

REAL PROPERTY CONVEYANCE FEE STATEMENT OF VALUE AND RECEIPT

DTE FORM 100
(REV 1/14)

If exempt by O.R.C. 319.54 (G)(3), Use DTE Form 100 (EX)
FOR COUNTY AUDITOR'S USE ONLY

TY 2018

600

TYPE INSTRUMENT	TAX LIST YEAR	COUNTY NUMBER	TAX DIST. NUMBER
EW	2017	25 16	1160

Taxing District Perry - RY Map Routing _____ Map _____

DESCRIPTION

031-00000 216-01 - 3.156 ac
031-00000 216-03 - 6.26 ac

ALL QUESTIONS IN THIS SECTION MUST BE COMPLETED BY GRANTEE OR HIS REPRESENTATIVE

- Grantor's Name (Seller) John R Swanson and Derek L Swanson
- Grantee's Name (Buyer) Jason Scott Boyer & Susanna L. Boyer
- Grantee's Address 46 Roberts Dr. Shelby OH 44875
- Address of Property 19854 CR 18 Warsaw OH 43884
- Tax Billing Address 19854 CR 18 Warsaw OH 43884
(DO NOT USE ANY OF THESE: SAME - SAME AS BEFORE - SAME AS ABOVE)
- 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? _____
- 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 _____
- a) New Mortgage Amount (if any)\$ _____
 b) Balance Assumed (if any)\$ _____
 c) Cash (if any)\$ 200,000
 d) Total Consideration (Add lines 7a, 7b and 7c)\$ 200,000
 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)\$ 200,000
 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\$ _____
- 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.
- 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.
- 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 principle 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

March 15th 2018

RECEIPT FOR PAYMENT OF CONVEYANCE FEE

THE CONVEYANCE FEE REQUIRED BY SECTION 319.54 (G) (3) O.R.C. AND, IF APPLICABLE, THE FEE, REQUIRED BY CHAPTER 322 O.R.C. IN THE TOTAL AMOUNT OF \$ 800.00 HAS BEEN PAID

BY GRANTOR - OR - REPRESENTATIVE AND RECEIVED BY THE FRANKLIN COUNTY AUDITOR
Christine R. Sykes Glarence E. Mingo II COUNTY AUDITOR

CASH ☐

NUMBER

181

NO. OF PARCELS

2

DTE CODE NO.

511/599

NEIGH. CODE

00312

NO. OF ACRES

3.156

6.26

LAND VALUE

BLDG. VALUE

TOTAL VALUE

DTE USE ONLY

DTE USE ONLY

DTE USE ONLY

CONSIDERATION

DTE USE ONLY VALID SALE

1. YES 2. NO

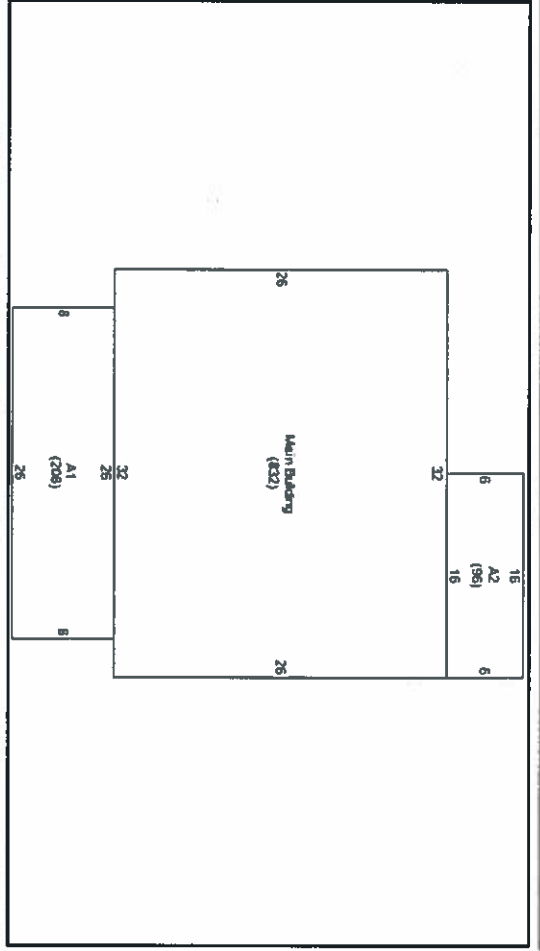
COUNTY AUDITOR

Ownership
Owner: SWANSON JOHN R &
DENSE LYNN SWANSON
19854 CR 18
WARSAW OH 43844

General Information
19854 CR 18
LUSE: 511
LIV Unit: 1
Class: R
Nbrhd: 00312
Zoning: Field Review Flag:
Tax Dist: PERRY TWP - RV LSD

Notes
NE
Legal Desc

Land Description	L#	Typ	Cd	Flact	Size	Base	Incr	Decre	Inf1 2	Adl	AdlRate	Value
1 A 1	1	A	1		1,000	13500	13500	13500			13500	13,500
2 A 8	2	A	8		2,092	3300	3300	3300			3300	6,900
3 A 9	3	A	9		0,064	0	0	0			0	



Date	Number	Amount	Purpose	O/C	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
07/15/2004	999	20,000	DET GAR	C	03/01/89	2	36,000		0	0	0
12/15/2001	999999999	4,000	POLE BARN	C							
11/24/1997	9999999	999,999	BATHWAND	C							
11/03/1995	99999	12,000	BLGD	C							

Enter: Date: 03/18/14 Entr Rslt: Info Data Mailer Spoke With: Owner Appr: WT

Improvement Description:

Story Ht: 1
Attic: full-in
Cnstr: vinyl/al
Style: other
Yr Bld: 1900
Etr Year: 1970
Yr Remod: 2016
Rem Kit: no
Rem Bath: no
Elec Upgr: no

Plumb Upgr: Dare Remod: 6
Tot Rooms: 6
Bedrooms: 3
Fam Rooms: 0
Full Baths: 2
Half Baths: 0
Extra Fix: 2
Foundation: full
Bernt: Add Sty Stack(WB):

Heating: basic
Phys Cond: same
Int Ext Cnd: Storm Flood:
Unfin Area: Rec Room:
Fin,Bsmt Area: WBFP Stacks:
Openings: 0
Market Adl:

Prefab Fireplace:
Add Sty Stack(PF):
Bsmt Gar # Cars: 0
Misc Desc 1:
Misc Desc 2:
Pct Cmpl: 100
Grade: C-
CDU: GD
Condo View:

Funct % Gd:
Funct Desc:
Econ % Gd:
Econ Desc:
Over Depo Tbl:
C&D Descrip: 0
Condo Level:
Condo Type:
Condo View:

	<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						832	46,780			
D	B 1	11				O/p Open Frame Porch	208	3,000			
N	C 2	11				O/p Open Frame Porch	96	1,390			
S											
	<u>Card L#</u>	<u>Code</u>	<u>Yr Bld</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>
O	1 2	RS1	1989	20 x 24	480 C		1		A	25	970
B	1 3	AL1	2001	11 x 20	220 C		1		A	35	430
&	1 4	AL1	2001	11 x 20	220 C		1		A	35	430
Y	1 5	RG1	2005	24 x 40	960 C		1		G	75	9,870

Dwelling Computations				
Base Price	55,140	C&D Factor	73,100	
Basement	0	Total RCN	61.14	
Heating	0	RCN PSF	61.14	
Plumbing	2,200	CDU	70	
Attic	9,490	%Good	51,180	
Other Feat	0	RCNLD PSF	43.93	
Subtotal	66,830	RCNLD	11,700	
Additions	6,270	OBV & Misc Imp	100 / 1	
Grade Fact	0.92	Pct Cmpl/Adfact	62,880	
SFLA	1,165	Tot Card Value	62,880	
Value Summary				
Land	20,400	Prior	Cost	Market
Bldg	65,960	20,400	0	20,400
Total	86,360	62,880	0	83,280
Rev Code: 1 - Cost Approach		Land/Bldg Fact	1.00 / 1.00	

EW 3/22/18
Jason Scott Berger
and Susanna
Lucille Berger
JRS

Ownership

SWANSON JOHN R &
DENISE L SWANSON JLRS
19854 COUNTY RD 18
WARSAW OH 43844

General Information

CR 18			
LUSE:	599	AGLAND USE:	N
Liv Unit:	0	Class:	R
Zoning:		Nbhd:	00312
Field Review Flag:			
Tax Dist:	PERRY TWP - RV 1SD		

Notes
MOBILE HOME

PT NE

Legal Desc

SPLIT FM 031-216-00 MIKESSEL

The diagram shows a square room with a central shaded rectangular area. The room is divided into four quadrants by a vertical line and a horizontal line. The shaded area is located in the upper-left quadrant. The diagram is labeled with 'a' and 'b' for dimensions.

Land Description											
<u>L#</u>	<u>Typ</u>	<u>Cd</u>	<u>FAct</u>	<u>Size</u>	<u>Base</u>	<u>Incr</u>	<u>Decr</u>	<u>Intfl 2</u>	<u>Adj</u>	<u>AdjRate</u>	<u>Value</u>
1	A	1		1.000	13500	13500		13500		13500	13,500
2	A	2		0.226	3500	3500		3500		3500	790
3	A	3		3.432	3500	3500		3500		3500	12,010
4	A	4		1.307	3500	3500		3500		3500	4,570
Tot Parcel Size:				6.26	Deer: 6.26						
											* Adfl and

Building Permit					Sales History				Miscellaneous		
Date	Number	Amount	Purpose	OKC	Sale Date	Type	Price	LT #	Valid	Misc Impr:	Gross Impr:
					12/12/94	1	13,459		8	0	0

Enter:: Date: 06/09/08 Entr Bst#: Vacant1 and

Smoke With: Other

Answer: 11

Improvement Description:

Story Ht:	Plumb Updr:	Heating:	Prefab Fireplace:	Funcnt % Gd:
Attic:	Dare Remod:	Phys Cond:	Add Sty Stack(PF):	Funcnt Desc:
Constr:	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:	Misc Desc 2:	Over Dear Tbt:
Eff Year:	Half Baths:	Rec Room:	Pct Cmnt:	C&D Descrip:
Yr Remod:	Half Baths:	Fin.Bsmt Area:	Grade:	Condo Level:
Rem Klt:	Extra Ftx:	WBHP Stacks:	CDU:	Condo Type:
Rem Bath:	Foundation:	Openings:	Market Adj:	Condo View:
Rec Livrr:	BSmt:	Add Sty Stack(WB):		

[illegible]

PARCEL ID 031-00000216-03 JUR: 000 TAX YEAR: 2018 DT MAP RTG: 0124 00 037 03
 PIN#: COSHOCTON - Property Card Printed: 03/22/18 Card: 1 of 1 Appr#: Input Date: / / D:

Land Continued...											
<u>L#</u>	<u>Typ</u>	<u>Cd</u>	<u>FAct</u>	<u>Size</u>	<u>Base</u>	<u>Incrt</u>	<u>Decrt</u>	<u>Infll 2</u>	<u>Adl</u>	<u>AdlRate</u>	<u>Value</u>
5	A	5		0.104	500	500	500			500	50
6	A	9		0.191	0	0	0			0	