

-STATEMENT OF REASON FOR EXEMPTION FROM REAL PROPERTY CONVEYANCE FEE

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

FOR COUNTY AUDITOR'S USE ONLY

Instr. AF	Tax Dist. No. 3010	Tax List 2017	Date 3/20/2018	Co. No. 10	Number E135
D.T.E. CODE NO. 501 / 511			Land	Bldg.	Tot.

☐ Split/ New Plat Remarks:

Property Located in City of Coshocton, Coshocton County, Ohio

Taxing District **Cosh Corp / RV**

Name on tax Duplicate **Milhoan David (deceased)**

Tax Duplicate year **2017**

Acct. or Permanent Parcel No. 044-00000021-00 & 044-00000022-00

Map Book Page

Description: **PT 8 .458 AC**
Area Annexed To Cosh Corp RVLSD / **PT 8 .459 AC**
Area Annexed to Cosh Corp RVLSD

FOLLOWING MUST BE COMPLETED BY GRANTEE OR HIS REPRESENTATIVE

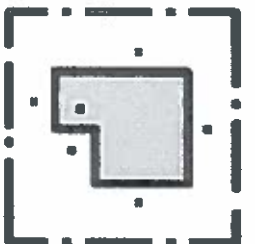
1. Grantor's Name: David Milhoan (Deceased) Phone Number: 740-294-4949
2. Grantee's Name: Patti Milhoan Phone Number: 740-294-4949
Grantee's Address: 437 Clow Lane, Coshocton, Ohio 43812
3. Address of Property: 437 Clow Lane, Coshocton, Ohio 43812
4. Tax Billing Address: Same as #2
5. No Conveyance fees 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

Ownership		General Information	
Owner: MILHOAN DAVID JLRS & 437 CLOW LN COSHOCTON OH 43812		CLOW LN LUSE: 501 LV Unit: 0 AGLAND USE: N Class: R Zoning: 00515 Field Review Flag: Tax Dist: COSHOCTON CORP-RV LS	
Notes		Legal Desc	
17RT 18 HS = 0.917A		PT 8 458A AREA ANNEXED TO COSH CORP RVLSD 04 DOC 4394	



Sorry, no sketch available
for this record

Land Description		Size	Base	Incre	Decre	Int'l 2	Adl	AdlRate	Value
L#	Type Cd	F/Act							
1	A	1	0.458	36000	36000	36000	4	6	17,480

Tot Parcel Size: 0.458 Deed: .458

Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					07/13/04	2	115 000	04-4394	1		0
					09/27/93	2			4		

AF 3/30/2018
Patti Milhoun

Enter Date:	Enter Rst:	Spoke With:	Appr:
Improvement Description:			
Story Ht:	Plumb Upbr:	Heating:	Prefab Fireplace:
Attic:	Dare Remod:	Phys Cond:	Add Sty Stack(PF):
Constr:	Tot Rooms:	Int Ext Cnd:	Basmt Gar # Cars:
Style:	Bedrooms:	Storm Flood:	Misc Desc 1:
Yr Blt:	Fam Rooms:	Unfin Area:	Misc Desc 2:
Etf Year:	Full Baths:	Rec Room:	Pct Cmpit:
Yr Remod:	Half Baths:	Fin.Basmt Area:	C&D Descrip:
Rem Klt:	Extra Fk:	WBFP Stacks:	Condo Level:
Rem Bath:	Foundations:	Openings:	Condo Type:
Elec Upgr:	Basmt:	Add Sty Stack(WB):	Condo View:

Dwelling Computations				
Base Price		C&D Factor		
Basement		Total RCN		
Heating		RCN PSF		
Plumbing		CDU		
Attic		%Good		
Other Feat		RCNLD		
Subtotal		RCNLD PSF		
Additions		OBY & Misc Imp		
Grade Fact		Pct Cmpit/Adjfact		
SFLA		Tot Card Value		

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A							
D							
D							
N							
S							
O							
B							
&							
Y							
Card L# Code Yr Blt W x L Area Grd Units Mod Cld Cond %Gd RCNLD							
Value Summary							
Land	17,480		17,480		0		17,480
Bldg	0		0		0		0
Total	17,480		17,480		0		17,480
Rev Code: 1 - Cost Approach Land/Bldg Fact 1.00 / 1.00							

6130

Ownership	General Information
Owner: MILHOAN DAVID JLRS & 437 CLOW LN COSHOCTON OH 43812	437 CLOW LN LUSE: 511 Liv Unit: 1 Zoning: AG LAND USE: N Class: R Nbrhd: 00515 Field Review Flag: Tax Dist: COSHOCTON CORP-RV LS

