

STATEMENT OF REASON FOR EXEMPTION FROM REAL PROPERTY CONVEYANCE FEE

Revised Code Sections 319.202 and 319.54(F)(3)

\$1.00

FOR COUNTY AUDITOR'S USE ONLY

Instr. <u>DC</u>	Tax Dist. No. <u>1150</u>	Tax List <u>2017</u>	Date <u>3/7/2018</u>	Co. No. <u>14</u>	Number <u>E109</u>
D.T.E. CODE NO.			Land	Bldg.	Tot.

Property Located in Oxford Taxing District Oxford

Name on tax Duplicate McCune Bonnie J. Tax Duplicate year 2017

Acct. or Permanent Parcel No. 029-104-00 / 030-321-00 Map Book _____ Page _____

Description: PT S Side E River 2.773 AC PT SE 1.937 AC Quit Claim Deed

FOLLOWING MUST BE COMPLETED BY GRANTEE OR HIS REPRESENTATIVE

1. Grantor's Name: Bonnie J. McCune Phone Number: (740) 995-0223
2. Grantee's Name: Bonnie J. McCune as Trustee of the Bonnie J. McCune Living Trust Phone Number: (740) 995-0223
Grantee's Address: 21277 CR 106, Newcomerstown, Ohio 43832
3. Address of Property: Oxford Township, Coshocton County, Ohio
4. Tax Billing Address: Same as #2
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 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 one hundred dollars;
 - ☐ (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 one thousand dollars;
 - ☐ (q) Of property sold to a surviving spouse pursuant to section 2106.16 of the Revised Code;
 - ☐ (r) To or from an organization exempt from federal income taxation under section 501(C)(3) of the Internal Revenue Code, provide 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 section 307.696[307.69.6] of the Revised Code.
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 tax year? ☐ YES ☒ NO. If yes, complete DTE Form 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 DTE Form 102.
8. Application For 2 1/2% 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 January 1 of next year? ☒ YES ☐ NO If yes, is the property a multi-unit dwelling? ☐ YES ☒ NO.

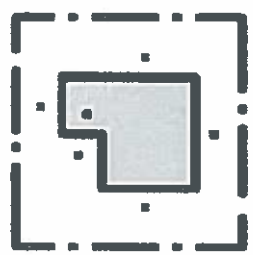
I declare under penalties of perjury that this Statement has been examined by me and to the best of my knowledge and belief is true, correct and complete.

SIGNATURE OF GRANTEE OR REPRESENTATIVE

DATE

2/28/2018

Ownership		General Information	
Owner:	MCCUNE BONNIE J 21277 CR 106 NEWCOMERTOWN OH 43832	CR 106 LUSE: 599 Liv Unit: 0 Zoning: 0 Field Review Flag: Tax Dist: OXFORD TWP-RDGDWD LSD	AGLAND USE: N Class: R Nbhd: 00817
Notes	PT S SIDE E RIVER Legal Desc		



Sorry, no sketch available
for this record

Land Description		Size	Base	Incre	Decre	Int'l 2	Adj	AdjRate	Value
L#	Type Cd	Fact							
1	A	1	1.000	13000	13000	1	.50	6500	6,500
2	A	8	1.703	3250	3250			3250	5,530
3	A	9	0.070	0	0	0		0	

Tot Parcel Size: 2.773 Deed: 2.773

Building Permit				Sales History			Miscellaneous				
Date	Number	Amount	Purpose	QC	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
										0	0

QC 3/7/2018
Bonnie J. McEune
Living Trust 1/18/2018

Enter: Date: 08/15/08 Entr Rst: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:		Area		RCNLD	
L#	Low 1st 2nd 3rd Description				
A					
D					
D					
N					
S					

Story Ht:		Heating:		Funct % Gd:	
Attic:	Dare Remod:	Phys Condt:	Add Sty Stack(PF):	Funct Desc:	
Constr:	Tot Rooms:	Int Ext Cnd:	Basmt Gar # Cars:	Econ % Gd:	
Style:	Bedrooms:	Storm Flood:	Misc Desc 1:	Econ Desc:	
Yr Blt:	Fam Rooms:	Unfin Area:	Misc Desc 2:	Over Depr Tbl:	
Eff Year:	Full Baths:	Rac Room:	Pct Cnblt:	C&D Descrip:	
Yr Remod:	Half Baths:	Fin,Basmt Area:	Grade:	Condo Level:	
Rem Klt:	Extra Fix:	WBFP Stacks:	CDU:	Condo Type:	
Rem Bath:	Foundation:	Openings:	Market Adj:	Condo View:	
Elec Upgr:	Basmt:	Add Sty Stack(WB):			

