

Ty 2018 12.50

Statement of Reason for Exemption From Real Property Conveyance Fee

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

DTE 100EX
Rev. 11/12

FOR COUNTY AUDITOR'S USE ONLY

Date <u>3-2-18</u>			Co. no. <u>16</u>		Number <u>E 103</u>
Instr. <u>GW</u>	Tax. district no.	Tax list <u>2017</u>	Land	Bldg.	Total 0.00

DTE code number See attached Split/new plat _____ Remarks _____
Property located in _____ taxing district _____
Name on tax duplicate Moore Randy Maka Moore Randy Tax duplicate year 2017
Acct. or permanent parcel no. _____ Map book _____ Page _____
Description _____

The Following Must Be Completed by Grantee or His/Her Representative

Type or print all information. See instructions on reverse.

1. Grantor's name Randy M. Moore and Janet L. Moore Phone _____
2. Grantee's name RJX, LLC Phone _____
Grantee's address 28615 CR 10, Fresno, OH 43824
3. Address of property see attached exhibit
4. Tax billing address 28615 CR 10, Fresno, OH 43824
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 2.5% 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

Date

3/2/18

Parcel	DTE Code	Twp	Acreage	Description
020-00000178-00	510	W Lafayette Corp - RDGWD	0.1718	Out Lot 20
020-00000206-00	510	W Lafayette Corp - RDGWD	0.1573	In Lot 696
020-00000205-00	500	W Lafayette Corp - RDGWD	0.0792	In Lot 697
020-00000747-00	510	W Lafayette Corp - RDGWD	0.1722	In Lot 500
020-00001011-00	510	W Lafayette Corp - RDGWD	0.1736	In Lot 1018
020-00000298-00	510	W Lafayette Corp - RDGWD	0.1722	In Lot 477
020-00000667-00	510	W Lafayette Corp - RDGWD	0.1756	In Lot 326
020-00001043-00	510	W Lafayette Corp - RDGWD	0.1148	In Lot 331
020-00000316-00	510	W Lafayette Corp - RDGWD	0.1722	In Lot 475
018-00000628-00	510	Lafayette - RDGWD	0.4098	In Lot 1 78
018-00000629-00	500	Lafayette - RDGWD	0.3788	In Lot 2
020-16120024-00	500	W Lafayette Corp - RDGWD	0.1722	In Lot 38
020-16120025-00	500	W Lafayette Corp - RDGWD	0.1722	In Lot 39
020-16120026-00	510	W Lafayette Corp - RDGWD	0.1722	In Lot 40
020-00000943-00	510	W Lafayette Corp - RDGWD	0.2076	In Lot 924
020-00000157-00	599	W Lafayette Corp - RDGWD	0.1722	In Lot 419
020-00000156-00	510	W Lafayette Corp - RDGWD	0.1033	In Lot 418
020-00000963-00	510	W Lafayette Corp - RDGWD	0.1515	In Lot 922
020-00001684-00	510	Coshocton Corp - CSD	0.1722	In Lot 1206
042-00000011-00	511	White Eyes - RDGWD	1.042	1.042 acres
043-00003936-00	510	Coshocton Corp - CSD	0.1146	In Lot 474 & 475
020-00000067-00	510	W Lafayette Corp - RDGWD	0.0845	In Lot 200
043-00001177-00	510	Coshocton Corp - CSD	0.1722	In Lot 1209
043-00004266-00	510	Coshocton Corp - CSD	0.1061	In Lot 1144
020-16100062-00	510	Coshocton Corp - CSD	0.3334	Pt Lot 11

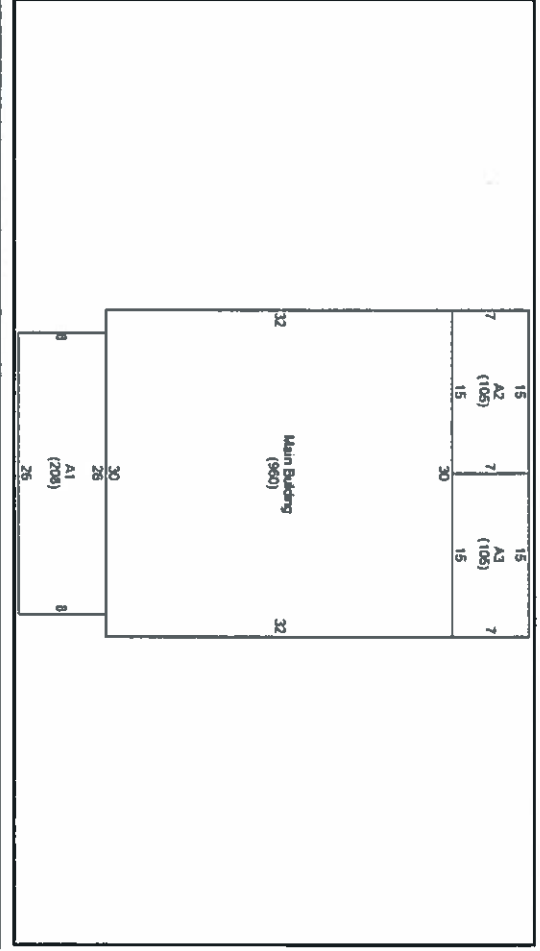
Ownership
Owner: MOORE RANDY M
28615 COUNTY RD 10
COSHOCTON OH 43812

General Information
109 W RUSSEL AV
LUSE: 510
Liv Unit: 1
Class: R
Nbrhd: 00316
Zoning: Field Review Flag:
Tax Dist: W LAFAYETTE CORP-RDG

Notes
OUT-LOT 20 .172A
99 DOCU #8235
Legal Desc

NEW SURVEY

Land Description		Size	Base	Incr	Decr	Inft 2	Adj	AdRate	Value
L#	Typ Cd	Flact							
1	F 1	58	58.0 x 129	185	90	185		185	11,160



Building Permit				Sales History				Miscellaneous		
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:
					12/06/99	2	22,000	99-8235	0	0
					12/06/99	2	30,100		0	
					11/30/98	2	30,100		0	
					11/30/98	2	30,100		0	

Enter: Date: 12/06/07 Entr Rst: Left Door Hanger Spoke With: Other Appr: GH

RJX, LLC

GLU 3/2/18

Improvement Description:

Story Ht: 1
Attic: full-fn
Cnstr: vinylmetal
Style: other
Yr Blt: 1900
Efr Year:
Yr Remod:
Rem Klt:
Rem Bath:
Elec Upgr:

Plumb Upgr:
Dctr Remod:
Tot Rooms: 6
Bedrooms: 3
Fam Rooms: 0
Full Baths: 1
Half Baths: 0
Extra Fk: 3
Foundation:
Bsmt:

Heating:
Phys Cond:
Int Ext Cnd:
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 Cmbt:
Grade:
CDU:
Market Adj:

Funct % Gd:
Funct Desc:
Econ % Gd:
Econ Desc:
Over Depr Tbl:
C&D Descrip:
Condo Level:
Condo Type:
Condo View:

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						960	33,100
D B 1		11			Ofp Open Frame Porch	208	1,990
D C 2		11			Ofp Open Frame Porch	105	1,000
N D 3		10			1stfr Frame Addn	105	1,880

Card L#	Code	Yr Blt	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd	RCNLD
1	1	RGT Frame/ Ch/ Steel	1900	240 D	D	1		P	20	830

Dwelling Computations					Value Summary		
Base Price	55,880	C&D Factor	75,930		Prior	Cost	Market
Basement	0	Total RCN	49,07				Current Appr
Heating	0	RCN PSF	49,07				
Plumbing	700	CDU	FAIR				
Attic	9,620	% Good	50				
Other Feat	0	RCNLD	38,000				
Subtotal	66,200	RCNLD PSF	26,22				
Additions	9,730	OBY & Misc Imp	830				
Grade Fact	0.85	Pct Cmp/Adjfact	100 / 1				
SFLA	1,449	Tot Card Value	38,830				

Value Summary					Land/Bldg Fact		
Land	11,160	11,160	0	11,160			
Bldg	38,830	38,830	0	38,830			
Total	49,990	49,990	0	49,990			
Rev Code: 1 - Cost Approach							

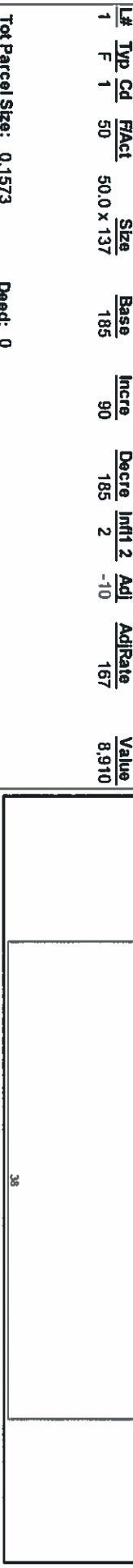
17,500

Ownership General Information

Owner: MOORE RANDY & 28615 COUNTY RD 10 FRESNO OH 43824
516 E RUSSELL AV LUSE: 510 AG LAND USE: N
Liv Unit: 1 Class: R
Zoning: Nbrhd: 00316
Field Review Flag:
Tax Dist: W LAFAYETTE CORP-RDG

Notes: IN LOT 696 50 X 137 00 DOC 4162 Legal Desc

Land Description	L#	Typ	Cd	Fact	Size	Base	Incr	Decr	Intfl 2	Adj	AdlRate	Value
1 F 1 50 50.0 x 137 185						185	90	185	2	-10	167	8,910



Tot Parcel Size: 0.1573 Deed: 0

Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					07/13/00	2	44,500	00-4162	1	0	0
					07/13/00	2	44,500		1		

Scanned

Enter: Date: 12/06/13 Entr Rslt: Info Data Mailer Spoke With: Owner Appr: JT

Improvement Description:

