

TV2018
**Statement of Reason for Exemption From
Real Property Conveyance Fee**

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

DTE 100EX
Rev 1/14

FOR COUNTY AUDITOR'S USE ONLY

Instr. AF	Tax. district no. 1150	Tax list 2017	Date 3/8/2018	Co. no. 14	Number E112
			Land	Bldg.	Total

DTE code number 511 ☐ Split/new plat Remarks _____

Property located in Oxford / Rdgwood _____ taxing district

Name on tax duplicate Lorenz Jonni C (dec'd) Tax duplicate year 2017

Acct. or permanent parcel no. 029-45-00 Map book _____ Page _____

Description 4-5-1 PT .060 AC 4-5-2 PT 2.986 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 Jonni Lorenz Phone _____

2. Grantee's name Richard Lorenz Phone _____

Grantee's address 520 S Oak St, West Lafayette, OH 43045

3. Address of property 520 S Oak St, West Lafayette, OH 43045

4. Tax billing address 520 S Oak St, West Lafayette, OH 43045

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 Jonni Lorenz Date 3-8-17

PARCEL ID 029-0000045-00

JUR: 000

TAX YEAR: 2018 DT MAP RTG: 0172.00 140.00

APPR: GH

Input Date: / / D:

Printed: 03/08/18 Card: 1 of 1

COSHOCTON - Property Card

General Information

Owner: LORENZ RICHARD K & JLRS
21558 COUNTY RD 410
WEST LAFAYETTE OH 43845

21558 CR 410
LUSE 511
Liv Unit: 1
Class: R
Zoning: AG LAND USE
Nbhd: 00917
Field Review Flag:
Tax Dist: OXFORD TWP-RD GWD LSD

Notes

MOBILE HOME
4-5-1 PT .060A +
4-5-2 PT 2.986A =

00 MH SITE FOR 2002

Land Description									
L#	Typ	Cd	Fact	Size	Base	Incr	Decr	Int'l 2	Adj
1	A	1		2.000	18000	18000	18000		
2	A	8		0.906	4500	4500	4500		
3	A	9		0.140	0	0	0		
Tot Parcel Size: 3.046				Deed: 3.046					

Building Permit									
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Vald
07/01/1992	999999	9,999,999	REM	C	06/04/15	2			4
					02/15/13	2			4
					12/03/92	2			4
					03/06/92	2	31,800		0

Sales History									
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Vald
07/01/1992	999999	9,999,999	REM	C	06/04/15	2			4
					02/15/13	2			4
					12/03/92	2			4
					03/06/92	2	31,800		0

AF 3/8/2018

Enter: Date: 02/01/08

Spoke With: Other

Appr: GH

Improvement Description:

Story Ht: 1
Attic: none
Cstr: vinyl/metal
Style: ranch
Yr Bld: 1950
Eff Year:
Yr Remod:
Rem Kit:
Rem Bath:
Rec Upgr:

Plumb Upgr:
Dare Remod:
Tot Rooms: 4
Bedrooms: 2
Fam Rooms: 0
Full Baths: 1
Half Baths: 0
Extra Rm: 2
Foundation:
Bsmt:

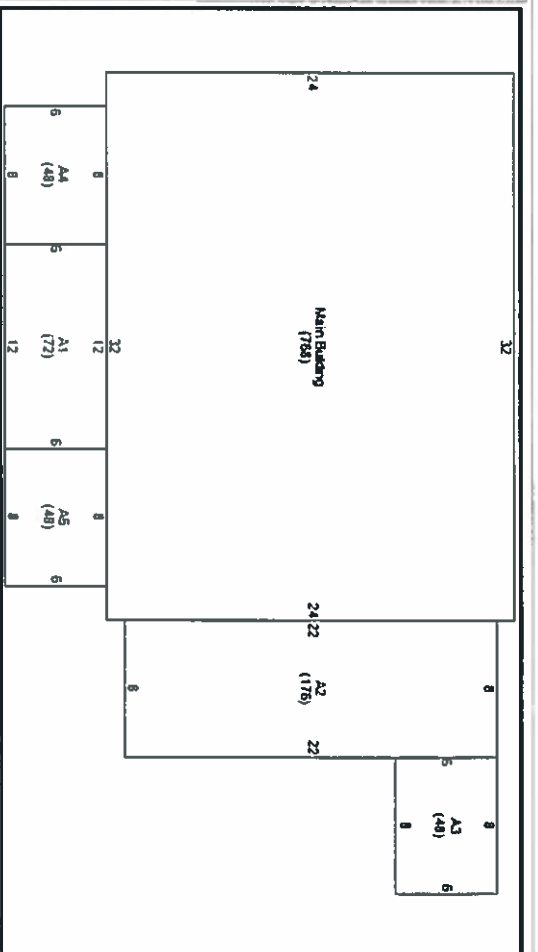
Heating: basic
Phys Cond: same
Int Ext Cnd: same
Storm Flood:
Unfin Area:
Rec Room:
Fin Bsmt Area:
WBFP Stacks:
Openings:
Add Sty Stack(WB):

Prefab Fireplace:
Add Sty Stack(PF):
Bsmt Gar # Cars: 0
Misc Desc 1:
Misc Desc 2:
Pct Cntrl:
Grade:
CDU:
Market Adj:

Funct % Gd:
Funct Desc:
Econ % Gd:
Econ Desc:
Over Door Tol:
C&D Descr:
Condo Level:
Condo Type:
Condo View:

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					768	25,840
D	B	1	35	32	Mes Sloop/Terrace/Canopy Canopy	72	690
D	C	2	22		Erro Encl Masonry Porch	176	2,990
N	D	3	11		Off Open Frame Porch	48	460
S	E	4	32		Canopy Canopy	48	160
F	5		32		Canopy Canopy	48	160
O	1	1			Card L# Code Yr Bld W x L Area Grd Units Mod Cd Cond %Gd RCNLD		
B	1	2			RS1 Frame Shed 1960 8 x 10 80 C 1 A 25 160		
Y	1	3			RG1 Frame/Cb/Steel 1950 24 x 32 768 C 1 A 40 4,430		
4	1	3			AL1 1s Lean To 1950 8 x 24 192 C 1 A 25 270		

Dwelling Computations					
Base Price	48,670	C&D Factor	60,580		
Basement	0	Total RCN	73.14		
Heating	0	RCN PSF			
Plumbing		CDU	AVERAGE		
Attic	0	%Good	50		
Other Feat	3,000	RCNLD	30,340		
Subtotal	51,670	RCNLD PSF	39.51		
Additions	8,910	OBV & Misc Imp	4,860		
Grade Fact	0.85	Pct CmpdtAdfact	100 / 1		
SFLA	768	Tot Card Value	35,200		
Value Summary	Prior	Cost	Market	Current Apr	



Richard K. Lorenz

14030
12320
24350