Base Price		Dwelling Computations	
Basement		C&D Factor	
Heating		Total RCN	
Plumbing		RCN PSF	
Attic		CDU	FAIR
Other Feat		% Good	
Subtotal	0	RCNLD PSF	0
Additions		OBY & Misc Imp	490
Grade Facit		Pct Cnblt/Adjfact	100 / 1
SFLA		Tot Card Value	490

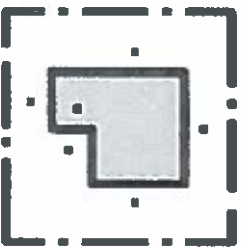
4240
170
4380

Ownership General Information

Owner: MCCUNE BONNIE J
21277 CR 106
NEWCOMERTOWN OH 43832

CR 106
LUSE: 501
Ltv Unit: 0
AGLAND USE: N
Class: R
Zoning: Nbd: 00817
Field Review Flag:
Tax Dist: OXFORD TWP-NCT EVSD

Notes PT SE Legal Desc



Sorry, no sketch available
for this record

Land Description					
L#	Typ	Cd	FAct	Size	Base
1	A	8		1.937	3250
				Incre	Decre
				Intfr 2	Adl
				AdjRate	Value
				3250	6,300

Tot Parcel Size: 1.937 Deed: 1.937

Building Permit			Sales History			Miscellaneous	
Date	Number	Amount	Purpose	QC	Sale Date	Type	Price
				LT #	Valid	Misc Impr:	Gross Impr:
						0	0

same

Enter: Date: 08/15/08 Entr Rslt: Vacant Land Spoke With: Other Appr: GH

Improvement Description:

Story Ht: Plumb Updr: Heating: Prefab Fireplace: Funct % Gd:
Attic: Dare Reimod: Phys Cond: Add Sty Stack(PF): Funct Desc:
Cnstr: Tot Rooms: Int Ext Cnd: Bsmt Gar # Cars: Econ % Gd:
Style: Bedrooms: Storm Flood: Misc Desc 1: Econ Desc:
Yr Blt: Fam Rooms: Unfin Area: Misc Desc 2: Over Depr Tbl:
Eff Year: Full Baths: Rec Room: Pet Cmpit: C&D Descrip:
Yr Reimod: Half Baths: Fin,Bsmt Area: Grade: Condo Level:
Reim Klt: Extra Fix: W/BFP Stacks: CDU: Condo Type:
Reim Bath: Foundation: Openings: Market Adl: Condo View:
Elec Upgr: Bsmt: Add Sty Stack(WB):

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
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Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
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O	B	&	Y	Value Summary	Prior	Cost	Market	Current Apr
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Base Price				C&D Factor			
Basement				Total RCN			
Heating				RCN PSF			
Plumbing				CDU			
Attic				FAIR			
Other Feat				RCNLD			
Subtotal				RCNLD PSF			
Additions				OBY & Misc Imp			
Grade Fact				Pct Cmpit/Adjfact			
SFLA				Tot Card Value			

Dwelling Computations				RCNLD PSF			
				% Good			
				RCNLD			
				0			
				100 / 1			

Value Summary				Land/Bldg Fact			
				1.00 / 1.00			

Rev Code: 1 - Cost Approach				Land/Bldg Fact			
				1.00 / 1.00			

Land				6,300			
Bldg				0			
Total				6,300			

Rev Code: 1 - Cost Approach				Land/Bldg Fact			
				1.00 / 1.00			

Land				6,300			
Bldg				0			
Total				6,300			

Rev Code: 1 - Cost Approach				Land/Bldg Fact			
				1.00 / 1.00			

Land				6,300			
Bldg				0			
Total				6,300			

Rev Code: 1 - Cost Approach				Land/Bldg Fact			
				1.00 / 1.00			

2210