

TY2018

1.50

Statement of Reason for Exemption From Real Property Conveyance Fee

DTE 100EX
Rev. 1/14

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

FOR COUNTY AUDITOR'S USE ONLY

Instr. <u>6W</u>	Tax. district no. <u>1220</u> <u>1050</u>	Tax list <u>2017</u>	Date <u>3-2-18</u>	Co. no. <u>16</u>	Number <u>E104</u>
			Land	Bldg.	Total 0.00

DTE code number III/110 Split/new plat _____ Remarks _____
 Property located in White Eyes - RDG / Crawford RDG taxing district _____
 Name on tax duplicate Moore Randy M & F Tax duplicate year 2017
 Acct. or permanent parcel no. 042-00000442-00/042-00000954-00 Map book _____ Page _____
 Description PT NW / PT 28 / PT SW TR 2 009-00000256-03

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

Type or print all information. See instructions on reverse.

- Grantor's name Randy M. Moore and Janet L. Moore Phone _____
- Grantee's name RJM Farm, LLC Phone _____
 Grantee's address 28615 CR 10, Fresno, OH 43824
- Address of property 28615 CR 10, Fresno, OH 43824 and State Rt. 93
- Tax billing address 28615 CR 10, Fresno, OH 43824
- No conveyance fees shall be charged because the real property is transferred:
 - to or from the United States, this state or any instrumentality, agency or political subdivision of the United States or this state.
 - solely in order to provide or release security for a debt or obligation.
 - to confirm or correct a deed previously executed and recorded.
 - to evidence a gift, in any form, between husband and wife, or parent and child, or the spouse of either.
 - on sale for delinquent taxes or assessments
 - pursuant to court order, to the extent that such transfer is not the result of a sale effected or completed pursuant to such order.
 - 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.
 - 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.
 - by lease, whether or not it extends to mineral or mineral rights, unless the lease is for a term of years renewable forever.
 - when the value of the real property or interest in real property conveyed does not exceed \$100.
 - 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.
 - 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.
 - 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.
 - to a trustee acting on behalf of minor children of the deceased.
 - of an easement or right-of-way when the value of the interest conveyed does not exceed \$1,000.
 - of property sold to a surviving spouse pursuant to Ohio Revised Code section (R.C.) 2106.16.
 - 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.
 - 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.
 - to a trustee of a trust, when the grantor of the trust has reserved an unlimited power to revoke the trust.
 - 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.
 - 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.
 - to a corporation for incorporation into a sports facility constructed pursuant to R.C. section 307.696[307.69.6]
 - between persons pursuant to R.C. section 5302.18.
 - from a county land reutilization corporation organized under R.C. section 1724 to a third party.
- 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.
- 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.
- 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

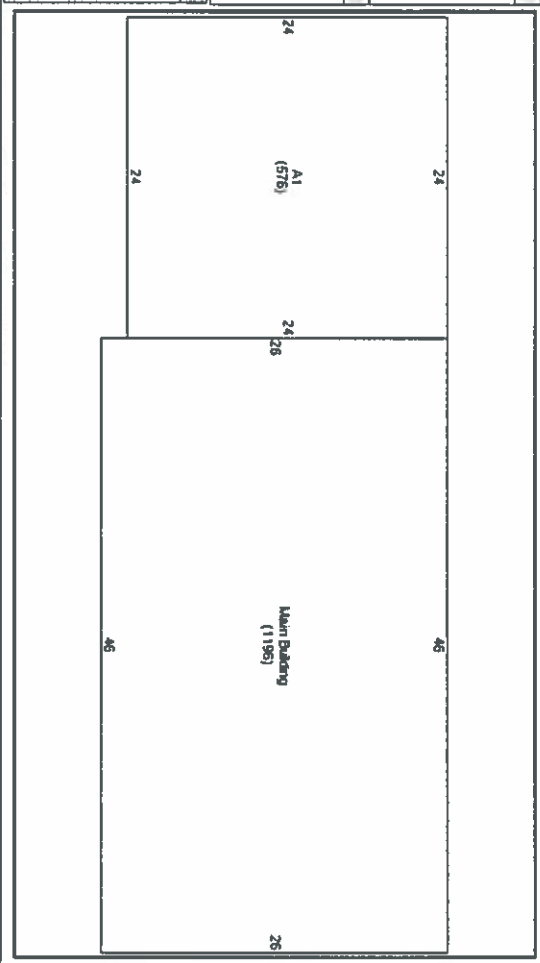
3/2/18

Ownership
Owner: MOORE RANDY M &
JANET L MOORE
28615 COUNTY RD 10
FRESNO OH 43824

