



07-039800.0000

DUBLIN TWP / PARKWAY SD

02-20-251-004

1 OF 1		
PROP. CLASS		
5	0	0
NEIGHBORHOOD		
000705-RS50		
M	10	
B		
C	38	

BRANSTETER TREVER & DAVIS COURTNEY
BRANSTETER TREVER & DAVIS COURTNEY
865 OREGON RD
CELINA, OH 45822

LEGAL INFORMATION
KIMMEL SUBD

RTS: 002-04-20 LOT#: 5

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#	JS	VALID
1	BRANSTETER TREVER &	865 OREGON RD	CELINA	OH	45822	04/01/2013	26,300	WDC : 171	☐	☒
2	FOKINE TIMOTHY M & MEGAN	11164 ERASTUS DURBIN RD	ROCKFORD	OH	45882	10/14/2004	150,000	WDC : A-M : 0	☐	☐
3	FLEMING RONALD & NANCY	3843 WILSON RD	ROCKFORD	OH	45882		0	: 0	☐	☐
X:		LISTER:	DATE: 06/30/2015	TIME: 12:00:00 AM	☐ LETTER	☐ LETTER REC'D	GIS CODE			
STREET/ROAD	TOPOGRAPHY	PU-UTILITIES-PR	NEIGHBORHOOD	INFLUENCE FACTORS			PROPERTY LOCATION			
☒ PAVED ☐ GRAVEL ☐ DIRT ☐ SIDEWALKS ☐ CURBS	☒ LEVEL ☐ HIGH ☐ LOW ☐ ROLLING ☐ STANDARD	☐ WATER ☐ SEWER ☐ GAS ☐ ELECTRIC ☒ STANDARD	☐ IMPROVING ☒ STATIC ☐ DECLINING ☐ OLD ☐ STANDARD	☐ A. NO ROAD ☐ B. TOPGRHY ☐ C. Ex Front ☐ D. QUANTITY ☐ E. SZ/SHAPE	☐ F. RESTRICT ☐ G. WOOD LT ☒ H. VACANCY ☐ I. WATER FRONT ☐ J. OTHER/CDU		3817 WILSON RD, ROCKFORD			
							COMMENT			
							TY2014:Net Gen=\$140.10, Other Assessment=\$2.00 NC16 NEW HOUSE DE15 RMV EX FRTG ON LAND			
LAND COMPUTATIONS										
CODES: F: FRONT R: REAR HS: HOME SITE SM: SMALL ACRE WA: WASTE RD: ROAD EA: EASEMENT	LAND TYPE	SIZE	M	RATE	C	INF	M	VALUE	C	
	FR:F	F210 D170	ST130	DP106	ADJ138	H:0.25		21,800	0	
TOTAL								21,800	0	
VALUATION SUMMARY										
VALUE YEAR	2015	2014	2011	2008						
REASON FOR CHANGE	MISC	RAPP	RAPP	RAPP						
APPRaised	LAND	21,800	10,900	10,900	10,500					
VALUE	IMPR	0	0	0	0					
	TOTAL	21,800	10,900	10,900	10,500					
ASSESSED	LAND	7,630	3,820	3,820	3,680					
VALUE	IMPR	0	0	0	0					
	TOTAL	7,630	3,820	3,820	3,680					

OCCUPANCY		EXTERIOR		FLOOR	AREA	CONST	VALUE		SKETCH													
☐ SNGL FMLY	☐ WOOD																					
☐ DUPLEX	☐ STUCCO																					
☐ TRIPLEX	☐ ALM/VYNL																					
☐ CONVR	☐ CONC BLK																					
☐ MOBILE HM	☐ METAL																					
☐ BI/L TRI/L	☐ BRICK																					
☐ MOD/MAN	☐ STONE																					
ROOFING		ROOF TYPE																				
☐ METAL	☐ GABLE																					
☐ SLT/TLE	☐ HIP																					
☐ SHINGLES	☐ GAMBREL																					
☐ SHAKES	☐ MANSARD																					
☐ COMPOSITE	☐ FLAT																					
				SUBTOTAL		0																
FLOORS		B	1	2	3	U	MULTI-FAMILY #		0		0											
CONCRETE	☐	☐	☐	☐	☐	☐	BSMT FINISH		0 S.F.		0											
WOOD	☐	☐	☐	☐	☐	☐	FIREPLACE #		0		0											
TILE/COMPO	☐	☐	☐	☐	☐	☐	HEATING		0 S.F.		0											
CARPET	☐	☐	☐	☐	☐	☐	AIR COND		0 S.F.		0											
INT. FINISH		B	1	2	3	U	PLUMBING #		0		0											
PLASTER/DW	☐	☐	☐	☐	☐	☐	GARAGES & CARPORTS				0											
PANELING	☐	☐	☐	☐	☐	☐	EXTRA FEATURES				0											
UNFINISHED	☐	☐	☐	☐	☐	☐	SUBTOTAL				0											
ACCOMMODATIONS							GRADE FACTOR				%											
# OF ROOMS							UNADJUSTED VALUE				0											
BEDROOMS							FACTOR				%											
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		
NO HEAT	☐	☐	☐	☐	☐	☐	DWELLING		SK													
CTRL HEAT	☐	☐	☐	☐	☐	☐	1															
HW/STEAM	☐	☐	☐	☐	☐	☐	2															
ELECTRIC	☐	☐	☐	☐	☐	☐	3															
HEAT PUMP	☐	☐	☐	☐	☐	☐	4															
FLR/WALL	☐	☐	☐	☐	☐	☐	5															
STVE/SPCE	☐	☐	☐	☐	☐	☐	6															
GEOTHERMAL	☐	☐	☐	☐	☐	☐	7															
OUTSIDE	☐	☐	☐	☐	☐	☐	8															
CTRL A/C	☐	☐	☐	☐	☐	☐	9															
PLUMBING		BASE		☐			10															
X FULL BATH							11															
X HALF BATH																						
X FIXTURES																						
07-039800.0000																			TOTAL		0	
COMMENTS																						