WATER FRONT
 CURBS STANDARD STANDARD STANDARD E. SZ/SHAPE J. OTHER/CDU

8711 ST RT 119

COMMENT

TY2022:Net Gen=\$1,905.34, Other Assessment=\$481.48
 DE15 RMV SUM KTCHN, ADD WDDK, ADD 1/2 BATH PER DATA MAILER
 DE09 PER DATA MAILER CORRECTED OFF & PLMG
 DE19 REMOVE OWN OCC. Owner didn't ret app
 DE20 ADDED LOTS TOGETHER (LOT 2 HAD NOT BEEN TAXED// CLERICAL ERROR)
 DE23 RMV GRNRY & LT; DESKTOP RVW

LAND COMPUTATIONS

| LAND TYPE | SIZE | M | RATE | C | INF | M | VALUE | C |
|-----------|-----------|-------|-------|--------|-----|---|--------|---|
| F:Front | F250 D281 | ST270 | DP119 | ADJ321 | | | 80,300 | 0 |
| TOTAL | | | | | | | 80,300 | 0 |

VALUATION SUMMARY

| VALUE YEAR | 2023 | 2020 | 2017 | 2017 | | | | |
|-------------------|---------------|---------|--------|--------|--|--|--|--|
| REASON FOR CHANGE | RAPP | MISC | MISC | MISC | | | | |
| APPRAISED VALUE | LAND 80,300 | 51,500 | 19,700 | 18,600 | | | | |
| | IMPR 135,700 | 81,300 | 73,800 | 58,600 | | | | |
| | TOTAL 216,000 | 132,800 | 93,500 | 77,200 | | | | |
| ASSESSED VALUE | LAND 28,110 | 18,030 | 6,900 | 6,510 | | | | |
| | IMPR 47,500 | 28,460 | 25,830 | 20,510 | | | | |
| | TOTAL 75,610 | 46,490 | 32,730 | 27,020 | | | | |

| OCCUPANCY | | EXTERIOR | |
|--|-----------------------------|--|--|
| <input checked="" type="checkbox"/> SF | <input type="checkbox"/> DU | <input type="checkbox"/> TR | <input checked="" type="checkbox"/> WOOD |
| <input type="checkbox"/> CONVERSION | | | <input type="checkbox"/> STUCCO |
| BUILDING TYPE | | <input checked="" type="checkbox"/> ALM/VYNL | |
| <input type="checkbox"/> MOBILE HOME | | | <input type="checkbox"/> CONC BLK |
| <input type="checkbox"/> BI/TR LEVEL | | | <input type="checkbox"/> METAL |
| <input type="checkbox"/> MOD/MAN | | | <input type="checkbox"/> BRICK |
| <input type="checkbox"/> | | | <input type="checkbox"/> STONE |

| ROOFING | | ROOF TYPE | |
|---|--|-----------|---|
| <input checked="" type="checkbox"/> METAL | | | <input checked="" type="checkbox"/> GABLE |
| <input type="checkbox"/> SLT/TLE | | | <input type="checkbox"/> HIP |
| <input 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 | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| WOOD | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| TILE/COMPO | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| CARPET | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

| INT. FINISH | B | 1 | 2 | 3 | U |
|-------------|--------------------------|-------------------------------------|-------------------------------------|--------------------------|--------------------------|
| PLASTER/DW | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| PANELING | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| UNFINISHED | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

