

142018
REAL PROPERTY CONVEYANCE FEE STATEMENT OF VALUE AND RECEIPT

If exempt by O.R.C. 319.54 (F)(3), Use DTE Form 100 (EX)

FOR COUNTY AUDITOR'S USE ONLY

1.00

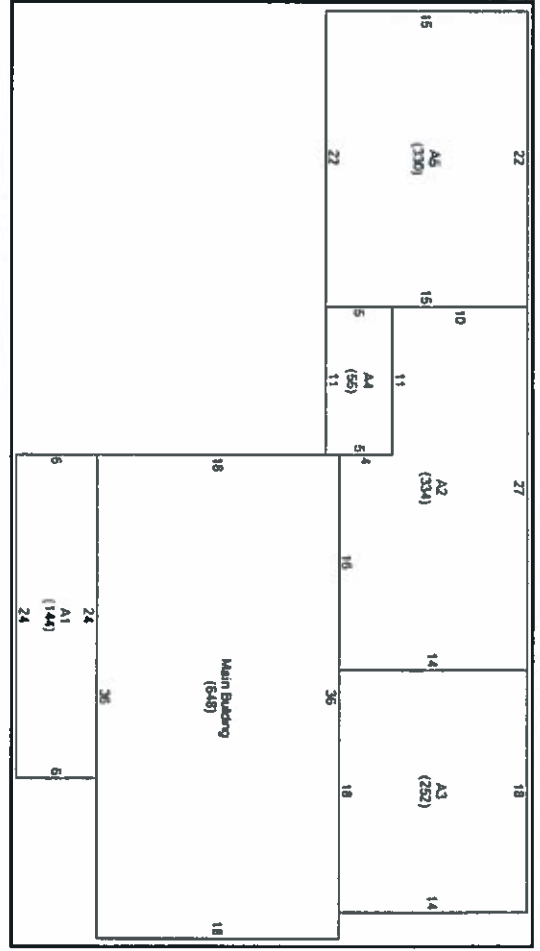
Type Instrument	WD	Tax List Year	2017	County Number	16	Tax Dist. Number	3010	Date	3-7-18
Property Located in <u>Coshocton Corp-RV</u> Taxing District								Number	
Name on Tax Duplicate <u>Both Thomas</u> Tax Duplicate Year <u>2017</u>									134
Acct. or Permanent Parcel No. <u>044-0000337-00</u> Map Book _____ Page _____								No. of Parcels	2
Description: <u>In lot 4013 / PT. In lot 4014</u> <input type="checkbox"/> Platted <input type="checkbox"/> Unplatted								DTE Code No.	510 / 500
AUDITOR'S COMMENTS: <input type="checkbox"/> Split <input type="checkbox"/> New Plat <input type="checkbox"/> New Improvements <input type="checkbox"/> Partical Value								Neigh. Code	00714
<input type="checkbox"/> C.A.U.V. <input type="checkbox"/> Building Removed <input type="checkbox"/> Other _____								No. of Acres	0.2847 1 x 86
GRANTEE OR REPRESENTATIVE MUST COMPLETE ALL QUESTIONS IN THIS SECTION								Land Value	
TYPE OR PRINT ALL INFORMATION SEE INSTRUCTIONS ON NEXT PAGE								Bldg. Value	
1. Grantor's Name <u>Thomas D. Roth & Alisa M. Roth, husband and wife</u>								Total Value	
2. Grantee's Name <u>John A. Turnbull & Julie A. Turnbull, husband and wife</u>								DTE Use Only	
Grantee's Address <u>701 Grace Avenue, Coshocton, Ohio 43812</u>								DTE Use Only	
3. Address of Property <u>701 Grace Avenue, Coshocton, Ohio 43812</u>								DTE Use Only	
4. Tax Billing Address <u>701 Grace Avenue, Coshocton, Ohio 43812</u>								DTE Use Only	
5. Are there buildings on the land? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If yes check type:								Consideration	
<input checked="" type="checkbox"/> 1,2 or 3 Family Dwlg. <input type="checkbox"/> Condominium <input type="checkbox"/> Apartment No. of Units: _____								DTE Use Only	
<input type="checkbox"/> Manufactured (mobile) home <input type="checkbox"/> Farm buildings <input type="checkbox"/> Other: outbuildings/garages _____								DTE Use Only	
If land is vacant, what is intended use? _____								Valid Sale	1. YES 2. NO
6. Conditions of Sale (Check all that apply): <input type="checkbox"/> Grantor is Relative <input type="checkbox"/> Part Interest Transfer <input type="checkbox"/> Land Contract								Receipt Number	
<input type="checkbox"/> Trade <input type="checkbox"/> Life Estate <input type="checkbox"/> Leased Fee <input type="checkbox"/> Leasehold <input type="checkbox"/> Mineral Rights Reserved <input type="checkbox"/> Gift									
<input type="checkbox"/> Grantor is Mortgagee <input type="checkbox"/> Other: _____									
7. a) New Mortgage Amount (if any) \$ _____									
b) Balance Assumed (if any) \$ _____									
c) Cash (if any) \$ _____									
d) Total Consideration (Add Lines 7a, 7b and 7c) \$ <u>155,800</u>									
e) Portion, if any, of total consideration paid for items other than real property \$ _____									
f) Consideration for real Property on which fee is to be paid (7d minus 7e) \$ <u>155,800</u>									
g) Name of Mortgagee _____									
h) Type of Mortgage <input type="checkbox"/> Conv. <input type="checkbox"/> F.H.A. <input type="checkbox"/> V.A. <input type="checkbox"/> Other: _____									
i) If gift, in whole or part, estimated market value of the real property \$ _____									
8. 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? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO									
If yes, complete DTE Form 101									
9. Has the grantor indicated that this property qualified for current agricultural use valuation for the preceding or current tax year? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No. If yes, complete DTE Form 102.									
10. 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? <input checked="" type="checkbox"/> YES <input type="checkbox"/> No									
If yes, is the property a multi-unit dwelling? <input type="checkbox"/> YES <input checked="" type="checkbox"/> 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.									
<u>[Signature]</u>									
SIGNATURE OF GRANTEE or REPRESENTATIVE									
<u>3-5-2018</u>									
DATE									

