

MARION TWP / MARION SD

16-03-400-002

31-085700.0000

LEGAL INFORMATION

SE COR SE

RTS: 003-08-03
Acres:2.0000

BOHMAN DOUG & ANGELA

BOHMAN DOUG & ANGELA

654 ST RTE 716

MARIA STEIN, OH 45860

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BOHMAN DOUG & ANGELA	654 ST RTE 716	MARIA STEIN	OH	45860	05/20/2019	65,000	WDC : 327	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	BRACKMAN IVO J ETUX	565 ST RT 716	MARIA STEIN	OH	45860		0	: 0	<input type="checkbox"/>	<input type="checkbox"/>
3							0	0	<input type="checkbox"/>	<input type="checkbox"/>

X: TTO LISTER: JO DATE: 02/28/2005 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 565 ST RT 716, MARIA STEIN
 GRAVEL HIGH SEWER STATIC B. TOPGRHY G. WOOD LT COMMENT
 DIRT LOW GAS DECLINING C. Ex Front H. VACANCY TY2022:Net Gen=\$1,659.84, Other
 SIDEWALKS ROLLING ELECTRIC OLD D. QUANTITY I. WATER FRONT Assessment=\$2.00
 CURBS STANDARD STANDARD STANDARD E. SZ/SHAPE J. OTHER/CDU DE15 COR YR BLT, COR PLMG PER DATA MAILER

LAND COMPUTATIONS

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
HS:Home Site	AC:1	30900					30,900	0
SM:Small Acreage	AC:1	8500					8,500	0
						TOTAL	39,400	0

VALUATION SUMMARY

VALUE YEAR	2023	2022	2020	2017				
REASON FOR CHANGE	RAPP	NC	RAPP	MISC				
APPRAISED VALUE	LAND	39,400	25,200	25,200	23,500			
	IMPR	138,500	90,500	89,200	77,900			
	TOTAL	177,900	115,700	114,400	101,400			
ASSESSED VALUE	LAND	13,790	8,820	8,820	8,230			
	IMPR	48,480	31,680	31,220	27,270			
	TOTAL	62,270	40,500	40,040	35,500			

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

EXTERIOR
 WOOD
 STUCCO
 ALM/VYNL
 CONC BLK
 METAL
 BRICK
 STONE

ROOFING
 METAL
 SLT/TLE
 SHINGLES
 SHAKES
 COMPOSITE

ROOF TYPE
 GABLE
 HIP
 GAMBREL
 MANSARD
 FLAT

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

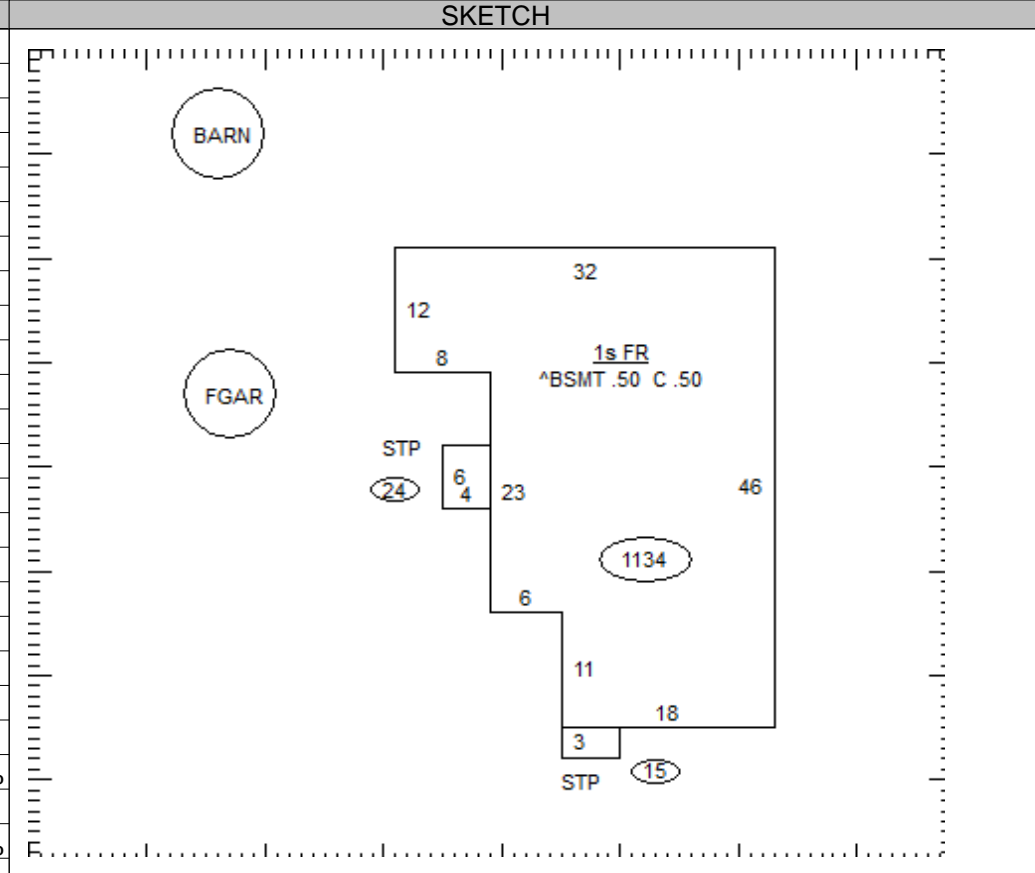
INT. FINISH B 1 2 3 U
 PLASTER/DW
 PANELING
 UNFINISHED

ACCOMMODATIONS
 # OF ROOMS 5
 BEDROOMS 2
 FIREPLACES

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

PLUMBING BASE
 X FULL BATH
 X HALF BATH
 X FIXTURES

FLOOR	AREA	CONST	VALUE
1	1134	FR	173,860
BSMT	567		8,110
SUBTOTAL			181,970
MULTI-FAMILY #	0		0
BUILDING TYPE	100%		0
BSMT FINISH	0 S.F.		0
FIREPLACE #	0		0
HEATING	0 S.F.		0
AIR COND	1,134 S.F.		1,870
PLUMBING #	0		0
GARAGES & CARPORTS			0
EXTRA FEATURES			400
SUBTOTAL			184,240
GRADE FACTOR			100 %
UNADJUSTED VALUE			184,240
FACTOR			100 %



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1	SK	1,134	C		1934		A	184,240	45	101,330		136,800
1 Barn	12	25x60	1,500	D	9.60	1920		A	14,400	95	720	DFLT50	400
2 Gar - Frame	7	22x24	528	C	23.70	1961		A	12,510	90	1,250		1,300
3													
4													
5													
6													
7													
8													
9													
10													
11													

31-085700.0000 TOTAL 138,500

COMMENTS
 Dwelling has an Economic Factor of 135%