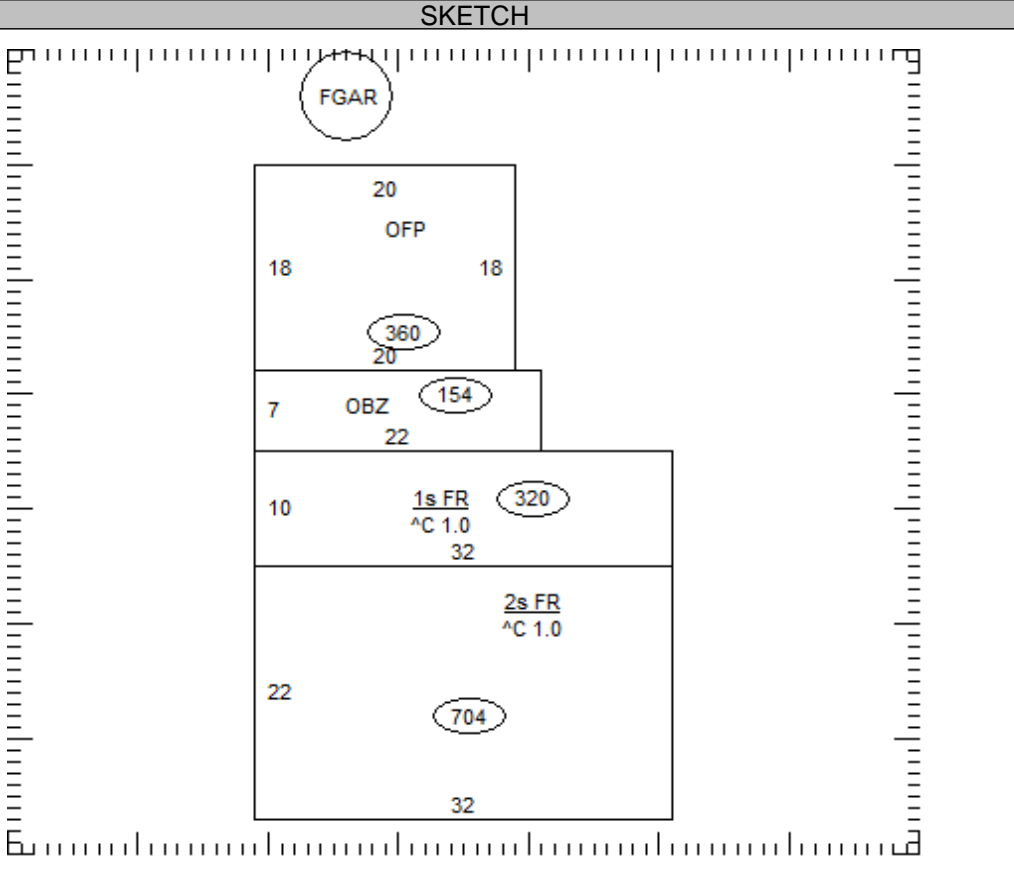
| ACCOMMODATIONS | | | | | |
|----------------|--|---|---|--|--|
| # OF ROOMS | | 7 | 3 | | |
| BEDROOMS | | 3 | 2 | | |
| FIREPLACES | | | | | |

| 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 checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| HW/STEAM | <input type="checkbox"/> | <input 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 checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

| | | | | | |
|-------------|--|--|--|--|--|
| PLUMBING | BASE <input checked="" type="checkbox"/> | | | | |
| X FULL BATH | | | | | |
| X HALF BATH | 1 | | | | |
| X FIXTURES | | | | | |

| FLOOR | AREA | CONST | VALUE |
|-------|------|-------|---------|
| 1 | 1024 | FR | 162,450 |
| 2ND | 704 | FR | 53,610 |
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|-------------------------|------------|---------|
| SUBTOTAL | | 216,060 |
| MULTI-FAMILY # | 0 | 0 |
| BUILDING TYPE | 100% | 0 |
| BSMT FINISH | 0 S.F. | 0 |
| FIREPLACE # | 0 | 0 |
| HEATING | 0 S.F. | 0 |
| AIR COND | 1,728 S.F. | 2,850 |
| PLUMBING # | 2 | 2,420 |
| GARAGES & CARPORTS | | 0 |
| EXTRA FEATURES | | 7,400 |
| SUBTOTAL | | 228,730 |
| GRADE FACTOR | | 85 % |
| UNADJUSTED VALUE | | 194,420 |
| FACTOR | | 100 % |



| OCCUPANCY | ST.HT | SIZE | AREA | GRADE | PRICE | AGE | REMD | CND | UNADJ VAL | PHYS | PHYS VAL | FUNC | TRUE VAL |
|---------------|-------|-------|-------|-------|-------|------|------|-----|-----------|------|----------|------|----------|
| DWELLING | 2 | SK | 1,728 | D+ | | 1848 | | A | 194,420 | 50 | 97,210 | | 131,200 |
| 1 Gar - Frame | | 24x24 | 576 | C | 23.70 | 1986 | | A | 13,650 | 67 | 4,500 | | 4,500 |
| 2 | | | | | | | | | | | | | |
| 3 | | | | | | | | | | | | | |
| 4 | | | | | | | | | | | | | |
| 5 | | | | | | | | | | | | | |
| 6 | | | | | | | | | | | | | |
| 7 | | | | | | | | | | | | | |
| 8 | | | | | | | | | | | | | |
| 9 | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | |
| 11 | | | | | | | | | | | | | |

31-044400.0000 TOTAL 135,700

COMMENTS

Dwelling has an Economic Factor of 135%