

Real Property Conveyance Fee Statement of Value and Receipt

If exempt by Ohio Revised Code section 319.54(G)(3), use form DTE 100(EX).

DTE 100
Rev. 1/14

FOR COUNTY AUDITOR'S USE ONLY

Type instrument <u>SW</u>	Tax list year <u>2017</u>	County number <u>16</u>	Tax. dist. number <u>3010</u>	Date <u>2-23-18</u>
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Property located in Coshocton corp-CSA taxing district
 Name on tax duplicate The Bank of New York Tax duplicate year 2017
 Acct. or permanent parcel no. 043-00001410-00 Map book _____ Page _____
 Description In Lot 227 ☐ Platted ☐ Unplatted

Auditor's comments: ☐ Split ☐ New plat ☐ New improvements ☐ Partial value
☐ C.A.U.V ☐ Building removed ☐ Other _____

Grantee or Representative Must Complete All Questions in This Section

Type or print all information. See instructions on reverse.

1. Grantor's name THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK Phone (855) 848-5336
 2. Grantee's name AVERY HOLDINGS, LLC Phone (330) 204-3055
 - Grantee's address 5100 PRIVATE ROAD 5508, MILLERSBURG, OH 44654
 3. Address of property 413 NORTH 9TH STREET, COSHOCTON, OH 43812
 4. Tax billing address 5100 PRIVATE ROAD 5508, MILLERSBURG, OH 44654
 5. Are there buildings on the land? ☒ Yes ☐ No If yes, check type:
☒ 1, 2 or 3 family dwelling ☐ Condominium ☐ Apartment: No. of units _____
☐ Manufactured (mobile) home ☐ Farm buildings ☐ Other _____
 If land is vacant, what is intended use? _____
 6. Conditions of sale (check all that apply) ☐ Grantor is relative ☐ Part interest transfer ☐ Land contract
☐ Trade ☐ Life estate ☐ Leased fee ☐ Leasehold ☐ Mineral rights reserved ☐ Gift
☐ Grantor is mortgagee ☒ Other SPECIAL WARRANTY DEED
 7. a) New mortgage amount (if any) \$ 0.00
 b) Balance assumed (if any) \$ 0.00
 c) Cash (if any) \$ 17,501.00
 d) Total consideration (add lines 7a, 7b and 7c) \$ 17,501.00
 e) Portion, if any, of total consideration paid for items other than real property \$ 0.00
 f) Consideration for real property on which fee is to be paid (7d minus 7e) \$ 17,501.00
 g) Name of mortgagee _____
 h) Type of mortgage ☐ Conv. ☐ F.H.A. ☐ V.A. ☐ Other _____
 i) If gift, in whole or part, estimated market value of real property \$ 0.00
 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? ☐ Yes ☒ No If yes, complete form DTE 101.
 9. Has the grantor indicated that this property qualified for current agricultural use valuation for the preceding or current tax year? ☐ Yes ☒ No If yes, complete form DTE 102.
 10. 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] 02/08/2018
 Signature of grantee or representative Date

Receipt for Payment of Conveyance Fee

The conveyance fee required by Ohio Revised Code section (R.C.) 319.54(G)(3) and, if applicable, the fee required by R.C. 322, in the total amount of \$ 20.40 has been paid by Rep/Grantor and received by the Coshocton county auditor.

Christine B. Sykes af 3-5-18
 County auditor Date

Number

127

No. of Parcels

1

DTE Code No.