Story Ht: 1 Plumb Updr: Heating: basic Prefab Fireplace: Funct % Gd: 0
Attic: none Dare Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: Econ % Gd: 0
Chstr: frame Tot Rooms: 4 Int Ext Cnd: same Bsmt Gar # Cars: 0
Style: ranch Storm Rooms: 1 Unfin Area: Misc Desc 1: Econ Desc: 0
Yr Blt: 1940 Fam Rooms: 0 Rec Room: Pct Cmpbl: Over Depr Tbl: 0
Yr Remod: Full Baths: 1 Half Baths: 0 Fin Bsmt Area: C&D Descrip: Condo Level: 0
Rem Klt: Extra Fx: 2 Foundation: WBFP Stacks: 1 CDU: FR Condo Type: 0
Rem Bath: no Bsmt: Add Sty Stack(WB): Market Adj: Condo View: 0
Elec Upgr: full

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						1,064	31,330
D B 1	11				Ofp Open Frame Porch	65	620

Card L#	Code	Yr Blt	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd	RCNLD
1 1	RG1 Frame/Cb/Steel	1945	16 x 20	320	C	1		A	40	2,480

Value Summary				
	Prior	Cost	Market	Current Appr
Land	8,910	8,910	0	8,910
Bldg	34,410	0	34,410	34,410
Total	43,320	43,320	0	43,320
Rev Code: 1 - Cost Approach				
		Land/Bldg Fact	1.00 /	1.00

15160

Ownership		General Information	
Owner:	MOORE RANDY & 28615 COUNTY RD 10 FRESNO OH 43824	ERUSSEL AV LUSE: 500 Liv Unit: 0 Zoning: Field Review Flag: Tax Dist: W LAFAYETTE CORP-RDG	AGLAND USE: N Class: R Nbhd: 00316
Notes	M-Lot 697 W 1/2 25 X 137.9 00 DOC 4162 Legal Desc		

Land Description											
L#	Typ	Cd	FtAc	Size	Base	Incr	Decr	Inft 2	Adj	AdtRate	Value
1	F	1	25	25.0 x 138	185	90	185	2	-10	167	4.450
Tot Parcel Size: 0.0792 Deed: 0											

Building Permit					Sales History					Miscellaneous	
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					07/13/00	2	44,500	00-4162	1	0	0
					07/13/00	2	44,500				

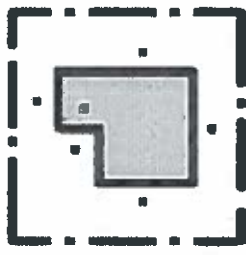
Enter: Date: 12/07/07 Entr Rslt: Vacant Land Spoke With: Other Appr: GH

Improvement Description:

Story Ht:	Plumb Updr:	Heating:	Prefab Fireplace:	Funct % Gd:
Attic:	Dare Remod:	Phys Cond:	Add Sty Stack(PF):	Funct Desc:
Chstr:	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:	Rec Room:	Pct Cmpl:
Est Year:	Full Baths:	Rec Room:	Fin Bsmt Area:	C&D Descrip:
Yr Remod:	Half Baths:	W/BFP Stacks:	CDU:	Condo Level:
Rem Klt:	Extra Fk:	Openings:	Market Adj:	Condo Type:
Rem Bath:	Foundation:			Condo View:
Elec Upgr:	Bsmt:	Add Sty Stack(WB):		

L#	Low	1st	2nd	3rd	Description	Area	RCNLD	Dwelling Computations			
A								Base Price	C&D Factor		
D								Basement	Total RCN		
D								Heating	RCN PSF		
N								Plumbing	CDU		
S								Attic	% Good		AVERAGE
								Other Feat	RCNLD		
								Subtotal	RCNLD PSF		0
								Additions	OBY & Misc Imp		
								Grade Fact	Pct Cmpl/Adjfact		100 / 1
								SFLA	Tot Card Value		
Value Summary											
						Prior		Cost	Market	Current Apr	
						4,450		4,450	0	4,450	
						0		0	0	0	
						4,450		4,450	0	4,450	
						Total					
						4,450					
						Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.00		

Sorry, no sketch available for this record



Same

Ownership Owner: MOORE RANDY M JLRS & 132 E WOOD AV AG LAND USE: N
132 E WOOD AVE LUSE: 510
WEST LAFAYETTE OH 43845 Llv Unit: 1 Class: R
Nbhdt: 00116
Zoning: Field Review Flag:
Tax Dist: W LAFAYETTE CORP-RDG

Notes N-LOT 500 50 X 150
01 DOC 7720 Legal Desc

Land Description	L#	Type	Cd	Flact	Size	Base	Incre	Decre	Inft 2	Adl	AdlRate	Value
1 F 1 50 50.0 x 150	1	F	1	50	50.0 x 150	200	100	200			200	11,100



Building Permit				Sales History				Miscellaneous	
Date	Number	Amount	Purpose	O/C	Sale Date	Type	LT#	Valid	Misc Impr:
					11/27/01	2	01-7720	0	100
					11/27/01	2		0	Gross Impr:
					03/01/87	2		0	0

Enter: Date: 12/18/07 Entr Rslt: Info At Door Spoke With: Other Appr: GH

Improvement Description: Enter: Date: 12/18/07 Entr Rslt: Info At Door Spoke With: Other Appr: GH

Story Ht: 1 Plumb Updr: Heating: air conditioner Prefab Fireplace: Funct % Gd: 100
Attic: If-w all hgt finished Dure Remod: Phys Cond: Add Sty Stack(PF): Econ % Gd: 0
Cnstr: vinyl/metal Tot Rooms: 6 Int Ext Cnd: same Bsmt Gar # Cars: 0
Style: cape cod Storm Flood: Unfin Area: Misc Desc 1: Econ Desc: Econ Desc: 0
Yr Bkt: 1930 Fam Rooms: 0 Rec Room: Pct Cmbt: C&D Descr: 0
Etr Year: Full Baths: 2 Fin Bsmt Area: WBRP Stacks: 0
Yr Remod: Half Baths: 0 Add Sty Stack(WB): Condo View: 0
Rem Kft: Extra Fk: 2 CDU: Market Adl: Condo View: 0
Rem Bath: no Foundation: full Add Sty Stack(WB): Condo View: 0
Eec Upgr: Bsmt: full Add Sty Stack(WB): Condo View: 0

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						720	27,060
B 1		11			Ofp Open Frame Porch	128	1,100
D C 2		10			1stfr Frame Addn	120	1,970
N							
S							

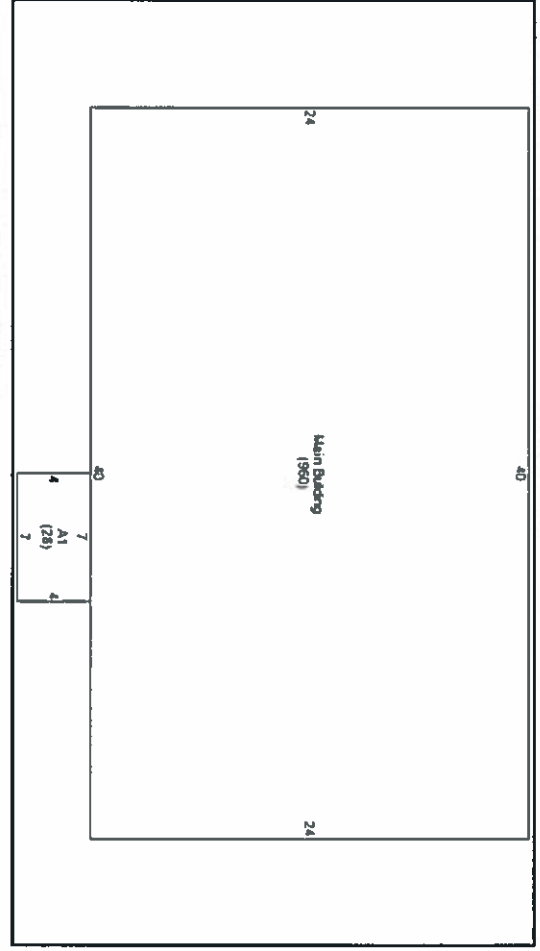
Card L# Code Yr Bkt W x L Area Gd Units Mod Cd Cond %Gd RCNLD

Value Summary									
Land	Bldg	Total	Prior	Cost	Market	Current Apr	Rev Code	1 - Cost Approach	Land/Bldg Fact
11,100	30,260	41,360	11,100	30,260	0	11,100	1.00 / 1.00		
30,260	41,360	71,620	30,260	41,360	0	30,260	1.00 / 1.00		
41,360	71,620	112,980	41,360	71,620	0	41,360	1.00 / 1.00		

14,480

Ownership		General Information	
Owner: MOORE RANDY & 28615 COUNTRY RD 10 FRESNO OH 43824		523 E 6TH ST LUSE: 510 Liv Unit: 1 AG LAND USE: N Class: R Nbhd: 00516 Zoning: Field Review Flag: Tax Dist: W LAFAYETTE CORP-RDG	
Notes		Legal Desc #N LOT 1018 62.50 X 119.60 2ND EASTMORE ADDITION 02 DOC 4746	

Land Description		Size	Base	Incre	Decre	Infnt 2	Adj	AdjRate	Value
L#	Type Cd	Fact							
1	F 1	62.5	63.0 x 120	210	105	210		210	12,920



Building Permit			Sales History			Miscellaneous		
Date	Number	Amount Purpose	O/C	Sale Date	Type	LT #	Valid	Misc Impr:
				07/18/02	2	02-4746	0	0
				03/15/02	2	33,000	5	
				02/23/01	2	01-1043	4	
				02/23/01	2		4	

Enter: Date: 12/05/07 Entr Rslt: Left Door Hanger Spoke With: Other Appr: BB

Improvement Description:	
Story Ht: 1 Attic: none Cnstr: frame Style: ranch Yr Blt: 1972 Etr Year: Yr Remod: Rem Klt: Rem Bath: Elec Upgr:	Plumb Upgr: Dare Remod: Tot Rooms: 5 Bedrooms: 3 Fam Rooms: 0 Full Baths: 1 Half Baths: 0 Extra Fix: 2 Foundation: Bsmt: Heating: air conditionr Phys Cond: Int Ext Cnd: 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 Cmpit: Grade: CDU: Market Adj:

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					960	29,280
D	B 1	35			Mas Sloop/Terrace	28	180
N							
S							
O							
B							
Y							

Dwelling Computations				
Base Price	51,280	C&D Factor		53,560
Basement	0	Total RCN		55.67
Heating	1,960	RCN PSF		FAIR
Plumbing		CDU		55
Attic	0	%Good		29,480
Other Feat	0	RCNLD		30.71
Subtotal	53,240	RCNLD PSF		
Additions	320	OBV & Misc Imp		
Grade Fact	0.78	Pct Cmpit/Adjfact		100 / 1
SLA	960	Tot Card Value		29,480
Value Summary				
Prior	Cost	Market	Current	Apr
Land	12,920	12,920	0	12,920
Bldg	32,140	29,480	0	29,480
Total	45,060	42,400	0	42,400
Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.00	

14840

Ownership
Owner: MOORE RANDY M &
28615 COUNTY RD 10
FRESNO OH 43824

General Information
128 E STEWART AV
LUSE: 510
Liv Unit: 1
Class: R
Zoning: Nbrhd: 00116
Field Review Flag:
Tax Dist: W/LAFAYETTE CORP-RDG

Notes
M-LOT 477
03 DOC 1955
Legal Desc

Land Description	L#	Type	Cd	Fact	Size	Base	Incr	Decr	Inf1 2	Adj	AdjRate	Value
1	F	1		50	50.0 x 150	200	100	200	2	-25	150	8,330

Tot Parcel Size: 0.1722 Deed: 0

BUILDING PERMIT				SALES HISTORY				MISC. IMPROV.			
<u>Date</u>	<u>Number</u>	<u>Amount</u>	<u>Purpose</u>	<u>O/C</u>	<u>Sale Date</u>	<u>Type</u>	<u>Price</u>	<u>LT #</u>	<u>Valid</u>	<u>Misc Impr:</u>	<u>Gross Impr:</u>
					03/24/03	2	35,000	03-1955	0	0	0
					08/25/97	2	31,500		0		
					11/03/93	2			8		
					07/20/92	2	10,500		0		

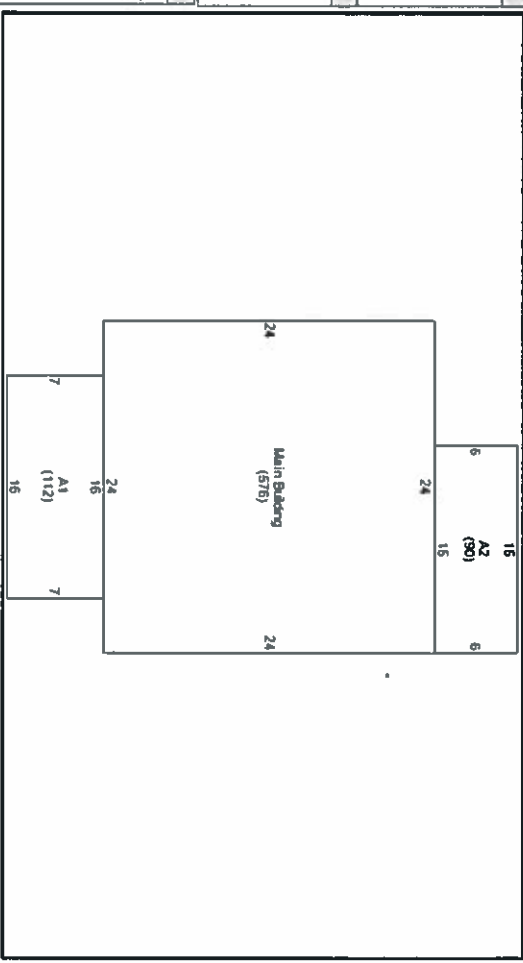
Enter Date: 12/17/07 Entr Rslt: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 1 Plumb Updr: Heating: basic Prefab Fireplace: Funct % Gd:
Attic: full-in Dore Remod: 5 Phys Cond: Add Sty Stack(PF): Funct Desc:
Cnstr: vinyl/metal Tot Rooms: 5 Int Ext Cnd: Bsmt Gar # Cars: 0 Econ % Gd:
Style: other Bedrooms: 3 Storm Flood: Misc Desc 1: Econ Desc:
Yr Blt: 1930 Fam Rooms: 0 Unfin Area: Misc Desc 2: Over Decor Tbl:
Efr Year: Full Baths: 1 Rec Room: Pct Cmpl: C&D Descrip: 0
Yr Remod: Half Baths: 0 Fin Bsmt Area: Grade: D+ Condo Level:
Ram Kit: Extra Fx: 2 W/BFP Stacks: 0 FR Condo Type:
Ram Bath: no Foundation: Add Sty Stack(WBJ): Market Adj: Condo View:
Elec Upgr: Bsmt: full

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					576	21,870
D	B 1	12			Efp Enclosed Frame Porch	112	1,500
D	C 2	10			1stfr Frame Addn	90	1,450
N							
S							

Card L#	Code	Yr Blt	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd	RCNLD
1	1	RG1 Frame/Cb/Steel	1984	16 x 24	384	C	1	A	50	3,450



Same

Dwelling Computations				Value Summary			
Base Price	41,460	C&D Factor	55,160	Prior	Cost	Market	Current Apr
Basement	0	Total RCN	57.59	Land	8,330	8,330	0
Heating	0	RCN PSF	57.59	Bldg	29,000	28,320	0
Plumbing	0	CDU	FAIR	Total	37,330	36,650	0
Attic	7,140	%Good	45	Rev Code: 1 - Cost Approach	Land/Bldg Fact	1.00 / 1.00	
Other Feat	0	RCNLD	24,870				
Subtotal	48,600	RCNLD PSF	27.76				
Additions	6,560	OBV & Misc Imp	3,450				
Grade Fact	0.85	Pct Cmpl/Adjfact	100 / 1				
SFLA	896	Tot Card Value	28,320				

1A83C

Ownership		General Information	
Owner:	MOORE RANDY & 28615 COUNTY ROAD 10 FRESNO OH 43824	421 E UNION AVE LUSE: 510 Liv Unit: 1 Zoning: AG LAND USE: N Field Review Flag: Class: R Tax Dist: W/LAFAYETTE CORP-RD0G Mbhd: 00316	

Notes		Legal Desc
		N-Lot 331 N Side 50 X 100 05 DOC 3393

Land Description		Size	Base	Incre	Decre	Int'l 2	Adj	AdjRate	Value
L#	Type Cd	Fact							
1	F 1	50	50.0 x 100	185	90	185		185	8,510

Tot Parcel Size: 0.1148		Deed: 0	
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Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					07/01/05	2	19,100	05-3393	5	0	0
					05/26/98	2	32,500		0		

Same

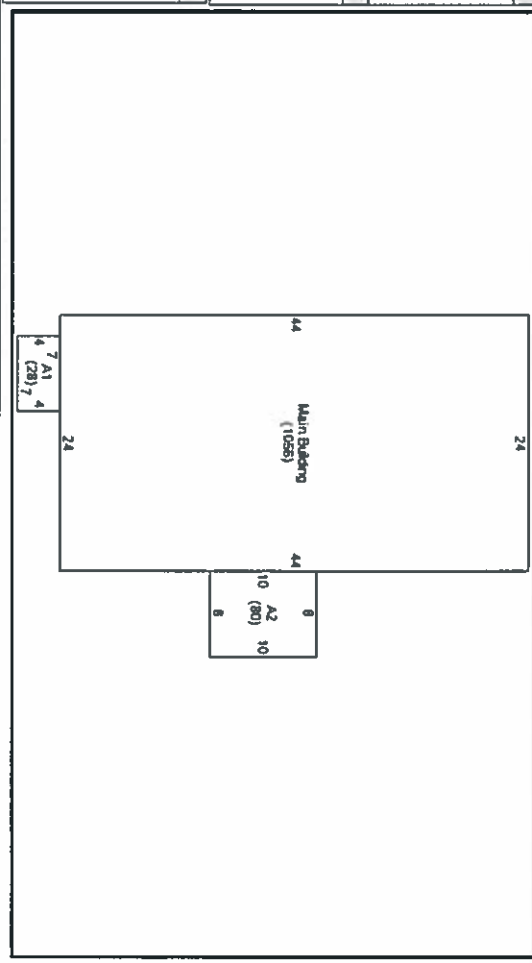
Enter: Date: 12/11/07 Entr Rst: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 1	Plumb Upgr:	Heating: basic	Prefab Fireplace:	Funct % Gd:
Attic: none	Dare Remod:	Phys Cond:	Add Sty Stack(PF):	Funct Desc:
Cnstr: vinyl/metal	Tot Rooms: 5	Int Ext Cnd:	Bsmt Gar # Cars: 0	Econ % Gd:
Style: ranch	Bedrooms: 3	Storm Flood:	Misc Desc 1:	Econ Desc:
Yr Blt: 1974	Fam Rooms: 0	Unfin Area:	Rec Room:	Over Door Tbl:
Yr Remod:	Full Baths: 1	Rec Room:	Fin Bsmt Area:	C&D Descrpt:
Yr Remod:	Half Baths: 0	WBFP Stacks:	CDU:	Condo Level:
Rem Kfr:	Extra Fk: 2	Openings:	Market Adj:	Condo View:
Rem Bath:	Foundation:	Add Sty Stack(WB):		
Elec Upgr:	Bsmt:			

L#	Low	1st	2nd	3rd	Description	Area	RCNLD	Dwelling Computations			
A	0					1,056	30,110	Base Price	54,740	C&D Factor	55,670
D	B 1	35			Mas Sloop/Terrace	28	180	Basement	0	Total RCN	52,31
D	C 2	31			Wddk Wood Decks	80	340	Heating	0	RCN PSF	55
N								Plumbing	0	CDU	55
S								Attic	0	% Good	55
O								Other Feat	0	RCNLD	30,610
B								Subtotal	54,740	RCNLD PSF	28,99
A								Additions	930	OBV & Misc Imp	
Y								Grade Fact	0.78	Pct Cmpl/Adjfact	100 / 1
								SFLA	1,056	Tot Card Value	30,610

