



32-012100.0200

MARION TWP
 ST HENRY SD
 12-19-100-012

Created in 2023 From 32-012100.0000 due to Split

LEGAL INFORMATION

PT NW NW Acres:2.8320

RTS: 003-07-19
OLDING ROAD PROPERTY LLC
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 1046 S MIAMI ST
 WEST MILTON, OH 45383

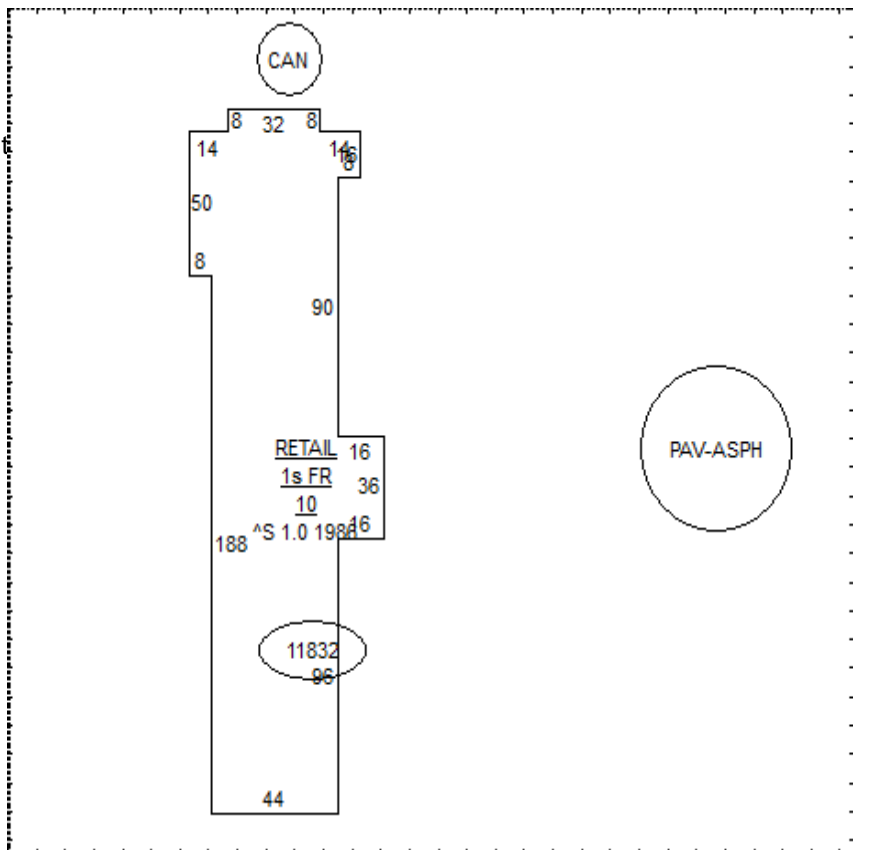
Neighborhood CRUR50-50	
Map:	
Block:	
Card:	
Bk:	Pg:

COMMENT
 DE23 SPLIT

Sales Data						Date
Date	Amount	Deed:Conv#	Use	Valid	Lister:	
04/24/2023	750,000	WDC : 211	429	<input checked="" type="checkbox"/>	Pricer:	
				<input type="checkbox"/>	Reviewer:	
				<input type="checkbox"/>	Final:	
				<input type="checkbox"/>	Call Back:	
				<input type="checkbox"/>	Visit:	

VALUATION SUMMARY			
VALUE YEAR	2023	2023	
REASON FOR CHANGE	RAPP	MISC	
ESTIMATED	24,360	22,090	
MARKET VALUE	314,730	332,720	
	<u>TOTAL</u>	339,090	354,810
ASSESSED	8,530	7,730	
VALUE	110,160	116,450	
	<u>TOTAL</u>	118,690	124,180

LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C
1:Primary	A:2.832		20,000				24,360	0
Totals:	Total Acres 2.8320						24,360	0



STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	ZONING
<input type="checkbox"/> PAVED	<input 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 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 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	

