

TY2018

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DTE 100EX  
Rev. 1/14

# Statement of Reason for Exemption From Real Property Conveyance Fee

Ohio Revised Code section 319.202 and 319.54(G)(3)

## FOR COUNTY AUDITOR'S USE ONLY

Instr. <u>SV</u>	Tax. district no. <u>1120</u>	Tax list <u>2016</u>	Date <u>1/3/2018</u>	Co. no. <u>16</u>	Number <u>E3</u>
			Land <u>13350</u>	Bldg. <u>48780</u>	Total <u>0.00 62130</u>

DTE code number 111 Split/new plat \_\_\_\_\_ Remarks \_\_\_\_\_  
 Property located in millcreek RV \_\_\_\_\_ taxing district  
 Name on tax duplicate Shetler Michael D. Tax duplicate year 2016  
 Acct. or permanent parcel no. 023-29-06 Map book \_\_\_\_\_ Page \_\_\_\_\_  
 Description PT NW QTR Sec 20 5.828 Ac

## The Following Must Be Completed by Grantee or His/Her Representative

Type or print all information. See instructions on reverse.

1. Grantor's name Michael O. Shetler Phone \_\_\_\_\_
2. Grantee's name Michael O & Arie Shetler Phone \_\_\_\_\_  
 Grantee's address 30707 TR 213, Fresno, Ohio 43824
3. Address of property 30707 TR 213, Fresno, Ohio 43824
4. Tax billing address 30707 TR 213, Fresno, Ohio 43824
5. No conveyance fees shall be charged because the real property is transferred:
  - ☐ a) to or from the United States, this state or any instrumentality, agency or political subdivision of the United States or this state.
  - ☐ b) solely in order to provide or release security for a debt or obligation.
  - ☐ c) to confirm or correct a deed previously executed and recorded.
  - ☐ d) to evidence a gift, in any form, between husband and wife, or parent and child, or the spouse of either.
  - ☐ e) on sale for delinquent taxes or assessments.
  - ☐ f) pursuant to court order, to the extent that such transfer is not the result of a sale effected or completed pursuant to such order.
  - ☐ g) pursuant to a reorganization of corporations or unincorporated associations or pursuant to the dissolution of a corporation, to the extent that the corporation conveys the property to a stockholder as a distribution in kind of the corporation's assets in exchange for the stockholder's shares in the dissolved corporation.
  - ☐ h) by a subsidiary corporation to its parent corporation for no consideration, nominal consideration or in sole consideration of the cancellation or surrender of the subsidiary's stock.
  - ☐ i) by lease, whether or not it extends to mineral or mineral rights, unless the lease is for a term of years renewable forever.
  - ☐ j) when the value of the real property or interest in real property conveyed does not exceed \$100.
  - ☐ k) of an occupied residential property being transferred to the builder of a new residence when the former residence is traded as part of the consideration for the new residence.
  - ☐ l) to a grantee other than a dealer in real property, solely for the purpose of and as a step in, its prompt sale to others.
  - ☐ m) to or from a person when no money or other valuable and tangible consideration readily convertible into money is paid or to be paid for the real estate and the transaction is not a gift.
  - ☒ n) to an heir or devisee, between spouses or to a surviving spouse, from a person to himself and others, to a surviving tenant, or on the death of a registered owner.
  - ☐ o) to a trustee acting on behalf of minor children of the deceased.
  - ☐ p) of an easement or right-of-way when the value of the interest conveyed does not exceed \$1,000.
  - ☐ q) of property sold to a surviving spouse pursuant to Ohio Revised Code section (R.C.) 2106.16.
  - ☐ r) to or from an organization exempt from federal income under Internal Revenue Code section 501(c)(3), provided such transfer is without consideration and is in furtherance of the charitable or public purpose of such organization.
  - ☐ s) among the heirs at law or devisees, including a surviving spouse of a common decedent, when no consideration in money is paid or to be paid for the real property.
  - ☐ t) to a trustee of a trust, when the grantor of the trust has reserved an unlimited power to revoke the trust.
  - ☐ u) to the grantor of a trust by a trustee of the trust, when the transfer is made to the grantor pursuant to the exercise of the grantor's power to revoke the trust or to withdraw trust assets.
  - ☐ v) to the beneficiaries of a trust if the fee was paid on the transfer from the grantor of the trust to the trustee or pursuant to trust provisions that became irrevocable at the death of the grantor.
  - ☐ w) to a corporation for incorporation into a sports facility constructed pursuant to R.C. section 307.696[307.69.6].
  - ☐ x) between persons pursuant to R.C. section 5302.18.
  - ☐ y) from a county land reutilization corporation organized under R.C. section 1724 to a third party.
6. Has the grantor indicated that this property is entitled to receive the senior citizen, disabled person or surviving spouse homestead exemption for the preceding or current year? ☐ Yes ☒ No If yes, complete form DTE 101.
7. Has the grantor indicated that this property is qualified for current agricultural use valuation for the preceding or current tax year? ☐ Yes ☒ No If yes, complete form DTE 102.
8. Application for owner-occupancy (2.5% on qualified levies) reduction. (Notice: Failure to complete this application prohibits the owner from receiving this reduction until another proper and timely application is filed.) Will this property be grantee's principal residence by Jan. 1 of next year? ☒ Yes ☐ No If yes, is the property a multi-unit dwelling? ☐ Yes ☐ No

I declare under penalties of perjury that this statement has been examined by me and to the best of my knowledge and belief it is a true, correct and complete statement.