Value Summary				Land/Bldg Fact			
Land	8,510	Prior	Cost	8,510	Market	Current	Apr
Bldg	33,440			30,610			
Total	41,950			39,120			
Rev Code:	1 - Cost Approach						

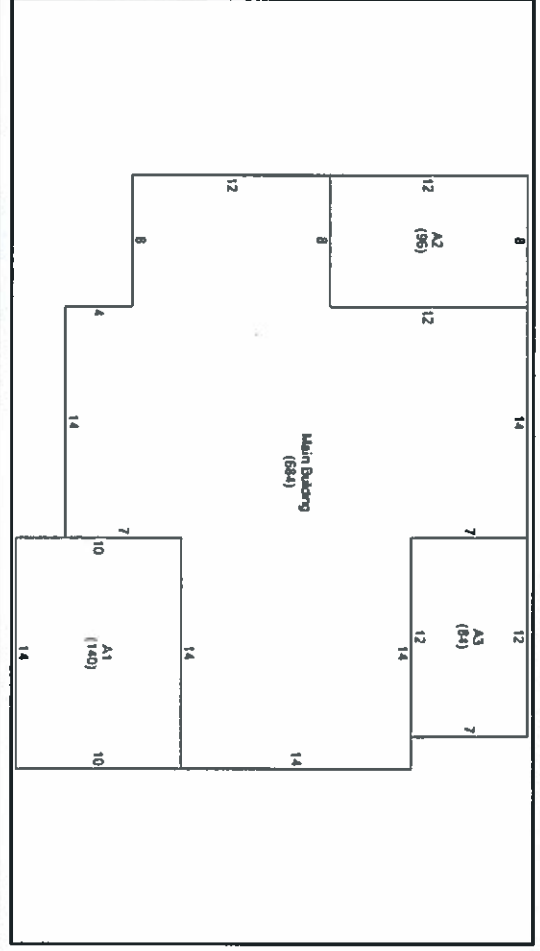


Same

13690

Ownership		General Information	
Owner: MOORE RANDY M & 28615 COUNTY ROAD 10 FRESNO OH 43824		685 E MAIN ST LUSE: 510 Liv Unit: 1 Zoning: AG/LAND USE: N Field Review Flag: Class: R Tax Dist: LAFAYETTE TWP-RDG LS Nbhd: 00316	
Notes		M-Lot 1 78 119 X 150 MARX ADD WALTER A DODD AKA WALTER ARTHUR DODD 06 DOC 3351 Legal Desc	

Land Description		Base		Incre		Decre		Adj		AdiRate		Value	
L#	Type Cd	Fact	Size	Base	Incr	Decr	Int1 2	Adj	AdiRate				
1	F	1	119	119.0 x 150	185		90	185	2	-36	118	11,660	



Building Permit				Sales History				Miscellaneous	
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT#	Valid
					06/28/06	2	38,500	06-3351	1
Tot Parcel Size: 0.4098 Deed: 0				Misc Impr:		Gross Impr:			
				0		0			

Enter: Date: 12/04/07 **Entr Rst:** Left Door Hanger **Spoke With:** Other **Appr:** GH

Improvement Description:

Story Ht: 1.5 Attic: none Constr: frame Style: other Yr Blt: 1895 Yr Remod: Yr Remod: Rem Kit: Rem Bath: Elec Upgr:	Plumb Upgr: Dare Remod: Tot Rooms: Bedrooms: Fam Rooms: Full Baths: Half Baths: Extra Fix: Foundation: Bsmt:	Heating: Phys Cond: Int Ext Cnd: 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: Misc Desc 1: Misc Desc 2: Pct Cmnlt: Grade: CDU: Market Adj:	Funct % Gd: Funct Desc: Econ % Gd: Econ Desc: Over Depr Tbl: C&D Descrip: Condo Level: Condo Type: Condo View:
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L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					664	29,260
B	1	11			Ofp Open Frame Porch	140	1,340
C	2	12			Efp Enclosed Frame Porch	96	1,430
D	3	10			1stfr Frame Addn	84	1,510

Dwelling Computations				Value Summary			
Base Price	58,520	C&D Factor	67,060	Prior	Cost	Market	Current Appr
Basement	0	Total RCN	56.59	11,660	11,660	0	11,660
Heating	0	RCN PSF	56.59	33,560	33,560	0	33,560
Plumbing	0	CDU	50	45,220	45,220	0	45,220
Attic	0	%Good	50				
Other Feat	0	RCNLD	33,560				
Subtotal	58,520	RCNLD PSF	30.23				
Additions	8,540	OBY & Misc Imp	100 / 1				
Grade Fact	0.85	Pct Cmpl/Adjfact	33,560				
SFLA	1,110	Tot Card Value					

15830

Ownership		General Information	
Owner: MOORE RANDY M JLRS & 28615 COUNTY ROAD 10 FRESNO OH 43824		EPARK AV LUSE: 500 Liv Unit: 0 Class: R Nbrhd: 00116 Zoning: Field Review Flag: Tax Dist: W/LAFAYETTE CORP-RDG	
Notes		Legal Desc N-Lot 38 50 X 150 BOYD'S FIRST ADDITION 07 DOC 3148	

Land Description											
L#	Typ	Cd	Fact	Size	Base	Incre	Decre	Inft 1 2	Adj	AdjRate	Value
1	F	1	50	50.0 x 150	200	100	200	2	-33	134	7,440
Tot Parcel Size: 0.1722					Deed: 0						

Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					06/27/07	2	41,100	07-314E	1	0	0
					10/18/06	2			4		
					04/02/02						
					08/23/95	1			4		

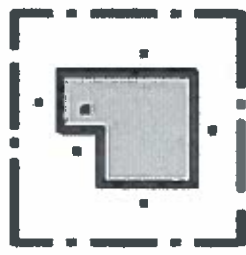
Enter: Date: 12/18/07 Entr Rslt: Vacant Land Spoke With: Other Appr: GH

Improvement Description:

Story Ht:	Plumb Upgr:	Heating:	Prefab Fireplace:	Funct % Gd:
Attic:	Dore Ramod:	Phys Condi:	Add Sty Stack(PF):	Funct Desc:
Cnstr:	Tot Rooms:	Int Ext Cnd:	Bsmt Gar # Cars:	Econ % Gd:
Style:	Bedrooms:	Storm Flood:	Misc Desc 1:	Over Dear Tbl:
Yr Blt:	Fam Rooms:	Unfin Area:	Pct Cmpl:	C&D Descrip:
Eff Year:	Full Baths:	Rec Room:	Grade:	Condo Level:
Yr Ramod:	Half Baths:	Fin Bsmt Area:	CDU:	Condo Type:
Ram Klt:	Extra Fk:	WBFP Stacks:	Market Adj:	Condo View:
Ram Bath:	Foundation:	Openings:		
Bec Upgr:	Bsmt:	Add Sty Stack(WB):		

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 Cmpl/Adjfact					
SFLA						Tot Card Value					
Value Summary						Current Apr					
Land						7,440					
Bldg						0					
Total						7,440					
Rev Code: 1 - Cost Approach						Land/Bldg Fact 1.00 / 1.00					

Sorry, no sketch available for this record



Same

2605

PARCEL ID 020-16120026-00

JUR: 000

TAX YEAR: 2018

DT MAP RTG: 0161 20 026 00

COSHOCOTON - Property Card

Printed: 03/02/18

Card: 1 of 1

Appr#:

Input Dec: / / D: _____

Ownership

Owner: MOORE RANDY M JLRS &
28615 COUNTY ROAD 10
FRESNO OH 43824

General Information

128 E PARK AV
LUSE: 510
Liv Unit: 1
Zoning: AG LAND USE: N
Field Review Flag: Class: R
Tax Dist: WLAFAYETTE CORP-RDG Ndbnd: 00116

Notes

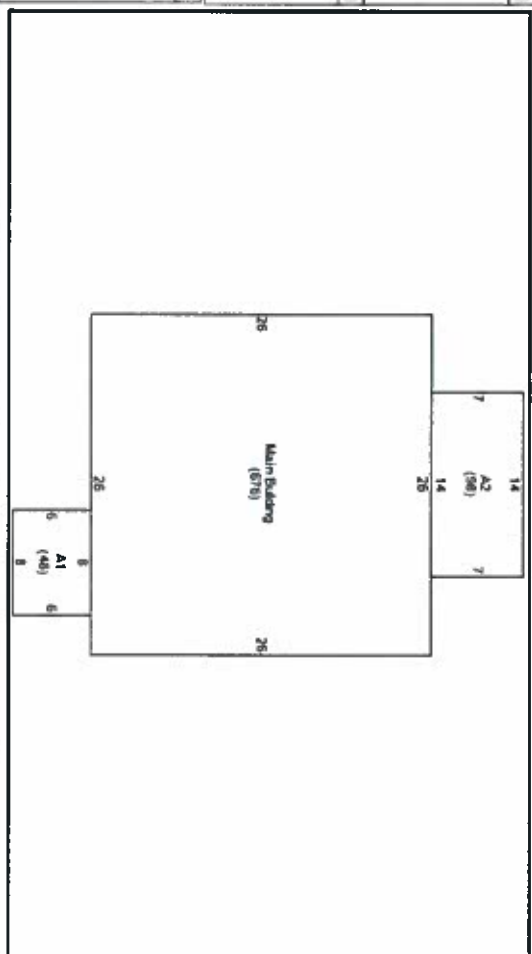
Legal Desc
N-LOT 40 50 X 150
BOYDS FIRST ADDITION
07 DOC 3148

Land Description

L#	Typ	Cd	Fact	Size	Base	Incre	Decre	Int'l 2	Adj	AdjRate	Value
1	F	1	50	50.0 x 150	200	100	200	2	-33	134	7,440