General Information
28615 CR 10
LUSE: 111
Liv Unit: 1
Class: A
Nbhd: 00210
Zoning:
Field Review Flag:
Tax Dist: WHITE EYES TWP-ROGWD

Notes
00 SHOP BLDG FOR 06
PT NW
99 DOCU 7735
Legal Desc

Land Description		Size	Base	Incr	Decr	Inft 2	Adj	AdjRate	Value
L#	Typ Cd	Fact							
1	A 1		1,000	16000	16000	16000		16000	16,000
2	A 2		55,450	4500	4500	4500		4500	249,530
3	A 3		19,000	4500	4500	4500		4500	85,500
4	A 4		4,652	4500	4500	4500		4500	20,930
Tot Parcel Size:		80,652	Deed: 80,652						



Building Permit					Sales History			Miscellaneous		
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:
					11/10/99	2			4	Gross Impr:
										0
										0

EW 3/2/18

Enter Date: 07/28/08 Entr Rst: Left Door Hanger Spoke With: Other Appr: CC

Improvement Description:

Story Ht: 1 Plumb Updr: Heating: basic Prefab Fireplace: Funct % Gd: 0
Attic: none Dore Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: Econ % Gd: 0
Chstr: frame Tot Rooms: 7 Int Ext Cnd: same Bsmt Gar # Cars: 0
Style: ranch Storm Rooms: 3 Unfin Area: Misc Desc 1: Econ Desc: Over Dear Tbl: 0
Yr Blt: 1978 Fam Rooms: 0 Rec Room: Pct Cmpbt: C&D Descr: Condo Layer: Condo View:
Yr Remod: 1 Full Baths: 1 Fin Bsmt Area: WBRP Stacks: 1 Market Adj: Condo View:
Rem Ktr: 2 Extra Fk: 1 CDU: FR
Rem Bath: no Foundation: Add Sty Stack(WB):
Elec Upgr: Bsmt: full

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						1,196	30,590
D B 1	13				F Gar Frame Garage	576	3,680
N							
S							
Card L# Code							
Yr Blt	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd
1 1	AB2 Flat Barn	1971	30 x 40	1,200 D	1	45	15
1 2	AB1 Bank Barn	1930	36 x 60	2,160 D	1	45	20
1 3	AB2 Flat Barn	1972	30 x 40	1,200 D	1	45	15
1 4	AL1 1s Lean To	1972	12 x 30	360 C	1		10
1 5	AB1 Bank Barn	2006	30 x 48	1,440 D	1		75

Dwelling Computations				Value Summary			
Base Price	64,980	C&D Factor		Prior	Cost	Market	Current Apr
Basement	0	Total RCN	76,160	371,960	371,960	0	371,960
Heating	0	RCN PSF	59.93	69,040	60,800	0	60,800
Plumbing	0	CDU	FAIR	441,000	432,760	0	432,760
Attic	0	% Good	45				
Other Feat	3,000	RCNLD PSF	34,280				
Subtotal	67,980	RCNLD	28.67				
Additions	8,180	OBY & Misc Imp	26,510				
Grade Fact	0.85	Pct Cmpbt/Adjfact	100 / 1				
SFLA	1,196	Tot Card Value	60,800				
Rev Code: 1 - Cost Approach				Land/Bldg Fact 1.00 / 1.00			

151 470

PARCEL ID 042-00000442-00

JUR. 000

TAX YEAR: 2018

DT MAP RTG: 0102 00 017 00

PIN#:

COSHOCTON - Property Card

Printed: 03/02/18 Card: 1 of 1

Appr#:

Input Date: __/__/__ ID: __

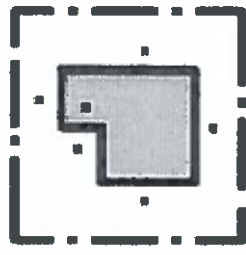
Land Continued...

L#	Typ	Cd	Fact	Size	Base	Incre	Decre	Int'l 2	Adj	AdlRate	Value
5	A	9		0.550	0	0	0			0	

Ownership General Information

Owner: MOORE RANDY M & JANET L MOORE JLRS
28615 COUNTRY RD 10
FRESNO OH 43824
SR 93 LUSE: 110 AG LAND USE: Y
Liv Unit: 0 Class: A
Zoning: Nbhd: 00210
Field Review Flag:
Tax Dist: WHITE EYES TWP-RDGMWD

Notes PT 28 Legal Desc



Sorry, no sketch available for this record

Land Description		Size	Base	Incr	Decr	Int'l 2	Adj	AdjRate	Value
L#	Typ Cd	Fact							
1	A	4	0.804	4500	4500	4500		4500	3,620

Tot Parcel Size: 0.804 Deed: .804

Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					12/01/99	2			4		0
					01/15/92	1			8		

