

Complaint Against the Valuation of Real Property

Answer all questions and type or print all information. Read instructions on back before completing form.

Attach additional pages if necessary.

This form is for full market value complaints only. All other complaints should use DTE Form 2

Original complaint Counter complaint

Notices will be sent only to those named below.

	Name	Street address, City, State, ZIP code	
1. Owner of property	Stephen Kosik		
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number of contact person	(440) 537-6301		
5. Email address of complainant	smkosik@zitomedia.net		
6. Complainant's relationship to property, if not owner			
If more than one parcel is included, see "Multiple Parcels" on back.			
7. Parcel numbers from tax bill	Address of property		
150230000201	41 Stanhope Kelloggsville Road, Pierpont OH 44082		
8. Principal use of property	Primary Residence		
9. The increase or decrease in market value sought. Counter-complaints supporting auditor's value may have -0- in Column C.			
Parcel number	Column A Complainant's Opinion of Value (Full Market Value)	Column B Current Value (Full Market Value)	Column C Change in Value
150230000201	\$196,000	\$250,114	\$54,114
10. The requested change in value is justified for the following reasons: - Comparable sales of similar/superior housing in the local area are available. - Aging furnace and well water treatment system need replaced (Approximately \$10k cost). - See attached "Revised Kosik Sales Analysis 11-30-23" worksheet with comments.			

11. Was property sold within the last three years? Yes No Unknown If yes, show date of sale _____ and sale price \$ _____ ; and attach information explained in "Instructions for Line 11" on back.
12. If property was not sold but was listed for sale in the last three years, attach a copy of listing agreement or other available evidence.
13. If any improvements were completed in the last three years, show date _____ and total cost \$ _____
14. Do you intend to present the testimony or report of a professional appraiser? Yes No Unknown
15. If you have filed a prior complaint on this parcel since the last reappraisal or update of property values in the county, the reason for the valuation change requested must be one of those below. Please check all that apply and explain on attached sheet. See R.C. section 5715.19(A)(2) for a complete explanation.
- The property was sold in an arm's length transaction. The property lost value due to a casualty.
 A substantial improvement was added to the property. Occupancy change of at least 15% had a substantial economic impact on my property.

I declare under penalties of perjury that this complaint (including any attachments) has been examined by me and to the best of my knowledge and belief is true, correct and complete.

Date 01/02/2023 Complainant or agent Stephen Kosik Title (if agent) _____
Signature

Tax year 2023

BOR no. 0007 **FILED ON**

DTE 1
Rev. 08/21

County Ashtabula

Date received JAN 02 2024

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