Tot Parcel Size: 0.1722

Deed: 0



Building Permit

Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:
06/27/07					06/27/07	2	41,100	07-314E	1	200
10/18/06					10/18/06	2			4	0
04/02/02					04/02/02	2			4	
08/30/95					08/30/95	2			4	

Enter: Date: 12/18/07

Spoke With: Other

Appr: GH

Improvement Description:

Story Ht: 1
Attic: full-in
Cnstr: frame
Style: other
Yr Blt: 1930
Est Year:
Yr Remod:
Rem Klt:
Rem Bath: no
Elec Upgr:
Plumb Upgr:
Dare Remod:
Tot Rooms: 5
Bedrooms: 2
Fam Rooms: 0
Full Baths: 1
Half Baths: 0
Extra Fk: 5
Foundation: full
Heating: basic
Phys Cond: basic
Int Ext Cnd: same
Storm Flood: same
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 Cmpdt:
Grade: DO
CDU: FR
Market Adj:
Funct % Gd:
Funct Desc:
Econ % Gd:
Econ Desc:
Over Dear Tbl:
C&D Descrpt:
Condo Level:
Condo Type:
Condo View:

Card L# Code

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A 0						676	22,700
B 1					Mo Conc/Brick Patio	48	50
D C 2					Ofp Open Frame Porch	98	770

Card L# Code

Yr Blt	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd	RCNLD

Dwelling Computations

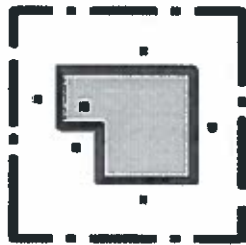
Base Price	41,500	C&D Factor	52,280
Basement	0	Total RCN	54.18
Heating	0	RCN PSF	FAIR
Plumbing	1,800	CDU	45
Attic	7,150	% Good	23,500
Other Feat	0	RCNLD	24.84
Subtotal	50,450	RCNLD PSF	
Additions	1,830	OBY & Misc Imp	100 / 1
Grade Fact	0.78	Pct Cmpdt/Adjfact	23,500
SFLA	946	Tot Card Value	

Value Summary

Land	7,440	Prior	7,440	Cost	7,440	Market	Current Apr
Bldg	23,700		23,700		23,700		
Total	31,140		31,140		31,140		
Rev Code: 1 - Cost Approach							

10960

Ownership		General Information	
Owner: MOORE RANDY M JURS & 28615 COUNTY ROAD 10 FRESNO OH 43824		210 N OAK ST LUSE: 589 Liv Unit: 1 Zoning: AGLAND USE N Class: R Nbrhd: 00116 Field Review Flag: MOBILE HOME ON PROPER Tax Dist: W LAFAYETTE CORP-RDG	
Notes		M-LOT 419 50 X 150 09 DOC 2948 Legal Desc	



Sorry, no sketch available for this record

Land Description		Size		Base		Incre		Decre		Adj		Value	
L#	Typ	Cd	F/Act										
1	F	1	50	50.0 x 150		200	100	200	2	-19	162	8,990	

Tot Parcel Size: 0.1722 Deed: 0
 Building Permit Sales History Miscellaneous
 Date Number Amount Purpose O/C Sale Date Type Price LT # Valid Misc Impr: Gross Impr:

Enter Date: 11/28/95	Enter Rst: Estimated For Misc. Reasons	Spoke With: Other	Appr: 120
Improvement Description:			

Story Ht: Attic: Constr: Style: Yr Blt: Eff Year: Yr Remod: Ram Kit: Ram Bath: Elec Upgr:	Plumb Upbr: Dore Remod: Tot Rooms: Bedrooms: Fam Rooms: Full Baths: Half Baths: Extra Fix: Foundation: Bemt:	Heating: Phys Cond: Int Ext Cnd: Storm Flood: Unfin Area: Rec Room: Fin,Basmt Area: W/BFP Stacks: Openings: Add Sty Stack(WB):	Prefab Fireplace: Add Sty Stack(PF): Bemt Gar # Cars: Misc Desc 1: Misc Desc 2: Pct Cmpbt: Grade: CDU: Market Adj:	Funct % Gd: Funct Desc: Econ % Gd: Econ Desc: Over Dear Tbl: C&D Descrip: Condo Level: Condo Type: Condo View:
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														Dwelling Computations						
														Base Price		C&D Factor		AVERAGE		
														Basement	Total RCN	RCN PSF	CDU			
														Heating						
														Plumbing						
														Attic						
														Other Feat	0	% Good				
														Subtotal	RCNLD PSF					
														Additions	OBY & Misc Imp					
														Grade Fact	Pct Cmpl/Adjfact					
														SFLA	Tot Card Value					
														Value Summary		Prior	Cost	Market	Current Appr	
					Land			8,990		8,990	0		8,990							
					Bldg			2,790		2,790	0		2,790							
					Total			11,780		11,780	0		11,780							
					Rev Code:	1 - Cost Approach							Land/Bldg Fact	1.00 / 1.00						

4130

Ownership: MOORE RANDY M JURS & 212 N OAK ST AG LAND USE: N
28615 COUNTY ROAD 10 LUSE: 510 Class: R
FRESNO OH 43824 Lvl Unit: 1 Nbrd: 00116
Zoning: Field Review Flag:
Tax Dist: W/LAFAYETTE CORP-RDGS

Notes: N-LOT 418 PT 30 X 150 Legal Desc: 09 DOC 2948

Land Description		Size	Base	Incre	Decre	Intfl 2	Adj	AdRate	Value
L#	Type Cd	Fact							
1	F 1	30	30.0 x 150	200	100	200	2	-19	162
									5,390

Tot Parcel Size: 0.1033 Deed: 0

Building Permit			Sales History			Miscellaneous	
Date	Number	Amount Purpose	O/C	Sale Date	Type	LT #	Valid
				08/05/09	2	34,400	09-294E 1
				05/01/92	2		8

Enter Date: 12/17/07 Entr Rslt: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description: Story Ht: 1 Plumb Upgr: Heating: air conditioner Prefab Fireplace: Add Sty Stack(PF): Funct % Gd: Attic: pl-in Dore Remod: 4 Phys Cond: same Add Sty Stack(PF): 0 Funct Desc: Constr: frame Tot Rooms: 4 Int Ext Cnd: 0 Bsmt Gar # Cars: 0 Econ % Gd: Style: cape cod Yr Bld: 1900 Storm Rooms: 0 Unfin Area: Misc Desc 1: Econ Desc: Yr Remod: 1 Full Baths: 1 Rec Room: Misc Desc 2: Over Depr Tbl: Yr Remod: 1 Half Baths: 0 Fin Bsmt Area: C&D Descrip: 0 Condo Level: Ram Klt: no Extra Ftx: 2 WBFP Stacks: 0 Condo Type: Ram Bath: no Foundation: 0 Market Adj: Condo View: Elec Upgr: Bsmt: full Add Sty Stack(WB): 0

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					676	19,540
D	B 1	10			1st Frame Addn	128	1,730
D	C 2	12			Efp Enclosed Frame Porch	312	3,450
N	D 3	13			F Gar Frame Garage	336	1,940

Card L#	Code	Yr Bld	W x L	Area	Gd	Units	Mod Cd	Cond	%Gd	RCNLD
O										
B										
Y										

Dwelling Computations									
Base Price		37,250	C&D Factor		59,250				
Basement		0	Total RCN		53,81				
Heating		1,430	RCN PSF		53,81				
Plumbing		4,750	CDU		45				
Attic		0	% Good		26,640				
Other Feat		43,430	RCNLD PSF		28,37				
Subtotal		15,820	RCNLD PSF		100 / 1				
Additions		0.70	OBY & Misc Imp		26,640				
Grade Fact		939	Pct Cmp/Adjfact		100 / 1				
SFLA		939	Tot Card Value		26,640				
Value Summary									
Prior		5,390	Cost		5,390	Market		Current Appr	5,390
Land		5,390	Bldg		26,640	Land/Bldg Fact		1.00 / 1.00	5,390
Total		32,030	Rev Code: 1 - Cost Approach		32,030				

11210

Ownership
Owner: MOORE RANDY M &
28615 COUNTY ROAD 10
WARSAW OH 43844

General Information
520 N 15TH ST
LUSE: 510
Liv Unit: 1
AGLAND USE: N
Class: R
Zoning: Nbhd: 00415
Field Review Flag:
Tax Dist: COSHOCTON CORP - CSD

Notes
N-Lot 1206 50 X 150
10 DOC 939
Legal Desc

Land Description

L#	Typ	Cd	Fact	Size	Base	Incre	Decre	Int'l 2	Adj	AdlRate	Value
1	F	1	50	50.0 x 150	150	75	150			150	8,330

Tot Parcel Size: 0.1722 Deed: 0

Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					03/25/10	2	20,800	10-93E	0	0	0
					12/16/98	2	25,500		0		
					12/16/98	2	8,500		0		
					07/20/92	2			8		

