

PARIS TOWNSHIP / MARYSVILLE EVSD

100-00-00-089.000

Property Class: 511

Neighborhood  
2859285

Map:  
Block:  
Card:

Bk: Pg:

28-0018011.0000

MOORE CHARLES E JR, MOORE LISA

LEGAL INFORMATION

QUALIFIED CREDITS: OOC

19480 COLEMAN BRAKE RD  
MILFORD CENTER, OH 43045

VMS 5006 STOCKSDALE SUBLOT 8  
202008040007848  
Acres:7.8600

	OWNERSHIP	ADDRESS	CITY	STATE	ZIP	DATE	AMOUNT	DEED:CONV#:	ACRES	JS	VALID
1	MOORE CHARLES E JR,	19480 COLEMAN BRAKE RD	MILFORD CENTER	OH	43045	08/05/2020	550,000	GWD : 938:7.8600		<input type="checkbox"/>	<input checked="" type="checkbox"/>
2	Shough Brian	19480 COLEMAN BRAKE RD	MILFORD CENTER	OH	43045	05/22/2018	0	EX : 9320:7.8600		<input type="checkbox"/>	<input type="checkbox"/>
3..	Shough Brian	461 BEECHER RD	GAHANNA	OH	43230	01/15/2016	0	EX : 927:7.8600		<input type="checkbox"/>	<input type="checkbox"/>

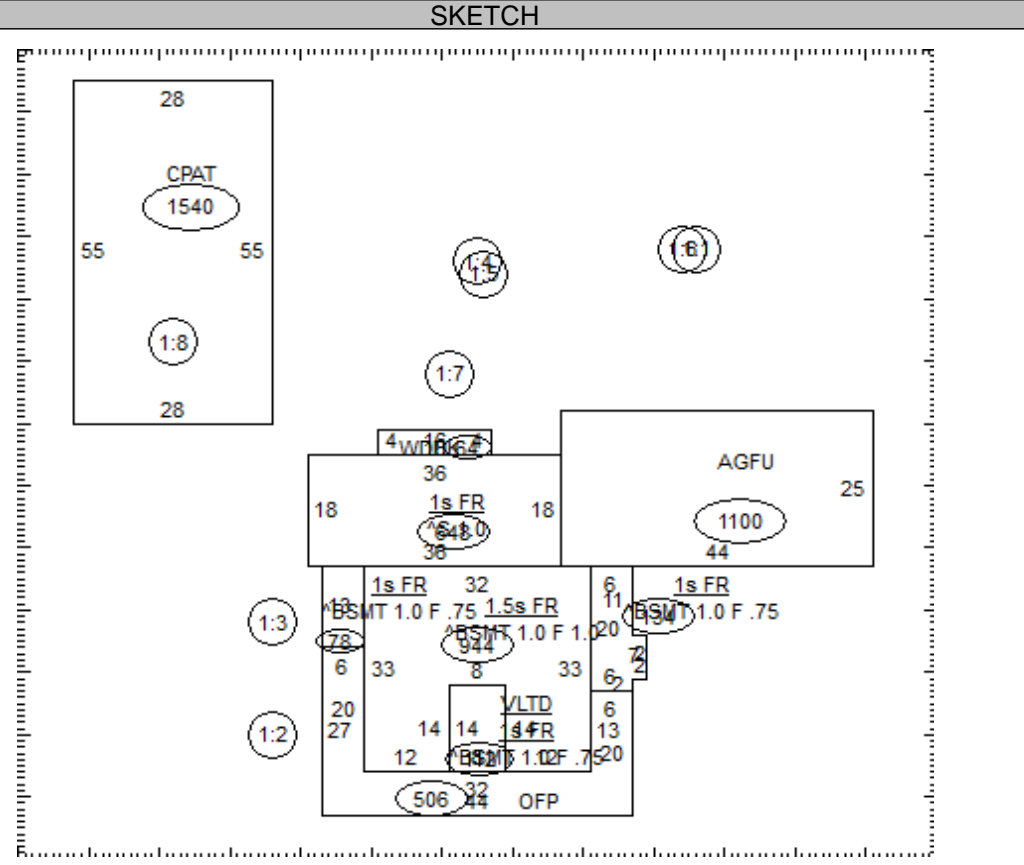
X:  TTO LISTER: EY DATE: 06/27/2024 TIME: 12:00:00 AM  LETTER  LETTER REC'D GIS CODE

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 checked="" type="checkbox"/> GAS <input type="checkbox"/> ELECTRIC <input 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	19480 COLEMAN BRAKE RD, MILFORD CENTER 43045
<b>COMMENT</b>						
MOORE, CHARLES E JR MOORE, LISA (Completed= 2) 11/04/11 received no change CORRECTED SK ADDED OP & VALUE TO PB & SHED 2019REVAL - ADDED OPEN PORCH, DECK & LEAN-TO, ADDED ALM/VYNL TO EXTERIOR INFO, ADDED GABLE ROOF, PER MAILER - CHGED BEDROOM COUNT, POND ON PARCEL. ADDED VALUE TO SHED 2020 SALES REVIEW ADDED CONCRETE FLOOR & ELECTRICAL TO PB, PB HAS FINISHED OFFICE SPACE, ADDED 1 EXTRA FIXTURE 2024 add ADDN, CPAT, WDDK, SHELTER 2, IGP. LG (Mod SM:)130						

