

TY2018

1.00

DTE FORM 100  
(REV 12/98)

REAL PROPERTY CONVEYANCE FEE STATEMENT OF VALUE AND RECEIPT

If exempt by O.R.C. 319.54 (F)(3), Use DTE Form 100 (EX)

FOR COUNTY AUDITOR'S USE ONLY

|                                                                                                                                                                                                                                                                                                                                                 |                              |                            |                                                 |                                |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|----------------------------|-------------------------------------------------|--------------------------------|
| Type<br>Instrument <u>LD</u>                                                                                                                                                                                                                                                                                                                    | Tax List<br>Year <u>2017</u> | County<br>Number <u>16</u> | Tax. Dist.<br>Number <u>3010</u><br><u>1070</u> | Date<br><u>2-5-18</u>          |
| Property Located in <u>Coshocton Corp-RV / Jackson-RV</u>                                                                                                                                                                                                                                                                                       |                              |                            |                                                 | Taxing District                |
| Name on Tax Duplicate <u>Shawnee Ee Wood</u>                                                                                                                                                                                                                                                                                                    |                              |                            |                                                 | Tax Duplicate Year <u>2017</u> |
| Acct. or Permanent Parcel No. <u>044-585-11/013-1562-00</u>                                                                                                                                                                                                                                                                                     |                              |                            |                                                 | Map Book                       |
| Description: <u>Lot 5039 / PT Lots 8,9,11,6</u>                                                                                                                                                                                                                                                                                                 |                              |                            |                                                 | Page                           |
| <input type="checkbox"/> Platted <input type="checkbox"/> Unplatted                                                                                                                                                                                                                                                                             |                              |                            |                                                 |                                |
| AUDITOR'S COMMENTS: <input type="checkbox"/> Split <input type="checkbox"/> New Plat <input type="checkbox"/> New Improvements <input type="checkbox"/> Partial Value                                                                                                                                                                           |                              |                            |                                                 |                                |
| <input type="checkbox"/> C.A.U.V. <input type="checkbox"/> Building Removed <input type="checkbox"/> Other _____                                                                                                                                                                                                                                |                              |                            |                                                 |                                |
| <b>GRANTEE OR REPRESENTATIVE MUST COMPLETE ALL QUESTIONS IN THIS SECTION</b><br><b>TYPE OR PRINT ALL INFORMATION</b> <b>SEE INSTRUCTIONS ON NEXT PAGE</b>                                                                                                                                                                                       |                              |                            |                                                 |                                |
| 1. Grantor's Name <u>Shawneewood Ranch LTD, a limited liability company</u>                                                                                                                                                                                                                                                                     |                              |                            |                                                 |                                |
| 2. Grantee's Name <u>TUG Properties, LLC</u>                                                                                                                                                                                                                                                                                                    |                              |                            |                                                 |                                |
| Grantee's Address <u>21583 Township Road 283, Coshocton, Ohio 43812</u>                                                                                                                                                                                                                                                                         |                              |                            |                                                 |                                |
| 3. Address of Property <u>V/L Spitler Dr. &amp; 21583 TR 283, Coshocton, Ohio 43812</u>                                                                                                                                                                                                                                                         |                              |                            |                                                 |                                |
| 4. Tax Billing Address <u>21583 Township Road 283, Coshocton, Ohio 43812</u>                                                                                                                                                                                                                                                                    |                              |                            |                                                 |                                |
| 5. Are there buildings on the land? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO    If yes check type:                                                                                                                                                                                                                   |                              |                            |                                                 |                                |
| <input type="checkbox"/> 1,2 or 3 Family Dwlg. <input type="checkbox"/> Condominium <input type="checkbox"/> Apartment    No. of Units _____<br><input type="checkbox"/> Manufactured (mobile) home <input type="checkbox"/> Farm buildings <input type="checkbox"/> Other: _____                                                               |                              |                            |                                                 |                                |
| If land is vacant, what is intended use? _____                                                                                                                                                                                                                                                                                                  |                              |                            |                                                 |                                |
| 6. Conditions of Sale (Check all that apply): <input type="checkbox"/> Grantor is Relative <input type="checkbox"/> Part Interest Transfer <input type="checkbox"/> Land Contract                                                                                                                                                               |                              |                            |                                                 |                                |
| <input type="checkbox"/> Trade <input type="checkbox"/> Life Estate <input type="checkbox"/> Leased Fee <input type="checkbox"/> Leasehold <input type="checkbox"/> Mineral Rights Reserved <input type="checkbox"/> Gift<br><input type="checkbox"/> Grantor is Mortgagee <input type="checkbox"/> Other: _____                                |                              |                            |                                                 |                                |
| 7. a) New Mortgage Amount (If any).....\$ _____                                                                                                                                                                                                                                                                                                 |                              |                            |                                                 |                                |
| b) Balance Assumed (If any).....\$ _____                                                                                                                                                                                                                                                                                                        |                              |                            |                                                 |                                |
| c) Cash (If any).....\$ _____                                                                                                                                                                                                                                                                                                                   |                              |                            |                                                 |                                |
| d) Total Consideration (Add Lines 7a, 7b and 7c).....\$ <u>450,000.00</u>                                                                                                                                                                                                                                                                       |                              |                            |                                                 |                                |
| 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).....\$ <u>450,000.00</u>                                                                                                                                                                                                                                            |                              |                            |                                                 |                                |
| g) Name of Mortgagee _____                                                                                                                                                                                                                                                                                                                      |                              |                            |                                                 |                                |
| h) Type of Mortgage <input type="checkbox"/> Conv. <input type="checkbox"/> F.H.A. <input type="checkbox"/> V.A. <input type="checkbox"/> Other: _____                                                                                                                                                                                          |                              |                            |                                                 |                                |
| i) If gift, in whole or part, estimated market value of the real property .....\$ _____                                                                                                                                                                                                                                                         |                              |                            |                                                 |                                |
| 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? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO                                                                                  |                              |                            |                                                 |                                |
| If yes, complete DTE Form 101.                                                                                                                                                                                                                                                                                                                  |                              |                            |                                                 |                                |
| 9. Has the grantor indicated that this property qualified for current agricultural use valuation for the preceding or current tax year? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No. If yes, complete DTE Form 102.                                                                                                     |                              |                            |                                                 |                                |
| 10. 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? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO. |                              |                            |                                                 |                                |
| If yes, is the property a multi-unit dwelling? <input type="checkbox"/> YES <input type="checkbox"/> 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 <u>[Signature]</u>                                                                                                                                                                                                                                                                                       |                              |                            |                                                 | DATE <u>2-2-18</u>             |