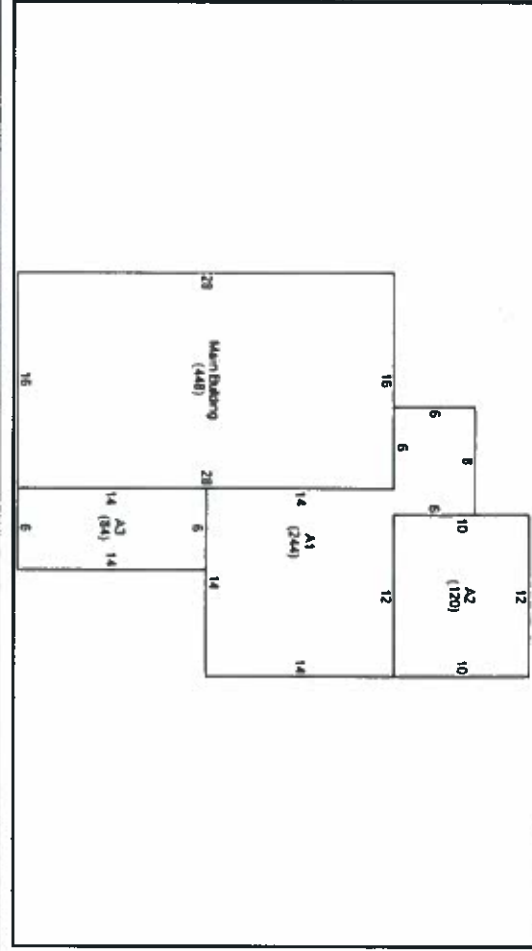
Enter Date: 03/06/08 Enter Rst: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 2 Plumb Upgr: Heating: basic Prefab Fireplace: Funct % Gd: 0
Attk: none Dore Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: Econ % Gd: 0
Cnstr: vinyl/metal Tot Rooms: 5 Int Ext Cnd: same Bsmt Gar # Cars: 0
Style: other Badrooms: 2 Storm Flood: Unfin Area: Misc Desc 1: Econ Desc: 0
Yr Blt: 1900 Fam Rooms: 0 Rec Room: Pct Cmbt: C&D Descrip: 0
Efr Year: Full Baths: 1 Fin Bsmt Area: W/BFP Stacks: 0 Condo Level: 0
Yr Remod: Half Baths: 2 Extra Fk: 0 CDU: AV Condo Type: 0
Ram Kfr: Foundation: 0 Add Sty Stack(WB): Market Adj: Condo View: 0
Ram Bath: no Bsmt: part Add Sty Stack(WB): 0

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					448	23,840
D	B 1	50	10		1st Fr Frame Addn/Unf Basement	244	4,620
D	C 2		32		Mp Conc/Brick Palko/Canpy Canopy	120	510
N	D 3		11		Ofp Open Frame Porch	84	740

Card L# Code **Yr Blt** **W x L** **Area** **Gd** **Units** **Mod Cd** **Cond** **%Gd** **RCNLD**



Same

Dwelling Computations

Value Summary	Prior	Cost	Market	Current Appr
Land	8,330	8,330	0	8,330
Bldg	31,520	31,520	0	31,520
Total	39,850	39,850	0	39,850
Rev Code: 1 - Cost Approach			Land/Bldg Fact	1.00 / 1.06

Base Price 49,730 C&D Factor 59,410
Basement -2,050 Total RCN 47
Heating 0 RCN PSF 47
Plumbing 0
Attic 0 % Good 50
Other Feat 0 RCNLD 29,740
Subtotal 47,680 RCNLD PSF 26.09
Additions 11,730 OBY & Misc Imp
Grade Fact 0.78 Pct Cmp/Adjfact 100 / 1
SFLA 1,140 Tot Card Value 29,740

13956

Ownership		General Information	
Owner: MOORE RANDY M JR/RS & 16 INDIAN CIRCLE WEST LAFAYETTE OH 43845		16 INDIAN CIRCLE LUSE: 510 Liv Unit: 1 Zoning: AG LAND USE: N Field Review Flag: Class: R Tax Dist: WLAFAYETTE CORP-RDG Nbhd: 00516	

Notes		Legal Desc	
		IN LOT 922 43.15 X 112.39 INDIAN MEADOW ADDN 10 DOC 667	

Land Description		Size		Base		Incr		Decr		Adj		AdlRate		Value	
L#	Typ Cd	Frac	Size	Base	Incr	Decr	Int1 2	Adj	AdlRate	Value					
1	F	1	43.1	66.0 x 100	210	105	210		210	12,170					

Tot Parcel Size: 0.1515		Deed: 0	
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Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					03/01/10	2	34,500	10-667	0	200	0

Enter Date: 12/03/07 Entr Rst: Left Door Hanger Spoke With: Other Appr: BB

Improvement Description:		Heating:		Prefab Fireplace:		Funct % Gd:	
Story Ht: 1	Plumb Upgr:	Phys Cond: basic		Add Sty Stack(PF):		Func Desc:	
Attic: none	Dare Remod:	Int Ext Cnd: same		Beam Gar # Cars: 0		Econ % Gd:	
Cnstr: vinyl/metal	Tot Rooms: 5	Storm Flood:		Misc Desc 1:		Over Dear Tbl:	
Style: bungalow	Bedrooms: 2	Unfin Area:		Misc Desc 2:		C&D Descrip:	
Yr Blt: 1970	Fam Rooms: 0	Rec Room: 400		Pct Cmbt:	100	Condo Level:	
Eff Year:	Half Baths: 1	Fin.Bemt Area:		Grade:	DD	Condo Type:	
Yr Remod:	Extra Fix: 2	WBFP Stacks:		CDU:	AV	Condo View:	
Rem Klt:	Foundation:	Openings:		Market Adj:			
Rem Bath: no	Bemt:	Add Sty Stack(WB):					
Elec Upgr:							

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					960	35,410

Card L#	Code	Yr Blt	W x L	Area Gnd	Units	Mod Cd	Cond	%Gd	RCNLD
O									
B									
&									
Y									

Value Summary		Dwelling Computations		C&D Factor		Total RCN		RCN PSF		CDU		% Good		RCNLD PSF		RCNLD		AVERAGE	
Land	12,170	Prior	Cost	Market	Current Apr	Base Price	51,280	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
Bldg	35,610					Basement	0	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
Total	47,780					Plumbing	0	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
Rev Code: 1 - Cost Approach						Attic	0	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
						Other Feat	3,200	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
						Subtotal	54,480	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
						Additions	0.78	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
						Grade Fact	960	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1
						SFLA	960	0	0	0	0	0	0	54,480	56.75	65	35,410	36.89	100 / 1

Same

16720

Ownership		General Information	
Owner:	MOORE RANDY M & 28615 COUNTY RD 10 FRESNO OH 43824	333 N 10TH ST REAR LUSE: 510 Liv Unit: 1 Zoning: Field Review Flag: Tax Dist: COSHOCTON CORP - CSD	AG LAND USE: N Class: R Nbhd: 00415
Notes		Legal Desc	
CMB 043-3936-00 & 3937-00 MISKIMEN		M-Lot 474 52 X 48 + M-Lot 475 REAR PT 48 X 52 = .1146 AC	

Land Description		Size	Base	Incre	Decre	Infl 1	2	Adj	AdRate	Value
L#	Type Cd	Fract								
1	F 1	52	52.0 x 150	150	75	150			150	8,660
2	F 2	52	52.0 x 102	-150	-75	-150			-150	-7,250
3	F 1	52	52.0 x 150	150	75	150			150	8,660
4	F 2	52	52.0 x 102	-150	-75	-150			-150	-7,250
Tot Parcel Size:		0.1146		Deect: 0						

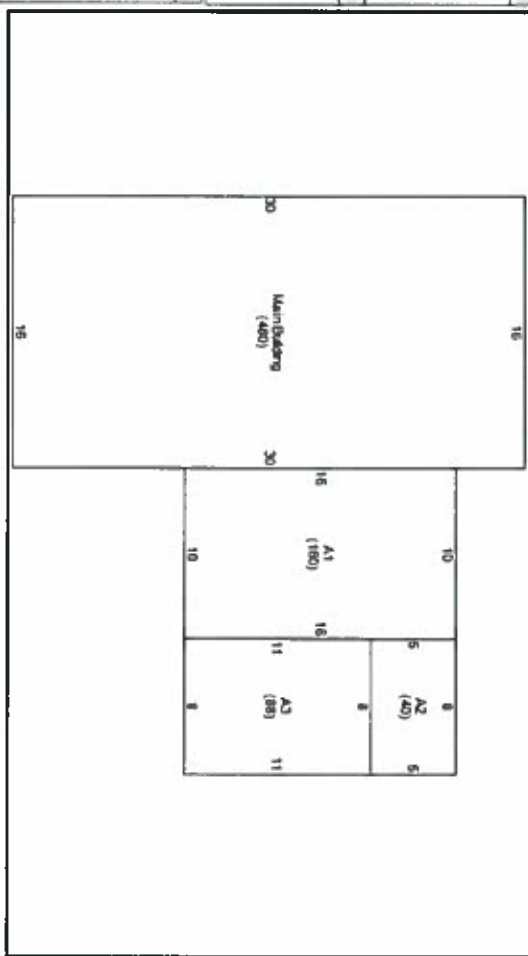
Building Permit				Sales History				Miscellaneous			
Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					01/12/15	2	9,000		8	0	0
					03/15/13	2	10,000		2		

Enter Date: 03/05/08 Entr Rst: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 2 Plumb Updr: Heating: basic Prefab Fireplace: Funct % Gd: 0
Attic: none Dore Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: Econ % Gd: 0
Cnstr: vinyl/metal Tot Rooms: 5 Int Ext Cnd: same Storm Flood: Misc Desc 1: Econ Desc: 0
Style: old style tw o story Bedrooms: 2 Storm Flood: Misc Desc 2: Econ Desc: 0
Yr Blt: 1920 Fam Rooms: 0 Unfin Area: Rec Room: Pct Cmpl: Over Dear Tbl: C&D Descrip: 0
Eff Year: Full Baths: 1 Half Baths: 0 Fin Bsmt Area: W/BFP Stacks: Condo Level: Condo Type: Condo View: 0
Yr Remod: Ram Klt: Extra Fk: 2 Foundation: Add Sty Stack(WB): Market Adj: Condo View: 0
Ram Bath: no Bsmt: full Add Sty Stack(WB): Market Adj: Condo View: 0
Elec Upgr: Add Sty Stack(WB): Market Adj: Condo View: 0

	<u>L#</u>	<u>Low</u>	<u>1st</u>	<u>2nd</u>	<u>3rd</u>	<u>Description</u>	<u>Area</u>	<u>RCNLD</u>			
A	A 0						480	18,420			
D	B 1		10			1st Fr Frame Addn	160	1,890			
D	C 2		35	32		Mas Sloop/Terrace/Canpy Canopy	40	250			
N	D 3		33	32		Mp Conc/Brick Patio/Canpy Canopy	88	270			
S											
O	<u>Card L#</u>	<u>Code</u>	<u>Yr Blt</u>	<u>W x L</u>	<u>Area</u>	<u>Grd</u>	<u>Units</u>	<u>Mod Cd</u>	<u>Cond</u>	<u>%Gd</u>	<u>RCNLD</u>
B	1	RG1	Frame/ Ch/ Steel	1950	22 x 24	528	C	1	A	40	3,380
Y											