LAND COMPUTATIONS						
LAND TYPE	SIZE	M	RATE	C	INF	M VALUE C
HS:Homesite	AC:1	45500				45,500 0
ROW:Right of Way/Road	AC:0.06	0				0 0
SM:Small Acres	AC:6.8	13010				88,470 0
					TOTAL	133,970 0

VALUATION SUMMARY					
VALUE YEAR (EFF RATE)	2024 (46.46)	2023 (45.68)	2022 (45.82)	2021 (53.39)	2020 (53.30)...
REASON FOR CHANGE	NC	MISC	RAPP	MISC	MISC
APPRaised	133,970	133,970	133,970	103,070	103,070
VALUE	432,950	344,170	344,170	286,740	286,740
	<u>TOTAL</u>	<u>478,140</u>	<u>478,140</u>	<u>389,810</u>	<u>389,810</u>
ASSESSED	46,890	46,890	46,890	36,070	36,070
VALUE	151,530	120,460	120,460	100,360	100,360
	<u>TOTAL</u>	<u>167,350</u>	<u>167,350</u>	<u>136,430</u>	<u>136,430</u>
NET GENERAL	8,345.54	6,889.12	6,909.84	6,563.44	6,552.38

<b>OCCUPANCY</b>		<b>EXTERIOR</b>		<b>FLOOR</b>	<b>AREA</b>	<b>CONST</b>	<b>VALUE</b>
<input checked="" type="checkbox"/> SF	<input type="checkbox"/> DU	<input type="checkbox"/> TR	<input type="checkbox"/> WOOD	1	1916	FR	292,380
<input type="checkbox"/> CONVERSION			<input type="checkbox"/> STUCCO	.5	472	FR	42,930
<b>BUILDING TYPE</b>		<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				
<b>ROOFING</b>		<b>ROOF TYPE</b>					
<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				
<b>FLOORS</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>	
CONCRETE	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
WOOD	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
TILE/COMPO	<input type="checkbox"/>	<input checked="" 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"/>	<input type="checkbox"/>	
<b>INT. FINISH</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>	
PLASTER/DW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
PANELING	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
UNFINISHED	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<b>ACCOMMODATIONS</b>							
# OF ROOMS	1	6	2				
BEDROOMS		1	2				
FIREPLACES		1					
<b>HEAT &amp; AC</b>		<b>B</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>U</b>	
NO HEAT	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>	
HW/STEAM	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>	
HEAT PUMP	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>	
STVE/SPCE	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>	
OUTSIDE	<input type="checkbox"/>	<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"/>	<input type="checkbox"/>	
<b>PLUMBING</b>		<b>BASE</b>		<input checked="" type="checkbox"/>			
X FULL BATH			1				
X HALF BATH		1					
X FIXTURES		1					
<b>BSMT</b>		1268				18,260	
<b>SUBTOTAL</b>						353,570	
<b>MULTI-FAMILY #</b>		0				0	
<b>BUILDING TYPE</b>		100%				0	
<b>BSMT FINISH</b>		1,186 S.F.				17,080	
<b>FIREPLACE #</b>		1				3,720	
<b>HEATING</b>		0 S.F.				0	
<b>AIR COND</b>		1,740 S.F.				3,760	
<b>PLUMBING #</b>		6				7,200	
<b>GARAGES &amp; CARPORTS</b>						18,220	
<b>EXTRA FEATURES</b>						12,710	
<b>SUBTOTAL</b>						416,260	
<b>GRADE FACTOR</b>						120 %	
<b>UNADJUSTED VALUE</b>						499,510	
<b>FACTOR</b>						100 %	



OCCUPANCY	ST.HT	SIZE	AREA	GRADE	PRICE	AGE	REMD	CND	UNADJ VAL	PHYS	PHYS VAL	FUNC	TRUE VAL
DWELLING	1.25	SK	2,388	B-		1999		A	499,510	25	374,630		378,380
1 PoleBld<2021		30x50	1,500	C	12.25	2000		A	18,380	31	12,680		12,680
2 Shed-Fr		12x16	192	C	12.00	2002		A	2,300	27	1,680		1,680
3 Open Porch		8x16	128	C	10.00	2002		A	1,280	27	930		930
4 Open Porch		0x0	124	E	5.00	1980		A	620	52	300		300
5 Wood Deck		0x0	284	E	7.80	1980		A	2,220	52	1,070		1,070
6 Lean-To		12x10	120	C	6.50	2010		A	780	16	660		660
7 SwimPl>2021		44x20	880	C	38.61	2023		A	33,980	2	33,300		33,300
8 Roof Shelter		14x18	252	C	16.00	2023		A	4,030	2	3,950		3,950
9													
10													
11													

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TOTAL 432,950

**COMMENTS**

WOOD F/P BOR 98-16 ADD NC DWELLING 00 ADD H/S  
 >>OB Features: 1.1 <Concrete Floor> <Electrical>  
 (506SF OFP=\$6,070),(112SF VLTD=\$2,020),(64SF WDDK=\$920),(1,540SF CPAT=\$3,700),(1,100SF AGFU=\$18,220)  
 Dwelling has an Economic Factor of 101% (Rollback Basis=\$423,880)