

Tax year 2023 BOR no. 0028 **FILED ON** DTE 1
County Ashtabula Date received JAN 25 2024 Rev. 08/21

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	Kirby, Karen and Dennis	PO Box 188, Jefferson, OH 44047	
2. Complainant if not owner			
3. Complainant's agent			
4. Telephone number of contact person	(440) 997-0069		
5. Email address of complainant	karen50193@gmail.com		
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		
43-015-00-030-00	3239 Brown Road		
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
43-015-00-030-00	\$184,900	\$230,100	\$45,200
10. The requested change in value is justified for the following reasons: Repairs needed: (see attached) electrical \$1,842.71; water system \$700.00; water system inspection contract due to frequent past problems \$596.00. Mortgage held by Chase and they estimated value in Jan. 2023 at \$132,500. In 2022 realtor did walkthrough and estimated listing at \$150,000-\$155,000.			

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 01/25/2024 Complainant or agent Karen A. Kirby Title (if agent) _____
Signature