510

Neigh. Code

00415

No. of Acres

0.4715

Land Value

Bldg. Value

Total Value

0.00

DTE Use Only

DTE Use Only

DTE Use Only

Consideration

DTE Use Only

Valid sale

1. Yes 2. No

Receipt Number

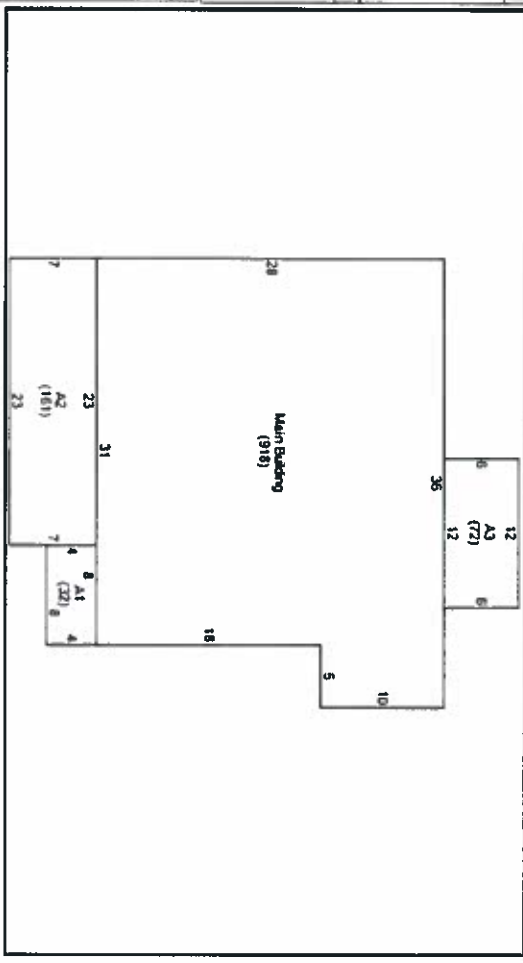
Ownership General Information

Owner: THE BANK OF NEW YORK MELLON FKA T 413 N 9TH ST AG LAND USE: N
OF NY AS SUCC INDENTURE TTEE TO JPA LUSE: 510
413 N 9TH STREET Liv Unit: 1 Class: R
COSHOCTON OH 43812 Zoning: Nbd: 00415
Field Review Flag:
Tax Dist: COSHOCTON CORP - CSD

Notes Legal Desc
R/L OT 227 79.2 X 260
MOWING ASSESSMENT \$95.00 + \$.95 FEE 2017

Land Description	L#	Typ	Cd	Fact	Size	Base	Incr	Decr	Inft 2	Adj	AdlRate	Value
1 F 1	72.2				79.0 x 260	150	75	150			150	12,930

Tot Parcel Size: 0.4715 Deed: 0



Date	Building Permit	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:
09/28/17				2	09/28/17	2	43,000		4	0
01/13/98				2	01/13/98	2			0	
01/13/98				2	01/13/98	2			4	

Enter: Date: 03/04/08 Entr Rslt: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 1.5 Plumb Upor: Heating: basic Prefab Fireplace: Funct % Gd: 0
Attic: none Dare Remod: 6 Phys Cond: same Add Sty Stack(PF): Econ % Gd: 0
Cnstr: vinyl/metal Tot Rooms: 6 Int Ext Cnd: same Bsmt Gar # Cars: 0
Style: other Bedrooms: 2 Storm Flood: Misc Desc 1: Econ Desc: 0
Yr Blt: 1920 Fam Rooms: 0 Unfin Area: Misc Desc 2: Over Dear Tot: 0
Eff Year: Full Baths: 1 Rec Room: Pct Cmpbt: C&D Descrip: 0
Yr Remod: Half Baths: 0 Fin Bsmt Area: Grade: Condo Level: 0
Rem Klt: Extra Fix: 2 WBFP Stacks: C- Condo View: 0
Rem Bath: no Foundation: 0 Openings: 0 Market Adj: Condo Type: 0
Elec Upgr: Bsmt: full Add Sty Stack(WB):

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						918	22,820
D B 1	15				F Bay Frame Bay	32	370
D C 2	21				Omp Open Masonry Porch	161	1,210
N D 3	11				Olp Open Frame Porch	72	450

Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
1	1	RS1	Frame Shed	1920	10 x 22	220 C	1	P	10	180

Value Summary	Prior	Cost	Market	Current Appr
Land	12,930	12,930	0	12,930
Bldg	26,500	26,500	0	26,500
Total	39,430	39,430	0	39,430

Rev Code:	1 - Cost Approach	Land/Bldg Fact	1.00 / 1.06
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1.3810