RECEIPT FOR PAYMENT OF CONVEYANCE FEE

The conveyance fee required by section 319.54(F)(3) R.C., and, if applicable, the fee required by Chapter 322 R.C., in the total amount of \$ 620.00 has been paid by Rep/Grantor and received by the Coshocton County AuditorChristine R. Sepe COUNTY AUDITORDATE 3-7-18

Ownership		General Information	
Owner:	ROTH THOMAS D & JLRS 701 GRACE AVE COSHOCKTON OH 43812	701 GRACE AVE LUSE: 510 Liv Unit: 1 Zoning: N Field Review Flag: N Tax Dist: COSHOCTON CORP-RV L/S	AGLAND USE: N Class: R Nbhd: 00714
Notes	B-Lot 4013 84 X 155 Legal Desc		

Land Description	L#	Type	Cd	Fact	Size	Base	Incre	Decre	Infl1 2	Adl	AdlRate	Value
1	F	1	84	80.0 x 155	175	90	175	175			175	15,820



Building Permit				Sales History				Miscellaneous		
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:
01/01/1991	0009999	999,999.999	ADDN	C	10/25/16	2	149,000		1	0
					11/01/90	2	52,500		3	Gross Impr: 0

Enter: Date: 02/14/08 Entr Rslt: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:		Heating:		Prelab Fireplace:		Funct % Gd:	
Story Ht:	2	Plumb Updr:	at conditionr	Add Sty Stack(PF):		Funct Desc:	
Attic:	none	Dare Remod:		Bsmt Gar # Cars:	0	Econ % Gd:	
Constr:	brick	Tot Rooms:	6	Misc Desc 1:		Econ Desc:	
Style:	other	Bedrooms:	3	Misc Desc 2:		Over Door Tbl:	
Yr Blt:	1900	Fam Rooms:	0	Pct Cmbt:		C&D Descrip:	
Yr Remod:	1992	Full Baths:	1	Fin.Bsmt Area:	100	Condo Level:	
Rem Klt:		Half Baths:	1	WBSP Stacks:	1	Condo Type:	
Rem Bath:	no	Extra Fk:	2	Openings:	1	Condo View:	
Elec Upgr:		Foundation:	full	Add Sty Stack(WB):			

W.D. 3/7/18
John A. Turnbull
and Julie A. Turnbull
JRS

L#	Low	1st	2nd	3rd	Description	Area	RCNLD			
A 0						648	67,110			
D B 1	11				O/p Open Frame Porch	144	2,260			
D C 2	10				1sfr Frame Addn	334	10,020			
D 3	10	10			1sfr Frame Addn/1sfr Frame Addn	252	13,130			
E 4	11				O/p Open Frame Porch	55	860			
F 5	13				F Gar Frame Garage	330	4,250			
Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
O										
B										
A										
Y										

Dwelling Computations				Value Summary			
Base Price	87,820	C&D Factor	139,480	Prior	Cost	Market	Current Apr
Basement	0	Total RCN	59,22	Land	15,820	0	15,820
Heating	2,950	RCN PSF	70	Bldg	97,610	0	97,610
Plumbing	1,600	CDU	VERY GOOD	Total	113,430	0	113,430
Attic	0	%Good	70	Rev Code: 1 - Cost Approach	Land/Bldg Fact	1.00 / 1.00	
Other Feat	3,500	RCNLD PSF	45,74				
Subtotal	95,870	RCNLD	97,610				
Additions	43,610	RCNLD	97,610				
Grade Fact	1,00	RCNLD	97,610				
SFLA	2,134	RCNLD	97,610				

39,700