Notes	Legal Desc
17RT 17 HS = 0.917A	PT 8 .459A AREA ANNEXED TO COSH CORP RWLSD 04 DOC 4394

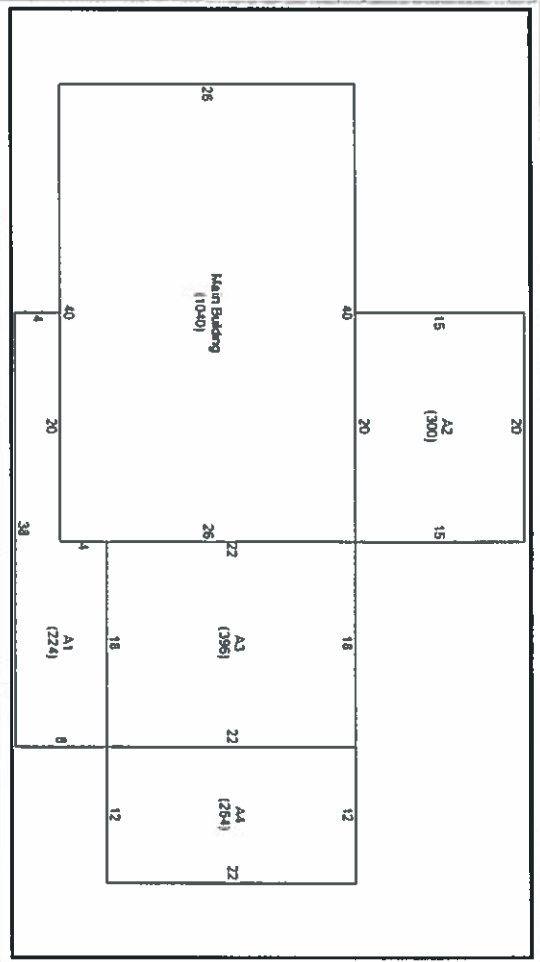
Land Description	Size	Base	Incr	Decr	Int'l 2	Adl	AdjRate	Value
L# Typ Cd FAc	0.459	36000	36000	36000	4	6	38160	17,520
1 A 1								

Tot Parcel Size: 0.459 Deed: .459

Building Permit			Sales History			Miscellaneous		
Date	Number	Amount Purpose	O/C	Sale Date Type	Price	LT #	Valid	Misc Impr:
08/01/2008	99999	2,500 POOL	C	07/13/04	115,000	04-4394	1	0
				09/27/93			4	Gross Impr:

Enter: Date: Entr Rst: Spoke With: Appr:

Improvement Description:		Heating:		Prefab Fireplace:		Funct % Gd:	
Story/Ht: 1	Plumb Upgr:	Date Remod:	basic	Add Sty Stack(PF):	Funct Desc:	Econ % Gd:	Over Desr Tbl:
Attic: none		Tot Rooms: 6		Basmt Gar # Cars: 0	Econ Desc:	Econ % Gd:	C&D Descrip: 0
Cnstr: vnylmetal		Bedrooms: 3		Misc Desc 1:			Condo Level:
Style: other		Fam Rooms: 1		Misc Desc 2:			Condo Type:
Yr Blt: 1977		Full Baths: 1		Pct Cmnt:			Condo View:
Yr Remod: 1999		Half Baths: 1		Grade:			
Rem Kit:		WBFP Stacks: 2		CDU:			
Rem Bath: no		Foundations:		Market Adj:			
Rec Upgr:		Basmt:					



L#	Low	1st	2nd	3rd	Description	Area	RCNLD	%Gd	RCNLD
A 0						1,040	41,030		
B 1					Ofp Open Frame Porch	224	2,770		
D C 2					Wddk Wood Decks	300	1,610		
N D 3					1stlr Frame Addn	396	9,210		
S E 4					F Gar Frame Garage	264	2,830		

Dwelling Computations			
Base Price	63,790	C&D Factor	95,760
Basement	0	Total RCN	59,05
Heating	0	RCN PSF	GOOD
Plumbing	1,400	CDU	60
Attic	0	%Good	39,99
Other Feat	3,200	RCNLD	
Subtotal	68,390	RCNLD PSF	
Additions	27,370	OBV & Misc Imp	
Grade Fact	0.92	Pct Cmnt/Adjfact	
SFLA	1,436	Tot Card Value	

Value Summary			
Prior	Cost	Market	Current Apr
Land	17,520	17,520	0
Bldg	62,250	57,430	0
Total	79,770	74,950	0
Rev Code: 1 - Cost Approach	Land/Bldg Fact	1.00 / 1.00	

4/30
 2010
 26230