Signature of grantee or representative

Date

12-29-17

Affidavit of Facts must be included with letters b), q), m) and r)

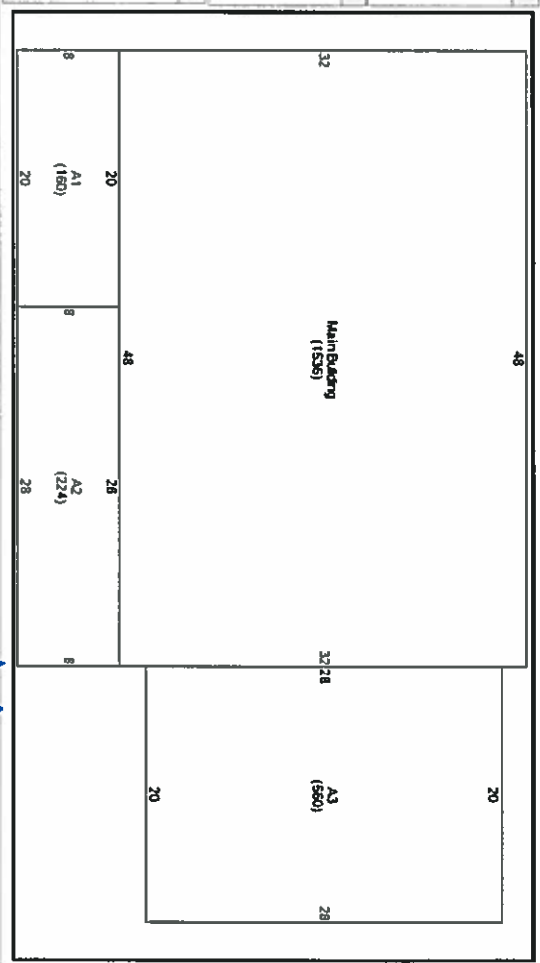
**Ownership**  
Owner: SHELLER MICHAEL D  
33434 TOWNSHIP RD 231  
BALTO OH 43804

**General Information**  
30707 TR 213  
LUSE 111  
Liv Unit: 1  
Class: A  
Zoning: 00304  
Field Review Flag:  
Tax Dist: MLL CREEK TWP-RV LS

**Notes**  
SPT TO 023-29-14 HERSHBERGER  
SPT TO 023-29-15 YODER

**Legal Desc**  
PT NW QTR SEC 20

Land Description	L#	Type	Cd	FAct	Size	Base	Incre	Decre	Init 1	2	Adj	AdjRate	Value
26 A 9					0.350	0	0	0				0	
27 A 1					1.000	18000	18000	18000				18000	18,000
30 A 8					4.478	4500	4500	4500				4500	20,150



Date	Building Permit	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
04/21/16		2	220,000			04/21/16				0		0
04/14/16						04/14/16						
10/18/04		1	46,300			04-644E	0					

Enter Date: 06/16/08 Enter Rslt: Left Door Hanger Spoke With: Other Appr: CC

Improvement Description:

Story Ht: 1 Plumb Upgr: Heating: basic Prefab Fireplace: Funct % Gd:  
Attc: unfin Drg Remod: Plys Cond: good conditio Add Sty Stack(PF): Funct Desc:  
Cnstr: vinyl/metal Tot Rooms: 5 Int Ext Cnd: Same Bsmt Gar # Cars: Econ % Gd:  
Style: cape cod Bedrooms: 2 Storm Flood: Misc Desc 1: Econ Desc:  
Yr Bld: 2007 Fam Rooms: 1 Unfin Area: Misc Desc 2: Over Door Tbl:  
Est Year: 1 Half Baths: 1 Rec Room: Pct Cmpl: C&D Descrip:  
Yr Remod: 0 Fin Bsmt Area: Grade: Condo Level:  
Rem Kit: 2 Extra Rm: WBFP Stacks: Condo Type:  
Rem Bath: no Foundation: Openings: Market Adj: Condo View:  
Bec Upgr: full Add Sty Stack(WB):

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						1,536	96,280
D B 1	50	10			1st Fr Frame Addn/Unl Basement	160	7,540
D C 2	21	11			Orp Open Masonry Porch/Olp Open Frame Porch	224	8,980
N D 3	13				F Gar Frame Garage	560	9,110

Dwelling Computations			
Base Price	91,660	C&D Factor	125,680
Basement	0	Total RCN	73,62
Heating	0	RCN PSF	VERY GOOD
Plumbing	7,600	%Good	97
Attic	0	RCNLD	121,880
Other Feat	99,260	RCNLD PSF	71,86
Subtotal	26,420	OBY & Misc Imp	17,490
Additions	1,00	Pct Cmpl/Adjfact	100 / 1
Grade Fact	1,696	Tot Card Value	139,370

Card L#	Code	Yr Bld	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
1 1	AB1 Bank Barn	2008	24 x 32	768 D		1		A	90	14,090
1 2	AL1 1s Lean To	2008	12 x 32	384 C		1		A	80	1,700
1 3	AL1 1s Lean To	2008	12 x 32	384 C		1		A	80	1,700

Value Summary			
Land	38,150	Prior	38,150
Bldg	139,370	Cost	139,370
Total	177,520	Market	177,520
Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.00

SV 1/3/2018  
Michael O. Shetter +  
Arie Shetter  
JLRS

13350  
48780  
62130