RECEIPT FOR PAYMENT OF CONVEYANCE FEE

The conveyance fee required by section 319.54(F)(3) R.C., and, if applicable, the fee required by Chapter 322 R.C., in the total amount of \$ 1800.00 has been paid by Rep/Grantor and received by the Coshocton County Auditor

SANDRA CORDER

COUNTY AUDITOR

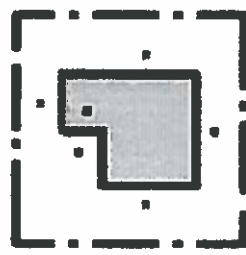
DATE 2-5-18

Receipt Number

|                                               |
|-----------------------------------------------|
| Number<br><u>70</u>                           |
| No. of Parcels<br><u>2</u>                    |
| DTE Code No.<br><u>501/100</u>                |
| Neigh. Code<br><u>00814/00214</u>             |
| No. of Acres<br><u>162.421</u>                |
| Land Value                                    |
| Bldg. Value                                   |
| Total Value                                   |
| DTE Use Only                                  |
| DTE Use Only                                  |
| DTE Use Only                                  |
| Consideration                                 |
| DTE Use Only<br>Valid Sale<br>1. YES    2. NO |

|                                                                        |  |                                                                                                                                               |  |
|------------------------------------------------------------------------|--|-----------------------------------------------------------------------------------------------------------------------------------------------|--|
| <b>Ownership</b>                                                       |  | <b>General Information</b>                                                                                                                    |  |
| Owner: SHAWNWOOD RANCH LTD<br>1465 WINDMERE LANE<br>COSHOCTON OH 43812 |  | SPTLR DRIVE<br>LUSE: 501<br>Liv Unit: 0<br>Zoning: AG LAND USE: N<br>Field Review Flag: Class: R<br>Tax Dist: COSHOCTON CORP-RV LS Nbd: 00814 |  |
| Notes                                                                  |  | Legal Desc                                                                                                                                    |  |
| SPLT FM 044-585-02 SPTLR                                               |  | LOT #5039<br>ARRY VIEW HEIGHTS(PHASE I)<br>SUBDIVISION                                                                                        |  |