Same

Enter: Date: 06/10/08 Entr Rslt: Vacant Land Spoke With: Other Appr: CC

Improvement Description:

Story Ht: Plumb Upgr: Heating: Prefab Fireplace: Funct % Cd: 100
Attic: Dare Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: C&D Descrip: Condo Level: Condo Type: Condo View:
Cnstr: Tot Rooms: Int Ext Cnd: Bemt Gar # Cars: Econ % Gd: Over Dear Tbl: C&D Descrip: Condo Level: Condo Type: Condo View:
Style: Bedrooms: Storm Flood: Misc Desc 1: Misc Desc 2: Pct Cmbt: Grade: Condo Type: Condo View:
Eff Year: Full Baths: Rec Room: Fin,Bemt Area: W/BFP Stacks: CDU: Market Adj:
Yr Remod: Half Baths: Rec Room: Fin,Bemt Area: W/BFP Stacks: CDU: Market Adj:
Rem Klt: Extra Fix: Rec Room: Fin,Bemt Area: W/BFP Stacks: CDU: Market Adj:
Rem Bath: Foundation: Rec Room: Fin,Bemt Area: W/BFP Stacks: CDU: Market Adj:
Elec Upgr: Bemt: Add Sty Stack(WB):

L#	Low	1st	2nd	3rd	Description	Area	RCNLD	Dwelling Computations					
A	D	D	D	N	S			Base Price	C&D Factor				
								Basement	Total RCN				
								Heating	RCN PSF				
								Plumbing	CDU				AVERAGE
								Attic	% Good				
								Other Feat	RCNLD				
								Subtotal	RCN D NSF				0

Value Summary										Dwelling Computations									
Base Price										C&D Factor									
Land										Total RCN									
Bldg										RCN PSF									
Total										CDU									
Rev Code: 1 - Cost Approach										Land/Bldg Fact									
										1.00 / 1.00									

1270

Ownership	General Information
Owner: MOORE RANDY M 28615 COUNTY RD 10 FRESNO OH 43824	SR 93 LUSE: 110 Liv Unit: 0 Zoning: Field Review Flag: Tax Dist: CRAWFORD TWP-RDG LSD
Notes	AG LAND USE Y Class: A Nbhd: 00305 Legal Desc PT SW TRACT #2 99 DDCU #8165

Land Description		<u>Size</u>	<u>Base</u>	<u>Incre</u>	<u>Decre</u>	<u>Int'l 2</u>	<u>Adj</u>	<u>AdjRate</u>	<u>Value</u>
<u>L#</u>	<u>Typ Cd</u>	<u>Fact</u>							
1	A 3		20,357	4500	4500	4500		4500	91,610

Sorry, no sketch available
for this record

Tot Parcel Size: 20.357						Deed: 20.357					
<u>Building Permit</u>				<u>Sales History</u>				<u>Miscellaneous</u>			
<u>Date</u>	<u>Number</u>	<u>Amount</u>	<u>Purpose</u>	<u>O/C</u>	<u>Sale Date</u>	<u>Type</u>	<u>Price</u>	<u>LT #</u>	<u>Valid</u>	<u>Misc Impr:</u>	<u>Gross Impr:</u>
					12/01/99	2		99-8164	4	0	0
					01/15/92	1			8		

Same

Enter Date: 06/10/08		Enter Rslt: Vacant Land		Spoke With: Other		Appr: CC																	
Improvement Description:																							
Story Ht:		Plumb Updr:		Heating:		Prefab Fireplace:																	
Attic:		Dare Remod:		Phys Cond:		Add Sty Stack(PF):																	
Cnstr:		Tot Rooms:		Int Ext Cnd:		Bsmt Gar # Cars:																	
Style:		Bedrooms:		Storm Flood:		Misc Desc 1:																	
Yr Blt:		Fam Rooms:		Unfin Area:		Misc Desc 2:																	
Eff Year:		Full Baths:		Rac Room:		Pct Cmpl: 100																	
Yr Remod:		Half Baths:		Fin Bsmt Area:		C&D Descrip:																	
Rem Kit:		Extra Fix:		WBFP Stacks:		Condo Level:																	
Rem Bath:		Foundation:		CDU:		Condo Type:																	
Elec Upgr:		Bsmt:		Openings:		Market Adl:																	
				Add Sty Stack(WB):		Condo View:																	
L#		Low		1st		2nd		3rd		Description		Area		RCNLD									
A	D	D	D	N	S																		
O	B	&	Y										Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
Value Summary																							
Land																							
Bldg																							
Total																							
Rev Code: 1 - Cost Approach																							
Land/Bldg Fact																							
1.00 / 1.04																							