Scene

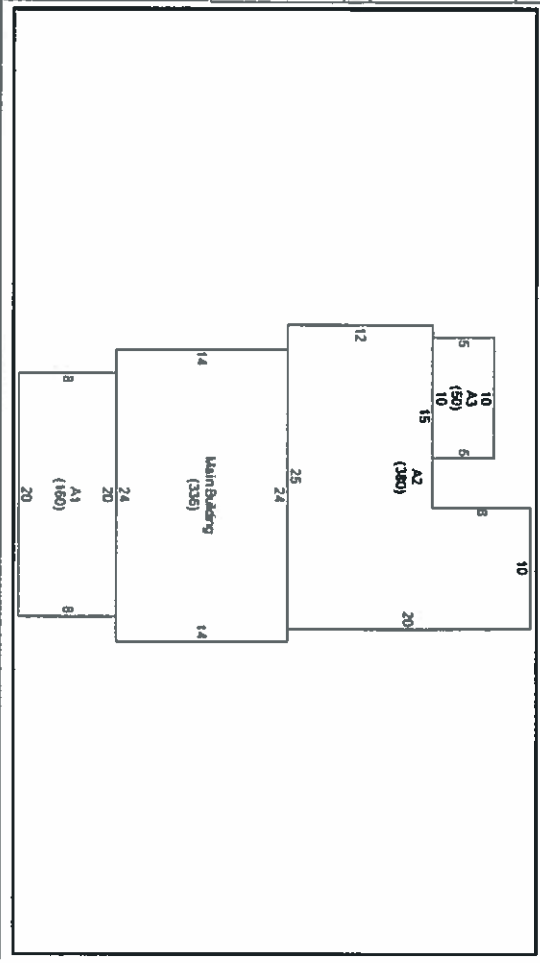
Dwelling Computations			
Base Price	46,060	C&D Factor	52,080
Basement	0	Total RCN	43,27
Heating	0	RCN PSF	FAIR
Plumbing	0	CDU	40
Attic	0	% Good	20,820
Other Feat	0	RCNLD	18,59
Subtotal	46,060	RCNLD PSF	3,380
Additions	6,020	OBY & Misc Imp	100 / 1
Grade Fact	0.70	Pct Cmpl/Adjfact	24,200
SFLA	1,120	Tot Card Value	

Value Summary			
Land	2,820	Prior	2,820
Bldg	25,650	Cost	25,650
Total	28,470	Market	28,470
Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.05

9970

Ownership		General Information	
Owner: MOORE RANDY & 28615 COUNTY RD 10 FRESNO OH 43824	316 E UNION AVE LUSE: 510 Liv Unit: 1 Zoning: AGLAND USE: N Field Review Flag: Class: R Tax Dist: W LAFAYETTE CORP-RD03 Nhd: 00316		
Notes			
Legal Desc: N-LOT 200 PT W 1/2 40 X 91.5 99 DOOU 7705			

Land Description		Size	Base	Incre	Decre	Int'l 2	Adj	AdlRate	Value
L#	Typ Cd	Fact							
1	F	1	40	40.0 x 92	185	90	185	185	6,510



Building Permit			Sales History			Miscellaneous	
Date	Number	Amount Purpose	O/C	Sale Date Type	Price	LT #	Valid
				03/19/15	20,000	2	5
				11/10/99	51,000	2	0

Enter: Date: 12/11/07 Entr Rst: Info At Door Spoke With: Owner Appr: GH

Improvement Description:	
Story Ht: 1.5	Plumb Upbr: Heating: basic
Attic: none	Dore Remod: Prefab Fireplace: Add Sty Stack(PF):
Cnstr: vinyl/metal	Tot Rooms: 6 Int Ext Cnd: same
Style: other	Bedrooms: 3 Storm Flood: Misc Desc 1: 0
Yr Blt: 1910	Fam Rooms: 0 Unfin Area: Misc Desc 2: 100
Eff Year:	Full Baths: 1 Rec Room: Pct Cnclt: 0
Yr Remod:	Fin.Bsm't Area: C&D Descrip: 0
Rem Klt:	Half Baths: 0 Grade: DO
Rem Bath:	Extra Fix: 2 Foundation: WBFP Stacks: FR
Bec Upgr:	Bemt: Add Sty Stack(WB): Market Adj: Condo Type: Condo View:

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					336	19,220
D	B	1			Ofp Open Frame Porch	160	1,400
D	C	2	50		1st Fr Frame Addn/Unit Basement	380	7,200
N	D	3	12		Efp Enclosed Frame Porch	50	690

Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
1	1	RG1	Frame/ Chl Steel	1910	14 x 22	308 D	1	F	30	1,420
2	2	RC2	Canopy	1910	10 x 20	200 C	1	F	15	180

Value Summary				
	Prior	Cost	Market	Current Appr
Land	6,510	6,510	0	6,510
Bldg	30,120	30,120	0	30,120
Total	36,630	36,630	0	36,630
Rev Code: 1 - Cost Approach				
		Land/Bldg Fact	1.00 /	1.00

12820

PARCEL ID 043-00001177-00

JUR: 000

TAX YEAR: 2018 DT MAP RTG: 0151 08 252 00

PIN#:

COSHOCTON - Property Card

Printed: 03/02/18 Card: 1 of 1

Appr#:

Input Die: / / D:

Ownership

Owner: MOORE RANDY M & J LRS
28615 COUNTRY ROAD 16
FRESNO OH 43824

General Information

502 N 15TH ST
LUSE: 510
Liv Unit: 1
AGLAND USE: N
Class: R
Zoning: 00415
Field Review Flag:
Tax Dist: COSHOCTON CORP - CSD

Notes

IN LOT 1209 50 X 150
09 DOC 4557

Legal Desc

00FIREPLACE SEALED

Land Description

L#	Typ	Cd	Fact	Size	Base	Incr	Decre	Int'l 2	Adj	AdjRate	Value
1	F	1	50	50.0 x 150	150	75	150			150	8,330

Tot Parcel Size: 0.1722 Deed: 0

Building Permit

Date	Number	Amount	Purpose	O/C
04/15/2009	999999999	3,500	SD	C

Sales History

Date	Sale Date	Type	Price	LT #	Vald
12/23/16	12/23/16	2	7,600	0	0
12/15/09	12/15/09	2		09-4557	4

Miscellaneous

Misc Impr:	Gross Impr:
0	0

Enter Date: 03/05/08 Entr Rst: Left Door Hanger

Spoke With: Other

Appr: GH

Improvement Description:

Story Ht: 1 Plumb Upbr: Heating: air conditioner Prefab Fireplace: Funct % Gd: 0
Attic: vinyl/metal Dore Remod: 4 Int Ext Crd: same Add Sty Stack(PF): Econ % Gd: 0
Cnstr: vinyl/metal Tot Rooms: 2 Storm Flood: Misc Desc 1: Misc Desc 2: Over Dear Tbl: 0
Style: cape cod Yr Bld: 1941 Full Baths: 1 Rec Room: Pct Cmpld: C&D Descrip: 0
Yr Remod: 0 Half Baths: 2 Fin.Bsmnt Area: Grade: Condo Level: 1
Rem Ktr: 2 Extra Fix: 0 WBFP Stacks: 0 Condo Type: 1
Rem Bath: no Foundation: full Openings: 0 Market Adj: Condo View: 0
Bec Upgr: Bsmnt: Add Sty Stack(WB):

Area

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					720	31,230
D	B	1	11		Ofp Open Frame Porch	60	680

Dwelling Computations

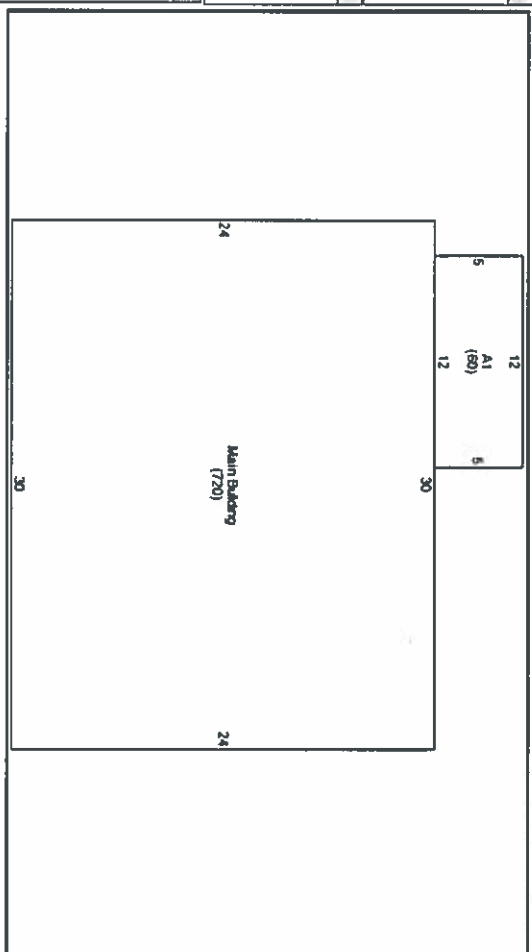
Base Price	50,640	C&D Factor	58,020
Basement	0	Total RCN	79.83
Heating	1,940	RCN PSF	55
Plumbing	4,200	CDU	31,930
Attic	0	%Good	44.35
Other Feat	56,780	RCNLD	3,540
Subtotal	1,240	RCNLD PSF	100 / 1
Additions	0.92	OBY & Misc Imp	35,470
Grade Fact	720	Pct Cmpl/Adjfact	
SFLA		Tot Card Value	