Sorry, no sketch available  
for this record



| Land Description |     |    |         |         |       |
|------------------|-----|----|---------|---------|-------|
| L#               | Typ | Cd | Size    | Base    | Incr  |
| 2                | A   | 1  | 0.658   | 80000   | 80000 |
|                  |     |    | Decre   | Int'l 2 | Adj   |
|                  |     |    | 80000   | 1       | -30   |
|                  |     |    | AdjRate | Value   |       |
|                  |     |    | 56000   | 36,830  |       |

Tot Parcel Size: 0.6577 Deed: .6577

| Building Permits |        |        |         | Sales History |           |      |        | Miscellaneous |       |
|------------------|--------|--------|---------|---------------|-----------|------|--------|---------------|-------|
| Date             | Number | Amount | Purpose | O/C           | Sale Date | Type | Price  | LT #          | Valid |
|                  |        |        |         |               | 04/11/14  | 1    |        |               | 4     |
|                  |        |        |         |               | 12/10/10  | 1    | 23,500 | 10-439C       | 0     |
|                  |        |        |         |               | 05/31/96  | 1    |        |               | 4     |

Enter: Date: 02/12/08 Enter Rslt: Vacant Land Spoke With: Other Appr: GH

Improvement Description:

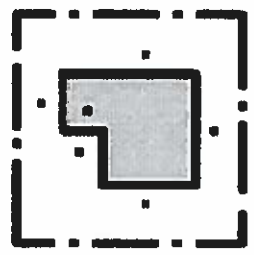
|            |             |                    |                    |                |
|------------|-------------|--------------------|--------------------|----------------|
| Story Ht:  | Plumb Upgr: | Heating:           | Prefab Fireplace:  | Funcnt % Gd:   |
| Attic:     | Dare Remod: | Phys Cond:         | Add Sty Stack(PF): | Funcnt Desc:   |
| Constr:    | Tot Rooms:  | Int Ext Cnd:       | Bsmnt Gar # Cars:  | Econ % Gd:     |
| Style:     | Bedrooms:   | Storm Flood:       | Misc Desc 1:       | Econ Desc:     |
| Yr Blt:    | Fam Rooms:  | Urfin Area:        | Pct Cmbt:          | Over Desc Tbl: |
| Eff Year:  | Full Baths: | Rec Room:          | Grade:             | C&D Descrip:   |
| Yr Remod:  | Half Baths: | Fin Bsmnt Area:    | CDU:               | Condo Level:   |
| Rem Kit:   | Extra Fk:   | WBFP Stacks:       | Market Adj:        | Condo Type:    |
| Rem Bath:  | Foundation: | Openings:          |                    | Condo View:    |
| Elec Upgr: | Bsmnt:      | Add Sty Stack(WB): |                    |                |

LD  
a/s/18  
TUE Properties  
LLC

| 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   |  |  |  |  |
|                                                        |        |        |        |         | 100 / 1          |  |  |  |  |
| Value Summary                                          |        |        |        |         |                  |  |  |  |  |
|                                                        | Prior  | Cost   | Market | Current | Apr              |  |  |  |  |
| Land                                                   | 36,830 | 36,830 | 0      |         | 36,830           |  |  |  |  |
| Bldg                                                   | 0      | 0      | 0      |         | 0                |  |  |  |  |
| Total                                                  | 36,830 | 36,830 | 0      |         | 36,830           |  |  |  |  |
| Rev Code: 1 - Cost Approach Land/Bldg Fact 1.00 / 1.00 |        |        |        |         |                  |  |  |  |  |

12890

| Ownership                                                                   |  | General Information                                                                                                                            |  |
|-----------------------------------------------------------------------------|--|------------------------------------------------------------------------------------------------------------------------------------------------|--|
| Owner: SHAWNEEWOOD RANCH LTD<br>1465 WINDENWERE LANCE<br>COSHOCTON OH 43812 |  | 21583 TR 283<br>LUSE: 100<br>Lv Unit: 0<br>Zoning: AG LAND USE: Y<br>Field Review Flag: Class: A<br>Tax Dist: JACKSON TWP - RV LSD Nohd: 00214 |  |
| Notes                                                                       |  | Legal Desc                                                                                                                                     |  |
| SPT FM 013-1562-00 OH ED DEV                                                |  | PT LOTS 8, 9, 11 2ND QTR<br>PT LOT 6 3RD QTR<br>10 DOC 2574                                                                                    |  |



Sorry, no sketch available  
for this record

| Land Description |     |    |         |               |      |
|------------------|-----|----|---------|---------------|------|
| L#               | Typ | Cd | Size    | Base          | Incr |
| 3                | A   | 3  | 46,988  | 3500          | 3500 |
| 4                | A   | 4  | 77,257  | 3500          | 3500 |
| 5                | A   | 8  | 1,044   | 3500          | 3500 |
| 6                | A   | 9  | 0,461   | 0             | 0    |
| Tot Parcel Size: |     |    | 161,764 | Deed: 161,764 |      |

| Building Permit |        |        |         | Sales History |           |      |         | Miscellaneous |       |
|-----------------|--------|--------|---------|---------------|-----------|------|---------|---------------|-------|
| Date            | Number | Amount | Purpose | O/C           | Sale Date | Type | Price   | LT #          | Valid |
|                 |        |        |         |               | 04/11/14  | 1    |         |               | 4     |
|                 |        |        |         |               | 07/30/10  | 1    |         | 10-2574       | 4     |
|                 |        |        |         |               | 06/17/10  | 1    |         |               | 4     |
|                 |        |        |         |               | 07/08/99  | 2    | 161,000 |               | 0     |

Enter Date: 02/13/08 Enter Rslt: Vacant Land Spoke With: Other Appr: GH

same

Improvement Description:

|            |             |                     |                     |                |
|------------|-------------|---------------------|---------------------|----------------|
| Story Ht:  | Plumb Upgr: | Heating:            | Prefab Fireplace:   | Funct % Gd:    |
| Attic:     | Dare Remod: | Phys Cond:          | Add Sty Stack (PF): | Funct Desc:    |
| Constr:    | Tot Rooms:  | Int Ext Crd:        | Basmt Gar # Cars:   | Econ % Gd:     |
| Style:     | Bedrooms:   | Storm Flood:        | Misc Desc 1:        | Econ Desc:     |
| Yr Blt:    | Fam Rooms:  | Unfin Area:         | Pct Cmpdt:          | Over Depr Tbl: |
| Efr Year:  | Full Baths: | Rec Room:           | Grade:              | C&D Descrip:   |
| Yr Remod:  | Half Baths: | Fin.Basmt Area:     | CDU:                | Condo Level:   |
| Rem Kit:   | Extra Fk:   | WBFP Stacks:        | Market Adj:         | Condo Type:    |
| Rem Bath:  | Foundation: | Openings:           |                     | Condo View:    |
| Elec Upgr: | Basmt:      | Add Sty Stack (WB): |                     |                |

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

| L#                                                             | Low     | 1st | 2nd            | 3rd | Description | Area    | RCNLD |
|----------------------------------------------------------------|---------|-----|----------------|-----|-------------|---------|-------|
| A                                                              |         |     |                |     |             |         |       |
| D                                                              |         |     |                |     |             |         |       |
| D                                                              |         |     |                |     |             |         |       |
| D                                                              |         |     |                |     |             |         |       |
| N                                                              |         |     |                |     |             |         |       |
| S                                                              |         |     |                |     |             |         |       |
| Card L# Code Yr Blt W x L Area Grd Units Mod Cd Cond %Gd RCNLD |         |     |                |     |             |         |       |
| O                                                              |         |     |                |     |             |         |       |
| B                                                              |         |     |                |     |             |         |       |
| A                                                              |         |     |                |     |             |         |       |
| Y                                                              |         |     |                |     |             |         |       |
| Value Summary                                                  |         |     |                |     |             |         |       |
| Land                                                           | 564,560 |     | 564,560        |     | 0           | 564,560 |       |
| Bldg                                                           | 0       |     | 0              |     | 0           | 0       |       |
| Total                                                          | 564,560 |     | 564,560        |     | 0           | 564,560 |       |
| Rev Code: 1 - Cost Approach                                    |         |     | Land/Bldg Fact |     | 1.00 / 1.00 |         |       |

197600

PARCEL ID 013-00001562-04

JUR: 000

TAX YEAR: 2018

DT MAP RTG: 0146 00 017 04

PIN#:

COSHOCTON - Property Card

Printed: 02/05/18 Card: 1 of 0

Appr#:

Input De: \_\_\_\_ / \_\_\_\_ / \_\_\_\_ ID: \_\_\_\_\_

Land Continued...

| L# | Typ | Cd | F/Act | Size   | Base | Incre | Decre | Inf1 2 | Adj | AdjRate | Value   |
|----|-----|----|-------|--------|------|-------|-------|--------|-----|---------|---------|
| 7  | A   | 2  |       | 36.014 | 3500 | 3500  | 3500  |        |     | 3500    | 126,050 |