Card

Card L#	Code	Yr Bld	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD	
1	1	RG1	Frame/Cb/Steel	1942	22 x 38	836	C	1	F	30	3,540

Value Summary

Land	8,330	Prior	8,330	Cost	Market	Current App	8,330
Bldg	37,600		37,600				37,600
Total	45,930		45,930				45,930
Rev Code: 1 - Cost Approach							
Land/Bldg Fact							1.00 / 1.05



Same

16.080

Ownership General Information

Owner: MOORE RANDY M & J LRS
28615 COUNTRY ROAD 10
FRESNO OH 43824

1123 ORCHARD ST
LUSE: 510
Liv Unit: 1
Class: R
Zoning: N
Field Review Flag: 00415
Tax Dist: COSHOCTON CORP - CSD

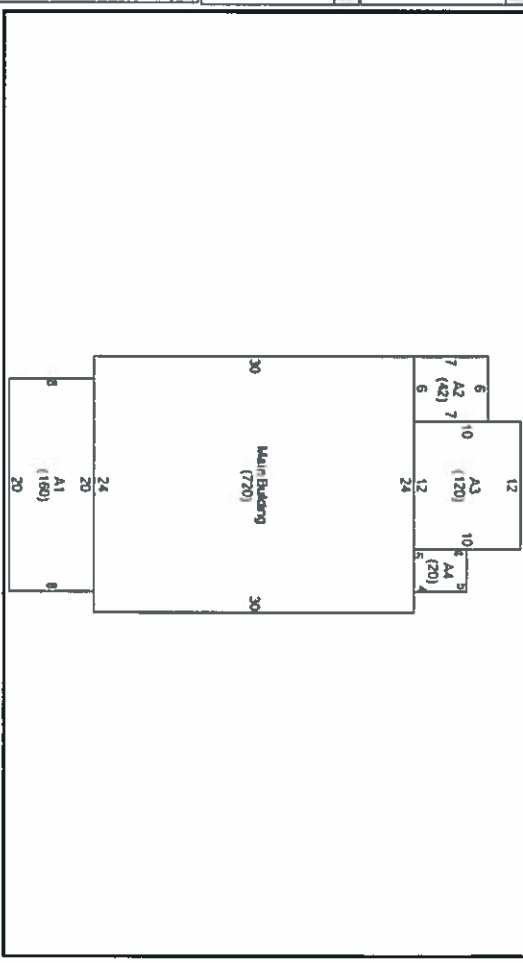
Notes

Legal Desc
N-LOT 1144 EPT 33.4 X
140

Land Description

L#	Type	Cd	Fact	Size	Base	Incre	Decre	Intfl 2	Adj	AdRate	Value
1	F	1	33.4	33.0 x 140	150	75	150			150	5,350

Tot Parcel Size: 0.1061 Deed: 0



Building Permit					Sales History				Miscellaneous		
<u>Date</u>	<u>Number</u>	<u>Amount</u>	<u>Purpose</u>	<u>O/C</u>	<u>Sale Date</u>	<u>Type</u>	<u>Price</u>	<u>LT #</u>	<u>Valid</u>	<u>Misc Impr:</u>	<u>Gross Impr:</u>
					12/22/17	2	35,620		0		0
					07/19/17	2			4		

Enter: Date: 03/17/08 Entr Rstt: Left Door Hanger Spoke With: Other Appr: GH

Improvement Description:

Story Ht: 2 Plumb Upgr: Heating: basic Prefab Fireplace: Add Sty Stack(PF): Funct % Gd: 0
Attic: none Dore Remod: Phys Cond: Add Sty Stack(PF): Funct Desc: Econ % Gd: 0
Cnstr: brick Tot Rooms: 9 Int Ext Cnd: Same Misc Desc 1: Econ Desc: Econ Desc: 0
Style: other Storm Flood: Unfin Area: Rec Room: Pct Cmbt: Over Door Tbl: C&D Descrip: 0
Yr Blt: 1910 Fam Rooms: 0 Full Baths: 1 Fin.Bsmt Area: W/BFP Stacks: 0 Condo Level: Condo Type: 0
Yr Remod: Full Baths: 1 Half Baths: 4 Foundation: Add Sty Stack(WB): Market Adj: Condo View: 0
Rem Ktr: Rem Bath: no Bsmt: full Add Sty Stack(WB): Market Adj: Condo View: 0
Elec Upgr: Elec Upgr: no Bsmt: full Add Sty Stack(WB): Market Adj: Condo View: 0

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	0					720	24,560
B	1	21			Orp Open Masonry Porch	160	1,110
C	2	21			Orp Open Masonry Porch	42	290
D	3	20	10		1s Masonry/1sfr Frame Addn	120	2,400
E	4	10			1sfr Frame Addn	20	220

Card L# Code Yr Blt W x L Area Gd Units Mod Cd Cond %Gd RCNLD

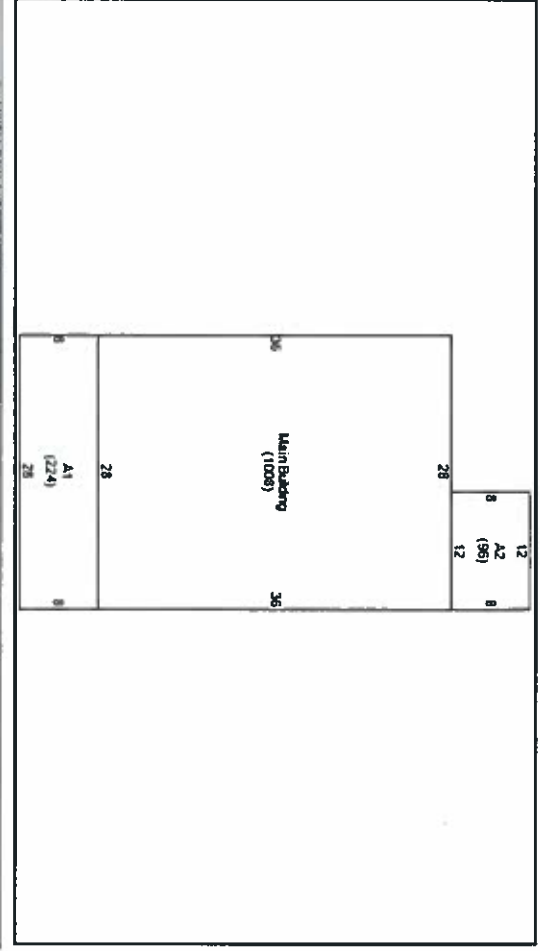
Value Summary	Prior	Cost	Market	Current Apr
Land	5,350	5,350	0	5,350
Bldg	30,270	30,270	0	30,270
Total	35,620	35,620	0	35,620

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

12461

Ownership		General Information	
Owner: MOORE RANDY M & 28615 COUNTY RD 10 FRESNO OH 43824	612 N KIRK ST LUSE: 511 Liv Unit: 1 Zoning: Field Review Flag: Tax Dist: W LAFAYETTE CORP-RD0G	AG LAND USE: N Class: R Nbhd: 00116	
Notes		PT LOT 11 INCLUDES VAC ALLEY	

Land Description		Size	Base	Incre	Decre	Int'l 2	Adj	AdjRate	Value
L#	Typ Cd	Fact							
1	A	1	0.333	20000	20000	20000	4	69	11,270



BUILDING PERMIT					SALES HISTORY			MISCELLANEOUS			
<u>Date</u>	<u>Number</u>	<u>Amount</u>	<u>Purpose</u>	<u>O/C</u>	<u>Sale Date</u>	<u>Type</u>	<u>Price</u>	<u>LT #</u>	<u>Valid</u>	<u>Misc Impr:</u>	<u>Gross Impr:</u>
					09/23/16					300	0
					09/23/16						
					04/02/02						
					12/02/99						
								99-8164			

Enter Date: 12/18/07 Entr Rst: Left Door Hanger Spoke With: Other Appr: GH

Story Ht: 1	Plumb Upgr:	Heating: basic	Prefab Fireplace:	Funct % Gd:
Attic: full-in	Dere Remod:	Phys Cond:	Add Sty Stack(PF):	Funct Desc:
Cnstr: vinyl/metal	Tot Rooms: 5	Int Ext Cnd:	Beam Gar # Cars: 0	Econ % Gd:
Style: other	Bedrooms: 3	Storm Flood:	Misc Desc 1:	Econ Desc:
Yr Blt: 1920	Fam Rooms: 0	Unfin Area:	Misc Desc 2:	Over Dear Tbl:
Eff Year:	Full Baths: 2	Rec Room:	Pct Cntrl:	C&D Descrip:
Yr Remod:	Half Baths: 0	Fin.Basmt Area:	Grade:	Condo Level:
Rem Klt:	Extra Fix: 2	WBFP Stacks:	CDU:	Condo Type:
Rem Bath:	Foundation:	Openings:	Market Adj:	Condo View:
Elec Upgr:	Basmt:	Add Sty Stack(WB):		

L#	Low	1st	2nd	3rd	Description	Area	RCNLD
A	A	0				1,008	31,370
D	B	1	19		Omp Open Masonry Porch/Fin A Attic-Finished	224	3,010
D	C	2	12		Efp Enclosed Frame Porch	96	1,290
N							
S							

Dwelling Computations			
Base Price	57,770	C&D Factor	79,260
Basement	0	Total RCN	52,46
Heating	0	RCN PSF	52,46
Plumbing	2,000	CDU	FAIR
Attic	9,950	% Good	45
Other Feat	0	RCNLD	35,670
Subtotal	69,720	RCNLD PSF	25,28
Additions	9,540	OBY & Misc Imp	100 / 1
Grade Fact	0.85	Pct Cntrl/Adjfact	35,670
SFLA	1,411	Tot Card Value	

Card L#	Code	Yr Blt	W x L	Area	Grd	Units	Mod Cd	Cond	%Gd	RCNLD
O										
B										
&										
Y										

Value Summary			
Land	11,270	Prior	11,270
Bldg	35,970	Cost	35,970
Total	47,240	Market	47,240
Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.00

14530